
Visiting Dad and getting his handicap placard and car

4 messages

Peter C. Ho <peter.ho@gmail.com>

Sat, Sep 2, 2017 at 10:35 PM

To: Sophie Saeed <scsaeed@comcast.net>, Rita Chang <ritachang1@gmail.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>

Dear Sophie, Rita, and Judy (whose email we don't have),

I'm glad we had a family meeting today. Our emails are included if you need to reach us.

We talked to our father, and he has agreed to have your mother visit. As we told you today, your mother really upset him when she rejected him. We worked really hard consoling and calming him down after she told our Dad and Peter that she could no longer care for him. We would like to reiterate that our father is in a good place right now, with lots of family and friends visiting every day. He is very happy and peaceful. As we discussed, we do not want to rock the boat with your mother's presence, so please coach your mother as you suggested before coming to see him. We will require at least one of you to be present, and we will do the same.

Dad sleeps late into the morning, and since we are working during the weekdays, your mother can visit any time after 1pm next weekend. Please let us know when.

Also, as we discussed today, kindly let us know the arrangements you have made for us to pick up Dad's car and his handicap placard tomorrow.

Thanks,
Peter, Della, Kato

Sophie <scsaeed@comcast.net>

Mon, Sep 4, 2017 at 10:11 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Chang, Rita" <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Chang, Judy" <judaaay@yahoo.com>

Hi Everyone,

We would like to follow up on your last email re a meeting with your father.

First of all, we are encouraged by the progress we are making following Saturday's meeting. We are glad you have your dad's car now, and that Peter and Kato are open to meeting my mom. When we told my mom this news, she also seemed encouraged.

After we spoke with my mom about the meeting with your dad, it became clear that she feels the way Peter and Della have behaved towards her was disrespectful. Like your father, she still holds very traditional Chinese values in many ways, especially in regard to the way the younger generations address and deal with their elders.

A few events we would like to propose prior to the meeting between your dad and our mom:

1

My mom would like to speak to Kato first. Kato, are you available to come by her house today?

2

Peter, is there any time before Sunday you can meet with my mom?

3

Della, my mom would also like to talk to you. Are you available to speak with her at any time this week before the meeting between your dad and my mom on Sunday?

We hope this meeting will allow everyone to voice their point of view and diffuse the current tensions. These meetings are necessary to get us to a place where we can have an amicable resolution.

E-MAIL 0001

Please let us know your availability to meet our mom. Thank you.

Best,
Sophie, Rita, and Judy

From: "Peter C. Ho" <peter.ho@gmail.com>
To: "Sophie Saeed" <scsaeed@comcast.net>, "Rita Chang" <ritachang1@gmail.com>
Cc: "Shan-Yuan Ho" <shanyuan@gmail.com>, "Della Lau" <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>
Sent: Saturday, September 2, 2017 10:35:58 PM
Subject: Visiting Dad and getting his handicap placard and car

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Sep 4, 2017 at 9:43 PM

To: Sophie <scsaeed@comcast.net>

Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Chang, Rita" <ritachang1@gmail.com>, Della Lau <DellaLau@launet.com>, "Chang, Judy" <judaay@yahoo.com>

Dear All,

We really appreciate your efforts in helping us get our father's car yesterday. However, we are still perplexed and confused by your mother's action in returning his handicap placard to the DMV, when she knew full well that he absolutely needs it.

Please know that we took to heart and agreed with Sophie's suggestion of dealing with the "emotional well-being" of our parents, even though dementia has worked in our father's favor and he no longer "asks" for your mother. As we offered a weekend visit since Rita works weekdays (plus weekends are less stressful), we were dismayed to hear that your mother has an "issue" visiting, since our father is either staying at Della or Peter's homes. You shared with us that she will not visit until Della and Peter offer her an apology for her perceived belief that they disrespected her. I stated yesterday that apologies are given when one has done something wrong. Della and Peter do not believe they have disrespected her in their attitude, actions, or intentions. I attempted to accommodate your mother again and offered that Della and Peter would not be present, and that I would be there to facilitate the visit. Both of you stated that it would not work, because being in Della or Peter's homes would disturb your mother.

Thank you, Rita and Sophie, for clarifying that seeing our father was not your mother's real wishes in order for her to move forward, but what was bothering her the most was getting an apology from Della and Peter. Please understand that we are all stretched very thin and extremely busy looking after our dad's needs and finding additional funds for his care. Thus, we are unable to cater to every single whim of your mother, and accommodate yours or your mother's changing requests.

However, we do believe and appreciate that Sophie and Rita are working very hard to help their mother. I am willing to comply with your mother's request of a meeting with

me, and to address Rita's complaint of "he said, she said. I don't know what to believe because I was not there," all future interactions must be videotaped.

best,
Kato



Virus-free. www.avast.com

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Sep 21, 2017 at 1:36 AM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hello All,

I am forwarding the e-mail correspondence between the Ho children (Kato aka Shan-Yuan, Della, Peter) and the Chang children (Sophie, Rita, Judy) in the next few e-mails.

- email thread in reverse chronological order
- 4 email thread files uploaded in Dad/e-mail text voicemail/email daughters

-SYH

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Dad

4 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 5, 2017 at 1:17 PM

To: debbyiu@yahoo.com

Cc: Sophie <scsaeed@comcast.net>, "Chang, Rita" <ritachang1@gmail.com>, "Chang, Judy" <judaaay@yahoo.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear Debby a-yi,

My father took a turn for the worse late this morning. We are not sure how many days he has left. You are welcome to come by anytime. Just let me know ahead of time, so I can arrange for Della and Peter not to be here, in order to avoid any discomfort for you.

Shan-Yuan

35108 King Court
Fremont, CA 94536
(408)-835-8038

Rita Chang <ritachang1@gmail.com>

Tue, Sep 5, 2017 at 1:37 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Debby Chang <debbyiu@yahoo.com>, Sophie <scsaeed@comcast.net>, "Chang, Judy" <judaaay@yahoo.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi all.

Just spoke to Kato.

Sophie will bring my mom over to Della's home as soon as possible.

Kato said it was fine for me to also visit your dad, so will be there around 3pm.

Kato, our phone nos are:

- Rita 650 842 0856 (for now); my permanent number is 415 323 8244
- Sophie 510 508 2211
- Judy 323 913 5815

Sophie, Rita and Judy.

[Quoted text hidden]

Judy Chang <judaaay@yahoo.com>

Tue, Sep 5, 2017 at 4:29 PM

To: Rita Chang <ritachang1@gmail.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Debby Chang <debbyiu@yahoo.com>, Sophie <scsaeed@comcast.net>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Shan-Yuan, Peter, Della –

I'm very sorry to hear that your Dad's condition has worsened. He is in my thoughts and am hoping he rebounds from this episode.

Regards,
Judy

Sent from my iPhone

[Quoted text hidden]

E-MAIL 0004

Shan-Yuan Ho <shanyuan@gmail.com>

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Thu, Sep 21, 2017 at 1:42 AM

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

your visit of my father

8 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 6, 2017 at 6:34 PM

To: Sophie <scsaeed@comcast.net>, "Chang, Rita" <ritachang1@gmail.com>, Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>

Dear Sophie and Rita,

My heart is heavy and sad. First, I wanted to express my appreciation of the both of you coming to see my father. It was clearly evident from your reactions to my father's transition that you both cared about him. As I had explained, his decline was quite sudden and caught not only us, but also the hospice nurses by surprise.

On the other hand, I must say that I was taken aback by your mother's reaction. From her blaming me that I "should" have told her of my father's condition and her comments right in front of my dying father, "why did you wait until Saturday to allow me to see him (which she had no desire to until after an apology from Della and Peter) to her talking about her house and the worker's and the work on her house, it took everything out of me to remain calm and to not physically remove her from my father's side. Sophie, I know and saw that you made every effort you possibly could before and during her visit to keep her in line. I really appreciated your defending me by telling her, "At that time, it was a different situation." Your mother's visit confirmed for me that she really did not care much for my father. He absolutely did not deserve this, especially during his final days. Furthermore, if you both had any idea as to how hard I worked to allow this visit to happen and for it to be as "comfortable" as possible for your mother -- I arranged for Della to leave her own house and Peter to leave our father's side, due to your mother's feelings toward them. Please understand how frustrated I am that from your mother's comments and attitude, she didn't seem to appreciate all this. The contrast of your mother forbidding all of us from setting foot inside her house to my sister graciously allowing your mother to step inside her house does sadly speak volumes to me.

Sophie and Rita -- you have both witnessed what your mother is like and what we have had to deal with. I am upset that I was not able to protect my father from her negativity during this precious time.

Thank you both again for coming by.

-Kato

Sophie <scsaeed@comcast.net>

Thu, Sep 7, 2017 at 3:16 PM

To: Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@gmail.com>, Della Lau <DellaLau@launet.com>

Kato,

We just received the news about your dad from someone at his church. We are profoundly sad about your father's passing as we've enjoyed his company and are grateful that he and our mom shared many happy times together over the past two decades.

In honor of him, we've made a donation to the American Cancer Society.

We completely reject what you are saying about our mom. We have been with her 24/7 throughout this difficult time. Having shared much time in both their presence, we know that your dad and our mom deeply cared for each other.

Sophie, Rita and Judy

Sent from XFINITY Connect Mobile App

----- Original Message -----

[Quoted text hidden]

[Quoted text hidden]

E-MAIL 0006

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Sep 7, 2017 at 3:24 PM

To: Sophie <scsaeed@comcast.net>, "Chang, Rita" <ritachang1@gmail.com>, Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>

Dear Sophie,

I am very sad to inform you that my father has passed away. My father has always consistently expressed to Peter that he only wanted a small and intimate funeral. We are extending this invitation to your mother and sisters. If your mother chooses to join us, I am requesting that at least one of you be present. Our father would have liked this event to be peaceful. I would like to prevent a repeat of what she did to him on what turned out to be his deathbed. Please kindly let me know how many of you will be attending.

-Kato

Skylawn
Highway 92 and Skyline Blvd
San Mateo, CA 94402

Sunday, 9/10/17
12 Noon: Viewing. Interment following immediately after
[Quoted text hidden]

Sophie <scsaeed@comcast.net>

Thu, Sep 7, 2017 at 10:34 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Chang, Rita" <ritachang1@gmail.com>, Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>, "Chang, Judy" <judaaay@yahoo.com>

Hi Kato,

Rita and I will be attending your dad's funeral.

Judy will be out of the country and sends her regrets.

As for my mom, she would like to extend her appreciation for the invitation to the service. However, she regrets she will have to decline the invitation because she anticipates being overcome with grief. She does not wish to create an uncomfortable atmosphere for your family. Also, she had expressed to Jeanie in the past that she prefers to spend her time with a loved one while the person is alive rather than when the person has gone from this world.

We hope you understand.

Sophie, Rita and Judy

From: "Shan-Yuan Ho" <shanyuan@gmail.com>

To: "Sophie" <scsaeed@comcast.net>, "Rita Chang" <ritachang1@gmail.com>, "Della Lau"

<DellaLau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>

Sent: Thursday, September 7, 2017 3:24:29 PM

Subject: Re: your visit of my father

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Sep 8, 2017 at 12:32 AM

To: Sophie <scsaeed@comcast.net>, "Chang, Rita" <ritachang1@gmail.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Sophie and Rita,

We are looking forward to seeing you both on Sunday.

-Kato, Della, Peter

[Quoted text hidden]

E-MAIL 0007

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Sep 21, 2017 at 1:38 AM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Sep 21, 2017 at 1:40 AM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

----- Forwarded message -----

From: Sophie <scsaeed@comcast.net>

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Thu, Sep 21, 2017 at 12:24 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Interesting emails, Shan-Yuan, thank you. Unbelievable what you guys dealt with there at the end.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0008



Peter Ho <peter.ho@gmail.com>

My Dad's belongings

15 messages

Peter C. Ho <peter.ho@gmail.com>

Thu, Sep 7, 2017 at 10:59 PM

To: Sophie Saeed <scsaeed@comcast.net>, Rita Chang <ritachang1@gmail.com>, Judy Chang <judaaay@yahoo.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear Sophie,

I would like to collect all of my Dad's belongings from your mother's house. I would like to arrange removing his things before Saturday at noon, 10/9/17, because I need one of his suits and several of his personal items to put in his casket.

Thanks,
Peter

Peter C. Ho <peter.ho@gmail.com>

Thu, Sep 7, 2017 at 11:02 PM

To: Rita Chang <ritachang1@gmail.com>, Sophie Saeed <scsaeed@comcast.net>, Judy Chang <judaaay@yahoo.com>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

I meant 9/9/17 Sat.

[Quoted text hidden]

Sophie <scsaeed@comcast.net>

Fri, Sep 8, 2017 at 12:03 AM

To: Rita Chang <ritachang1@gmail.com>, "Peter C. Ho" <peter.ho@gmail.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter,

That works. However, please coordinate with Rita, since she will be at the house.

Some of his belongings will be in the garage by the time you get here. The following is a list of the larger items (some might still be in the rooms):

TV and stand
3 folding chairs
2 desk chairs
Tools
Book case
Full size mattress and box spring

We will identify these items with Rita so she'd know where everything is. Please let us know how much time you might need to retrieve everything. Thank you.

Sent from XFINITY Connect Mobile App

----- Original Message -----

[Quoted text hidden]

[Quoted text hidden]

Sophie <scsaeed@comcast.net>

Fri, Sep 8, 2017 at 12:05 AM

E-MAIL 0009

To: Rita Chang <ritachang1@gmail.com>, "Peter C. Ho" <peter.ho@gmail.com>, Judy Chang <judaaay@yahoo.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Peter,

I just re-read your email.

Did you mean before noon on Saturday or at noon on Saturday? Please clarify.

Sent from XFINITY Connect Mobile App

----- Original Message -----

From: Peter C. Ho
To: Rita Chang, Sophie Saeed, Judy Chang
Cc: Della Lau, Shan-Yuan Ho
Sent: September 7, 2017 at 11:02 PM
Subject: Re: My Dad's belongings

I meant 9/9/17 Sat.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Sophie Saeed <scsaeed@comcast.net>
Cc: Della Lau <DellaLau@launet.com>, Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Judy Chang <judaaay@yahoo.com>

Fri, Sep 8, 2017 at 12:32 AM

Before noon on Sat.

Thanks,
Peter

[Quoted text hidden]

Sophie <scsaeed@comcast.net>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Judy Chang <judaaay@yahoo.com>, Della Lau <DellaLau@launet.com>

Fri, Sep 8, 2017 at 7:32 AM

Please give me

1. A specific time; before noon is too vague
2. Approximate number of hours you will need

Thanks.

Sophie Chang Saeed
[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Sophie <scsaeed@comcast.net>
Cc: Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Judy Chang <judaaay@yahoo.com>, Della Lau <DellaLau@launet.com>

Fri, Sep 8, 2017 at 9:25 AM

Dear Sophie,

I would like to arrange the movers to be there from 8am-2pm, approximately 6 hours. I need to bring Dad's suit and personal items for the casket to the funeral home before noon.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0010

Sophie <scsaeed@comcast.net>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Judy Chang <judaaay@yahoo.com>

Fri, Sep 8, 2017 at 9:46 AM

That's fine.

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Sophie <scsaeed@comcast.net>
Cc: Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Judy Chang <judaaay@yahoo.com>

Fri, Sep 8, 2017 at 10:43 AM

Dear Sophie and Rita,

Out of respect for my father, please do not touch any of his things. He has some sensitive documents and sentimental items. It would be much harder for me to organize and check for completeness if they are already moved. I do not want to think someone has removed any items if I can't find them.

It would be in everyone's best interest to leave everything as is when he was not allowed to return. If the roles were reversed, I definitely would have done the same for your mother. My hope, and I believe your hope, is for everything to be done amicably.

Because of your mother, last week it took a lot of angst and 3 hours to simply get my father's car, which should have taken less than 5 minutes. I sincerely hope this will not be the same type of situation. Della and I reluctantly agreed to leave Dad's side and leave the house when your mother visited. I hope you will grant me the same courtesy and graciousness during this very difficult time.

We have so much to take care of for our father's funeral Sunday, so I am respectfully asking for your consideration.

Thanks,
Peter

[Quoted text hidden]

Sophie <scsaeed@comcast.net>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Judy Chang <judaaay@yahoo.com>, Della Lau <DellaLau@launet.com>

Fri, Sep 8, 2017 at 11:39 AM

Hi Peter,

My mom only had time to move the items in the garage to one side. Nothing else has been touched.

Sophie Chang Saeed
[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Sophie <scsaeed@comcast.net>
Cc: Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Judy Chang <judaaay@yahoo.com>, Della Lau <DellaLau@launet.com>

Fri, Sep 8, 2017 at 11:43 AM

Thank you, Sophie. I will bring some large pre-addressed and pre-stamped envelopes for you to place any future mail for my Dad that comes to the house.

Thanks,
Peter
[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Fri, Sep 8, 2017 at 12:26 PM
E-MAIL 0011

To: Steven Lau <SharkBait@launet.com>

[Quoted text hidden]

Sophie <scaeed@comcast.net>

Fri, Sep 8, 2017 at 9:25 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: Rita Chang <ritachang1@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Judy Chang <judaaay@yahoo.com>

Hi Peter,

Just a heads-up that we had no choice but to isolate certain items that belong to your father to make them easier for you to move.

Most of these items are kitchenware like dishes and video cassettes. They're separated out because your dad and my mom co-mingled their belongings when they lived together and it wouldn't be practical for you to pick through the kitchen cabinets and drawers since you may not recognize all of your dad's belongings.

These items are laid out and they're ready for your movers to pack. Rita will show them to you.

His personal effects in his bedroom, study and bath remain intact.

Please bring boxes, of course. If you could also please text Rita when you're about 10-15 mins away, it would be helpful.

Let me know if you have any questions.

Sophie and Rita

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Sep 21, 2017 at 1:44 AM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Sep 21, 2017 at 1:45 AM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

----- Forwarded message -----

From: **Sophie** <scaeed@comcast.net>

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

John Minton litigator for dad

1 message

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 12, 2017 at 11:35 AM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>
Cc: jminton@ayhmh.com

Dear all,

I am thrilled to have John Minton, shark litigator and tiger lawyer, in our corner fighting for the Ho Family estate. I have shared the "Dad" folder with John, which at this point is incomplete.

Peter: For efficiency, we need an executive synopsis (medical, financial, social) doc for John. Let's shoot to get it done by today. You said all the med records are complete on a CD, which you will bring to John.

We should all set a meeting with John before I take off. Maybe sometime tomorrow afternoon is the best time if possible?

Shan-Yuan

Attached from "Dad" file

1.1 million cashier's check to Debby Chang
compilation of checks to DC past 16 months
Earnest Money deposit for her house

We will also be getting back dad's financial interest in the LA house.

3 attachments

checks to Debby IE 2016-2017.pdf
481K

Earnest Money Deposit \$67050.pdf
63K

Cashier's Check \$1.1M.pdf
7146K



Peter Ho <peter.ho@gmail.com>

Re: Dad - Invitation to collaborate

7 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 12, 2017 at 11:49 AM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

Hi John,

3 PM tomorrow works for me. Let me check with my siblings...my guess is that it should be okay with them as well. They can teleconference in if necessary (unless there is some important meeting). Will confirm a little later today.

e-mails all attached (3 siblings plus Della's husband Steve).

Our contact numbers:

Shan-Yuan Ho (408)-835-8038

Della Lau (510)-396-3511

Peter Ho (408)-838-9116

-SYH

On Tue, Sep 12, 2017 at 2:23 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Shan-Yuan –

Thank you for sending the link. How does tomorrow at 3:00 p.m. work for you?

Best,

John

John D. Minton

ANDERSON YAZDI
ELP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho (via Google Drive) [mailto:shanyuan@gmail.com]
Sent: Tuesday, September 12, 2017 10:31 AM
To: John Minton
Subject: Dad - Invitation to collaborate

Shan-Yuan Ho has invited you to contribute to the following shared folder:



Dad



Hi John,

Here is the folder "Dad" that we have been uploading most of the documentation. We will upload the text messages and e-mails when we figure out how to do it.

My siblings would like to set a time tomorrow if possible to meet with you.

Thanks,
Shan-Yuan

[Open](#)

Google Drive: Have all your files within reach from any device.
Google Inc. 1600 Amphitheatre Parkway, Mountain View, CA 94043, USA



John Minton <jminton@ayhmh.com> Tue, Sep 12, 2017 at 12:21 PM
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

Sounds good.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0015

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 12, 2017 at 1:28 PM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

Hi John,

Due to the traffic back to Fremont for my sister, would it be possible to move our meeting earlier to avoid the traffic? We can all make any time that you have available. If you can set a time such that we avoid the morning traffic going over and the afternoon traffic coming back that would be ideal.

Thank you,

Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Sep 12, 2017 at 2:22 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

How about 2:00 p.m.?

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 12, 2017 at 3:05 PM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

2pm it is. To confirm address:

350 Primrose Road
Burlingame, CA 94010

Is there parking available nearby or on the premises?

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Sep 12, 2017 at 3:11 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

Great. Yes, we have client parking immediately behind our building in designated spaces. Look forward to seeing everyone tomorrow at 2:00.

Best,

John

E-MAIL 0016

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com> Wed, Sep 13, 2017 at 11:40 AM
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

John: See you in a couple of hours. Yesterday, we have started a "timeline" doc with semi-detailed events in the "Dad" directory. -SYH

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Ho Trust/Estate

5 messages

John Minton <jminton@ayhmh.com>

Wed, Sep 13, 2017 at 6:21 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear Shan-Yuan, Peter and Della –

I enjoyed meeting with you today and feel we have a good game plan for how to proceed. I am copying Dan and Carol on this message so that you have ready access to their email addresses. Carol will email our standard litigation engagement letter tomorrow. We like to include a physical address on the engagement letter. Should we use Peter's? If so, can you please provide it.

Thanks again, and I will be in touch on the issue of probate/trust administration.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Carol Loza <cloza@ayhmh.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 13, 2017 at 9:19 PM

E-MAIL 0018

Dear John,

We were extremely pleased to meet with you face-to-face and to also meet Dan and Carol as part of the Tiger Shark Team.

My address is the one to use:
889 Galindo Ct
Milpitas, CA 95035

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Carol Loza <cloza@ayhmh.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 13, 2017 at 9:44 PM

Love it Peter – I filled Dan in and he is chomping at the bit to get started.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Della Lau <DellaLau@launet.com>
To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Carol Loza <cloza@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Sep 14, 2017 at 9:20 AM

Hi John,

Thank you for introducing us to the team yesterday! We are thrilled to be working with all of you.

I was thinking about our "witness" list and our time line for this "lengthy" trial and wanted to know if there was way to preserve testimony. It occurred to me that my dad's friends are not young--2 are definitely in their late 70's if not early 80's. With time, attention to detail fades along with the

E-MAIL 0019

increased risk of passing. Should we and could we get their testimony now while details of events are fresh vs waiting to put them on the stand?

Thanks,
Della

At 09:44 PM 9/13/2017, John Minton wrote:

Love it Peter – I filled Dan in and he is chomping att the bit to get started.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.6900
650.212.6999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, September 13, 2017 9:20 PM
To: John Minton
Cc: Carol Loza; Della Lau; Daniel E. Lassen; Shan-Yuan Ho
Subject: Re: Ho Trust/Estate

Dear John,

We were extremely pleased to meet with you face-to-face and to also meet Dan and Carol as part of the Tiger Shark Team.

My address is the one to use:
889 Galindo Ct
Milpitas, CA 95035

Thanks,
Peter

On Sep 13, 2017 6:21 PM, "John Minton" <jminton@ayhmh.com> wrote:
Dear Shan-Yuan, Peter and Della –

I enjoyed meeting with you today and feel we have a good game plan for how to proceed. I am copying Dan and Carol on this message so that you have ready access to their email addresses. Carol will email our standard litigation engagement letter

E-MAIL 0020

tomorrow. We like to include a physical address on the engagement letter. Should we use Peterâ€™s? If so, can you please provide it.

Thanks again, and I will be in touch on the issue of probate/trust administration.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5999
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

John Minton <jminton@aymh.com>

Thu, Sep 14, 2017 at 9:35 AM

To: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Carol Loza <cloza@aymh.com>, "Daniel E. Lassen" <dlassen@aymh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Hi Della –

Yes, we can and should take the deposition – an official recorded interview – of anyone who falls in that category. Perhaps in the list that is being compiled we can have a notation about any witness whose testimony we may be at risk of losing (for health or age-related reasons). We can make these depositions a priority. Be aware that notice of all depositions must be given to Debbie. The law accords her an opportunity to be present and to have her attorney ask questions of the witness as well, once our side is finished with our questions.

Best,

John

John D. Minton

E-MAIL 0021

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Thursday, September 14, 2017 9:20 AM
To: John Minton; 'Peter C. Ho'
Cc: Carol Loza; Daniel E. Lassen; Shan-Yuan Ho
Subject: RE: Ho Trust/Estate

Hi John,

Thank you for introducing us to the team yesterday! We are thrilled to be working with all of you.

I was thinking about our "witness" list and our time line for this "lengthy" trial and wanted to know if there was way to preserve testimony. It occurred to me that my dad's friends are not young--2 are definitely in their late 70's if not early 80's. With time, attention to detail fades along with the increased risk of passing. Should we and could we get their testimony now while details of events are fresh vs waiting to put them on the stand?

Thanks,
Della

At 09:44 PM 9/13/2017, John Minton wrote:

Love it Peter – I filled Dan in and he is chomping att the bit to get started.

Best,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, September 13, 2017 9:20 PM
To: John Minton
Cc: Carol Loza; Della Lau; Daniel E. Lassen; Shan-Yuan Ho
Subject: Re: Ho Trust/Estate

Dear John,

We were extremely pleased to meet with you face-to-face and to also meet Dan and Carol as part of the Tiger Shark Team.

My address is the one to use:

889 Galindo Ct
Milpitas, CA 95035

Thanks,
Peter

On Sep 13, 2017 6:21 PM, "John Minton" <jminton@aymh.com> wrote:
Dear Shan-Yuan, Peter and Della –

I enjoyed meeting with you today and feel we have a good game plan for how to proceed. I am copying Dan and Carol on this message so that you have ready access to their email addresses. Carol will email our standard litigation engagement letter tomorrow. We like to include a physical address on the engagement letter. Should we use Peterâ€™s? If so, can you please provide it.

Thanks again, and I will be in touch on the issue of probate/trust administration.

Best,

John

John D. Minton

ANDERSON YAZDI

Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5888
650.212.5889 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

E-MAIL 0023



Peter Ho <peter.ho@gmail.com>

Estate and Trust of James F. Ho [IWOV-WorkSite.FID24770]

3 messages

Carol Loza <cloza@ayhmh.com> Thu, Sep 14, 2017 at 9:57 AM
To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Shan-Yuan, Peter and Della:

Attached please find our firm's standard Engagement Agreement. Please review the agreement and, if it meets with your approval, initial, date and sign at pages 6 and 7 and then return those pages to me via email.

Thank you and please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho - Engagement Agreement.pdf
267K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Fri, Sep 15, 2017 at 6:01 PM

E-MAIL 0024

Hi Carol,

I am attaching P. 6-7 with my initials and signature. My sisters will be signing and emailing their pages to you separately because we live in different cities/counties.

Thanks,
Peter

[Quoted text hidden]

 **Engagement Agreement (Peter P. 6-7).PDF**
463K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Sep 20, 2017 at 9:13 AM

Thank you, Peter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0025



Peter Ho <peter.ho@gmail.com>

Probate and Trust Administration

6 messages

John Minton <jminton@ayhmh.com>

Thu, Sep 14, 2017 at 12:24 PM

To: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>

Dear Shan-Yuan, Peter and Della –

Good news – my firm can handle the probate and trust administration. The day-to-day tasks of both administrations are typically handled at most firms by paralegals, and we have an excellent, experienced paralegal here who can assist. Here is her contact information:

Kelly Mohr

Email address: kmohr@ayhmh.com

Direct dial: (650) 212-5937

Kelly is out sick today and hopefully back tomorrow. I will bring her up to speed on her return. As discussed yesterday, the first task is to lodge your father's will with the court. Peter, do you have your father's original will, and if so can you bring it by our office? Feel free to leave it at the front desk in an envelope with my name on it.

Best,

John

John D. Minton

ANDERSON YAZDI
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Sep 14, 2017 at 1:14 PM

To: John Minton <jminton@ayhmh.com>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

E-MAIL 0026

Dear John,

I will try to locate the original will--it could be among his files or at an attorney's office. Do you need the original Trust document and Amendments as well?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Thu, Sep 14, 2017 at 1:34 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Thanks, Peter. For the time being, we do not need the original trust documents.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Sep 15, 2017 at 3:01 PM

To: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Marion L. Brown" <mbrown@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Dear Shan-Yuan, Peter and Della –

Following up on the below, my colleague (and estate planning attorney extraordinaire) Marion Brown is available to assist with any technical probate and trust administration questions as we move forward. I have copied him here, along with Kelly Mohr. As I mentioned, Kelly is well equipped to handle the day-to-day administrative issues.

E-MAIL 0027

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Sep 15, 2017 at 4:10 PM

To: John Minton <jminton@ayhmh.com>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Marion L. Brown"

<mbrown@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Thank you, John, for the introduction.

Marion and Kelly, I would like to petition for probate as soon as possible and need you to hand-hold me through all the various administration items for the will, trust, and litigation. I can meet with you anytime next week other than Monday, preferably in the early afternoon to avoid traffic. Also, I am still trying to locate Dad's original will.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Sep 15, 2017 at 6:30 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi Peter –

I spoke with Marion and he will touch base with you to set up a meeting. Kelly will join. You're in good hands with that team.

Technically the trust administration is a joint effort of the trustee of Trust A (Peter) and Trust B (Shan-Yuan). You'll want to discuss with Marion and Kelly how best to include Shan-Yuan in the trust admin discussions going forward. I suspect most aspects can be dealt with over email and telephonically, but there may be things that require signatures – shouldn't be a big problem in this day and age.

E-MAIL 0028

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Friday, September 15, 2017 4:11 PM
To: John Minton
Cc: Della Lau; Shan-Yuan Ho; Marion L. Brown; Kelly Mohr
Subject: Re: Probate and Trust Administration

Thank you, John, for the introduction.

[Quoted text hidden]
[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

some documents for 1627 McCollum St, Los Angeles

2 messages

Peter C. Ho <peter.ho@gmail.com>

Fri, Sep 15, 2017 at 5:40 PM

To: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: Steven Lau <SharkBait@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear John and Dan,

Attached are some documents related to the property in LA. Dad is still on the loan, even though he is no longer on title.

The attached documents as well as the mortgage monthly statements dating back to 2011 (not attached because it's too large) have been uploaded to our google drive under the "Financial stuff/1627 McCollum St, Los Angeles documents" folder.

Thanks,
Peter

4 attachments

1627 McCollum St, Los Angeles Property Report.pdf
358K

1627 McCollum St, Los Angeles Taxes and Insurance info.pdf
130K

1627 McCollum St, Los Angeles Verification of Mortgage.pdf
6K

IRS Form 1098-20170916T002953Z-001.zip
993K

John Minton <jminton@ayhmh.com>

Fri, Sep 15, 2017 at 6:03 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thanks, Peter. Note that we should avoid including Steven on emails as this risks losing the attorney-client privilege that protects our communications. (I'm sure Della will keep him in the loop and that is fine, but verbally is best.)

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0030

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Petition & Lis Pendens

9 messages

John Minton <jminton@ayhmh.com> Mon, Sep 18, 2017 at 11:04 AM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Peter –

We're going to need you to sign and send back a signature page to the petition we're hoping to file today. Will you be able to do this in the next hour or so?

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road **650.212.5900**
Burlingame, CA 94010 650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu> Mon, Sep 18, 2017 at 11:28 AM
To: "John D. Minton" <jminton@ayhmh.com>
Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Hi John,

I'm at the airport now, flight at 12:15. I'll look for a business center.

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com> Mon, Sep 18, 2017 at 11:31 AM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

E-MAIL 0032

If you're going to be out of the county at the time we file (which you will be), then we can verify it on your behalf. We'll have you verify the amended petition that we do in a week or so.

Best,

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Sep 18, 2017 at 11:31 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

No business center in SNA! Can I e-sign somehow?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Sep 18, 2017 at 11:36 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Dear John,

Verifying on my behalf sounds like the best option. How long does it take for the petition to be processed by the court and for the lis.pendens to be recorded? Debby is accepting offers on the house tomorrow.

Thanks,

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Sep 18, 2017 at 11:51 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

We are trying hard to get everything ready for filing today – which would mean lis pendens also recorded today.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Sep 18, 2017 at 12:39 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

I believe Peter's flight took off 1/2 hour ago and he will be back at SJC in about an hour or so. He texted me earlier saying he can drive up to Burlingame/San Mateo today to sign or do anything.

-SYH

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Sep 18, 2017 at 1:35 PM

To: jminton@ayhmh.com

Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Dear John,

I just landed in SJC and will be in my office in about an hour. Let me know if you need me to sign anything remotely at that time or if you need me to come to Burlingame.

Thanks,

E-MAIL 0033

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Sep 18, 2017 at 1:42 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Thanks, Peter. No need to sign anything at the moment. I will have a verification for you to sign later this evening. After speaking with Shan-Yuan, the decision was made to file tomorrow rather than today, to give you all a chance to review the petition before filing, to make any necessary corrections. We will send out the draft at the end of the day today.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0034



Peter Ho <peter.ho@gmail.com>

Petition

17 messages

John Minton <jminton@ayhmh.com>

Mon, Sep 18, 2017 at 5:55 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau

<DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

All –

Attached is a draft copy of the petition. I've included pdf and Word versions, the latter for redlining if desired. As you'll see, Dan was so inspired to go after Debby that this version is more detailed than we discussed yesterday. But I think it makes for a compelling narrative. We can supplement this, possibly with the LA house story and other details (subject to our further discussions), in our amended petition.

Please send comments or questions. Any modifications should mostly be in the area of factual corrections – again, unless it's a simple addition, our amended petition is the place to add further details. Please send all comments by 9:30 a.m. tomorrow morning Pacific time.

Also, Peter, please sign and return (preferably by pdf) the Verification at the end. You may also fax it to (650) 212-5980 if that is easier.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho_Petition.pdf
164K

E-MAIL 0035

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen"
<dlassen@ayhmh.com>, John Minton <jminton@ayhmh.com>

Mon, Sep 18, 2017 at 8:04 PM

Hi Carol,

Please find my signed Verification in the attached pdf file. We're working on the Petition right now.

Thanks,
Peter

[Quoted text hidden]

 Verification (signed).PDF
193K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Carol Loza <cloza@ayhmh.com>

Tue, Sep 19, 2017 at 1:57 AM

Dear All,

Attached is the draft my sisters and I corrected for facts; we also included some questions and comments throughout, to be clarified in, or added to, the petition per Dan's and John's discretion.

If possible, we'd like to take one more look at the final revision before filing,

Thanks again for engaging the afterburners on this one,
Peter
[Quoted text hidden]

 Ho_ Petition (draft 0.2).DOCX
55K

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Della Lau <DellaLau@launet.com>, Carol Loza <cloza@ayhmh.com>

Tue, Sep 19, 2017 at 10:38 AM

Hi John,

1) Not included in this petition, but you will decide whether to put it in a future amendment.

(a) Our father paid for literally everything the final 2 years of his life (very uncharacteristic of the previous 20 years of his stingy financial spending). We think the meningioma started to really affect his brain starting 2014, along with all the other medical problems that surfaced.

Debby purchased very expensive furniture the past 2 years to furnish the condo my father was paying for. I see the thousands of dollars of furniture reimbursement checks. We will dig through his credit card statements to find more receipts. Most of the furniture belongs to our father, and this was moved to Debby's Redwood City house. Debby and her daughters would not allow us to take his furniture when we went to move our father's belongings out on 9/9/2017 (4 days after his death and 1 day before the funeral).

(b) Past 2 years, she really isolated our father and made him dependent on her. She controlled his phone and the door and only allowed him to see her friends and her family. His friends told me, "Whenever we called or showed up at the door, Debby would answer and say 'it is not a good time, it is not a convenient time to visit.'" This even happened to me when I called and wanted to visit him

in April 2016. I was shocked that I could not visit him at all during the 2 weeks I was in SF, because it was "not convenient."

2) We are on standby right now to review the final version of the petition before filing today. Our final review of the facts in the petition will only take a few minutes.

-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Sep 19, 2017 at 11:02 AM

All –

Thank you for collecting all of the edits in one place – this is really helpful for us. We have made a number of the revisions you suggested. A few comments/questions:

1. Regarding your dad's payment of rent through June 2017? The last record we have is for March. Did your dad paid for April, May and June from another account?
2. We think it is best to stay away from Debby's "offer" to sell the house and return the money, etc. It wasn't a sincere offer and could be read as the desperate response of a poor old lady under threat. I doubt Debby will raise this issue in her opposition brief primarily because the Court's response will be "OK, so I assume you're willing to end the litigation by returning the funds – great!"
3. Dan and I really liked how the paragraph previously read concerning all the calls your dad made to Debby after Peter rescued him from Debby's house. This will be effective and have an impact on the Court. We're wondering how strongly you feel about your modified paragraph.

Once we hear back from you (ideally in the next hour), we'll modify accordingly. Note that Carol is out today so we'll be handling the filing without her.

Best,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

2 attachments

 **Ho_ Petition.pdf**
163K

 **Ho_ Petition.DOCX**
39K

John Minton <jminton@ayhmh.com>

Tue, Sep 19, 2017 at 11:32 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Della Lau <DellaLau@launet.com>, Carol Loza <cloza@ayhmh.com>

Very helpful, Shan-Yuan, thank you. Yes, we will incorporate this into the amended petition.

Best,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Tuesday, September 19, 2017 10:39 AM

E-MAIL 0038

To: Peter C. Ho
Cc: John Minton; Daniel E. Lassen; Della Lau; Carol Loza
Subject: Re: Petition

Hi John,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Sep 19, 2017 at 11:47 AM

Dear John,

Regarding your questions:

1- Yes, Dad paid rent for the entire time. Check #103 from the Savings account (he was confused--doesn't EVER write any checks from this account) dated 4/4/17 for \$5200 for April rent. They talked to the landlord, who agreed to use the security deposit for May's rent. Finally, they only stayed half a month in June, so the \$2600 was first paid by Debby to the landlord and then reimbursed to Debby from my Dad (check #4628 dated 6/2/16 from his normal Checking account).

3- Even though we really liked how the paragraph previously read, unfortunately, it's stretching the truth. We had changed the phone number to where Dad was dialing, so when he thought he was calling Debby 34 times, he was actually going to my sister's voicemail. What we wrote is factually true, that Debby did not call him for three days (25th-27th), then she tried calling once the following day (28th) without leaving a message, and then she called the police the day after that (29th). Sorry we weren't clear on this in the timeline--we got more info by cross-referencing his phone log and minutes-used call log from Sprint.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Sep 19, 2017 at 11:52 AM

Got it, thank you.

On another note, we need to serve the lis pendens on Debby today. What is the best address for her?

Thanks,

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Sep 19, 2017 at 12:02 PM

Dear John,

Her last known permanent address is:

E-MAIL 0039

229 Fulton St
Redwood City, CA 94062
510-236-9727

The listing agent for the house is Pierre Malak.
<http://www.pierremalak.com>

Thanks,
Peter

P.S. My phone is not with me--might be in the car or at home. Temp phone I have on me is: 650-660-8629 if you need to reach me.

[Quoted text hidden]

John Minton <jminton@ayhmh.com> Tue, Sep 19, 2017 at 12:10 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Thank you, Peter. Should I expect any further comments on the petition?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu> Tue, Sep 19, 2017 at 12:30 PM
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear John,

Paragraph 18 comments: Dad's radiation oncologist told us that after radiation treatment, it is not uncommon for the meningioma to begin swelling due to the tumor cells dying, and this swelling peaks after ~6 months (which would be around February 2017). Dad's meningioma started swelling such that he had left leg weakness on 11/2/16, so he was prescribed Decadron for the first time to help reduce the swelling. On 11/5/17, Dad wrote an email to Dr. Gillis saying, "Decadron causing my head feels bad, I can not think well." He was weaned off Decadron shortly thereafter, but he started up again on 12/20/16 as part of the treatment for multiple myeloma.

Other than that, we should be all set. We essentially tried to confine ourselves to the occurrences after radiation started, which follows your narrative of his confused state. For the future amended petition, there will be other things to add, such as the McCollum house in LA (2005), his meningioma starting a growth spurt (~2012--I need to confirm the year and date), and the sale of the CSM house in San Mateo.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com> Tue, Sep 19, 2017 at 12:38 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Thank you, Peter. I went back and reviewed paragraph 18, and it looks to be consistent with what you have below, just less detailed. Given that we're running short on time, I would prefer to save the additional details until the amended petition. Please let me know if you think something needs to be changed in paragraph 18 for today's purposes.

Agreed re your second paragraph below.

Best,

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 19, 2017 at 12:54 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

John: We are good to go for today's document. Thank you for you and your staff working so hard and so well to get this done for the lis pendens emergency. The other things we have need to be in the amendment. -SYH

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Sep 19, 2017 at 1:07 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: John Minton <jminton@ayhmh.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Let's go!

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Sep 19, 2017 at 1:07 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Our court runner just left to file the petition and lis pendens at the courthouse, and record the lis pendens at the Assessor-Recorder's office. The statute requires us to mail a copy of the lis pendens today to Debbie by certified mail, return receipt requested.

I will send you file-endorsed copies when I have our documents back, hopefully later today.

Thank you all for providing such good and timely information. I think the document turned out pretty well, but the amended petition should be even better. Dan is working as we speak to add additional details into the amended petition. Please keep them coming. He is also researching the issues relating to the recordings.

Best,

John

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Sep 19, 2017 at 3:23 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

All –

E-MAIL 0041

File-endorsed copies of the petition and lis pendens attached for your records. Note that the lis pendens gets both filed at the courthouse and recorded with the Assessor-Recorder's office.

Best,

John

[Quoted text hidden]

3 attachments

 **Lis Pendens (Assessor-Recorder).pdf**
201K

 **Lis Pendens (court).pdf**
183K

 **Petition.pdf**
1087K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Sep 19, 2017 at 3:50 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

I uploaded these docs into the Litigation folder on google drive.

My phone is indeed at home. =(

-P

[Quoted text hidden]

Debby Chang residence

2 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 19, 2017 at 4:21 PM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: Steven Lau <SharkBait@launet.com>

Residence and rental information of Debby Chang

1) Debby's primary residence

[1319 Brewster Ct](#)
El Cerrito, CA 94530

3,171 sq. ft. Single family residence bought in 1993

Current valuation ~ 1.5 million

There was at least one \$3,000 check last year that Dad wrote in his checkbook as "loan for 1319 rent."

Notes:

This house has 2 levels and is effectively 2 units.

Debby has always rented out the bottom basement apartment of her house.

She resided on the top floor until 2014.

In 2014, after Dad sold [148 CSM Dr, San Mateo](#), Dad and Debby lived together in 4 different places until she kicked him out on August 22. 2017.

Feb/Mar2014 - May2014

[272 Boothbay Ave, Foster City](#).

Debby occupied the master bedroom and paid nothing.

Dad stayed in one of the smaller rooms and paid all the expenses.

May2014 - Mar2016

Dad bought [107 Flying Cloud Isle, Foster City](#), and stayed in the master bedroom.

Dad paid all the expenses and paid for everything.

Debby paid nothing and during this time period rented out one of her rooms to Hans in her house at [1319 Brewster Ct, El Cerrito](#).

Mar2016 - Jun2017

[720 Promontory Point Ln #2401, Foster City](#)

Dad stayed in one of the rooms, paid the entire rent (\$5,200/month) and paid for all the expenses.

Debby paid nothing and stayed in the master bedroom suite.

During this time (or before during their time at [107 Flying Cloud Isle](#)), Debby rented out the entire upstairs of her house at [1319 Brewster Ct, El Cerrito](#) (which used to be her primary residence) to Hans.

Jun2017 - 8.22.2017

[229 Fulton St. Redwood City](#)

Dad loaned Debby 1.2 million In February to purchase this house in March; they moved into the house in June. Afterwards, Debby and all of her daughters claim that Dad gave her the 1.2 million.

Debby charged Dad

\$3,500 rent

\$3,000 for food

PG&E utility bill

internet bill

remark: Dad picked up all the bills at all the restaurants. Toward the last 2 years of his life, we noticed that Debby would keep his friends away, but would invite her friends to eat at expensive restaurants and stick Dad with the bill.

2) 3-unit 2,344 sq. ft. multi-family

E-MAIL 0043

1627 McCollum St
Los Angeles, CA 90026

(Dad bought this property in 2005 for \$995,000 and transferred title to Debby Chang 6 months later.
There was a verbal agreement of some sort that Dad would take some deductions for his taxes, etc.)
Current valuation ~1.4 million

As I recall, 2 of the units are being rented out.

Debby's youngest daughter, Judy Chang (freeloader: like mother, like daughter) stayed in the one of the units for free or for really cheap rent for a very long time.

When I mentioned to all 3 daughters that Dad wanted his financial interest in the house back, they were very uncomfortable and asked how much does he claim to have back?

On Tue, Sep 19, 2017 at 4:04 PM, Shan-Yuan Ho <shanyuan@gmail.com> wrote:

Anything to add/correct before I send it to John?

Residence and rental information of Debby Chang

1) Debby's primary residence
1319 Brewster Cr.
[El Cerrito, CA 94530](#)

3,171 sq. ft. Single family residence bought in 1993

Current valuation ~ 1.5 million

There was at least one \$3,000 check last year that dad wrote in his checkbook as "loan for 1319 rent."

Notes:

This house has 2 levels and is effectively 2 units.

Debby has always rented out the bottom basement apartment of her house.

She resided on the top floor until 2014.

In 2014, after dad sold [148 CSM, San Mateo](#), dad and Debby lived together in 4 different places until she kicked him out on August 22, 2017.

Feb/Mar2014 - May2014

[272 Boothbay, Foster City](#).

Debby occupied the master bedroom and paid nothing.

Dad stayed in one of the smaller rooms and paid all the expenses.

May2014 - Mar2016

Dad bought 107 Flying Cloud, Foster City, and stayed in the master bedroom.

Dad paid all the expenses and paid for everything.

Debby paid nothing and during this time period rented out one of her rooms to Hans in the upper floors of her house in [1319 Brewster Ct., El Cerrito](#).

Mar2016 - Jun2017

[720 Promontory Point Ln #2401, Foster City](#)

Dad stayed in one of the rooms, paid the entire rent (\$5,600/month) and paid for all the expenses.

Debby paid nothing and stayed in the master bedroom suite.

During this time (or before at Flying Cloud), Debby rented out the entire upstairs her house at [1319 Brewster Ct., El Cerrito](#) (which used to be her primary residence) to Hans.

Jun2017 - 8.22.2017

[229 Fulton St. Redwood City](#)

Dad loaned Debby 1.2 million to purchase this house. Debby and all of her daughters claim that dad gave her the 1.2 million.

Debby charged dad

\$3,500 rent

\$3,000 for food

PG&E utility bill

internet bill

remark: Dad picked up all the bills at all the restaurants. Toward the last 2 years of his life, we noticed that Debby would keep his friends away, but would invite her friends to eat at expensive restaurants and stick dad with the bill.

E-MAIL 0044

2) 3-unit 2,344 sq. ft. multi-family

1627 McCollum St.

Los Angeles, CA 90026

(dad bought in 2005 for \$995,000 and title transfer to Debby Chang 6 months later.

There was a verbal agreement of some sort that dad would take some deductions for his taxes, etc.)

Current valuation ~1.4 million

As I recall, 2 of the units were being rented out.

Debby's youngest daughter, Judy Chang (freeloader like mother like daughter) stayed in the one of the units for free or really cheap rent for a very long time.

When I mentioned to all 3 daughters that dad wanted his financial interest in the house back, they were very uncomfortable and asked how much is he claiming?

John Minton <jminton@ayhmh.com>

Tue, Sep 19, 2017 at 4:37 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thanks, Shan-Yuan. Very helpful! Reminder that we can't include Steven on emails because of the attorney-client privilege (Steve will understand!).

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0045



Peter Ho <peter.ho@gmail.com>

Service of Lis Pendens

10 messages

John Minton <jminton@ayhmh.com>

Tue, Sep 19, 2017 at 9:57 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear All –

As I mentioned earlier today, we served the lis pendens today via certified mail, return receipt requested. This method of service is set forth in the lis pendens statute. As you may know, this kind of service can take a few days to actually get delivered, and I have some question as to whether Debby is currently residing at the Fulton street residence right now in any event. There is some risk that the mail carrier could repeatedly try to deliver the letter at the residence without success. The statute says that as long as we comply with the service rules, the recording of our lis pendens gives "constructive notice" to any transferee, even a good faith purchaser, meaning the purchaser is stuck with the lien if they're not aware of it at the time of sale.

If service of the lis pendens is unsuccessful, mostly likely Debby would learn of the lis pendens as part of the closing process, perhaps weeks from now, once she is already in contract with a buyer. At that point she might run shrieking into court saying that a valuable sale could be lost. While our petition would take the wind out of her sails to a large degree, courts can be sympathetic to interfering with contracts in which one party is innocent. In this case, that would be the buyer. To avoid this scenario, I'm thinking that we take the somewhat unusual step of notifying Debby's agent of the lis pendens. This would put Debby on notice at the outset of any sales negotiations and eliminate Debby's ability to tell the court that "we're in contract, and the lis pendens is jeopardizing it." We'll be able to say (1) we notified Debby at the very outset about the lis pendens, and (2) any further step Debby took to try to sell the property was at her own risk, in light of the issues raised in our petition. I favor this latter approach. Please let me know your thoughts.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 19, 2017 at 10:31 PM

To: Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

John,

I agree with you. It has been on my mind all day that a sale can still go through with a poor innocent buyer not knowing about the lis pendens. What is the best way to inform the real estate agent of the lis pendens to protect us? We should do it soon.

-SYH

[Quoted text hidden]



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5988
650.312.5989 Fax

image001.png

25K

John Minton <jminton@ayhmh.com>

Tue, Sep 19, 2017 at 10:40 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

If others agree, I will call him tomorrow morning and email a copy of our lis pendens. Can you email me his contact information?

Thanks,

John

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Sep 19, 2017 at 10:42 PM

To: John Minton <jminton@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Never mind – I found it on the text string from Sunday.

Thanks,

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Sep 19, 2017 at 11:41 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear John,

I think we should not only let the listing agent know but also the title company as well; Pierre Malak will be able to tell us which title company has been chosen. We should then have Pierre or the title company run an updated title report, which should be disclosed to potential buyers.

In addition, can we hire a PI to find her, follow her, and determine where she is currently residing in order to serve the lis pendens? Unless she's on a trip, her listing agent will be meeting with her to discuss any offers.

I'm also thinking that once Debby is served the lis pendens, she will do her best to complain to the court about financial difficulties and request relief. I don't know how that will fly. Her obligation is ~\$9k/month for the 229 Fulton St house, and she can rent it for ~\$6-7k/month. She may mention the loss of income from Dad paying her \$6500 when both of them live in the house. Regardless, she needs to have a coherent story as to why she bought the house in the first place (and how she could afford it a few months ago) and why she is in such a hurry to sell it now.

Thanks,
Peter

[Quoted text hidden]

Della Lau <DellaLau@launet.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Wed, Sep 20, 2017 at 7:51 AM

Hi John,

Yes--I am in total agreement and would like to move forward with your plan!

Thanks,
Della

At 11:41 PM 9/19/2017, Peter C. Ho wrote:

Dear John,

I think we should not only let the listing agent know but also the title company as well; Pierre Malak will be able to tell us which title company has been chosen.Â We should then have Pierre or the title company run an updated title report, which should be disclosed to potential buyers.

In addition, can we hire a PI to find her, follow her, and determine where she is currently residing in order to serve the lis pendens?Â Unless she's on a trip, her listing agent will be meeting with her to discuss any offers.

I'm also thinking that once Debby is served the lis pendens, she will do her best to complain to the court about financial difficulties and request relief.Â I don't know how that will fly.Â Her obligation is ~\$9k/month for the 229 Fulton St house, and she can rent it for ~\$6-7k/month.Â She may mention the loss of income from Dad paying her \$6500 when both of them live in the house.Â Regardless, she needs to have a coherent story as to why she bought the house in the first place (and how she could afford it a few months ago) and why she is in such a hurry to sell it now.

Thanks,
Peter

On Tue, Sep 19, 2017 at 10:42 PM, John Minton <jminton@ayhmh.com> wrote:

Never mind – I foound it on the text string from Sunday.

Â

Thanks,

E-MAIL 0048

John

Â

From: John Minton
Sent: Tuesday, September 19, 2017 10:41 PM
To: 'Shan-Yuan Ho'; Della Lau; Peter Ho
Cc: Daniel E. Lassen
Subject: RE: Service of Lis Pendens

Â

If others agree, I will call him tomorrow morning and email a copy of our lis pendens.Â Can you email me his contact information?Â

Â

Thanks,

John

Â

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Tuesday, September 19, 2017 10:32 PM
To: Della Lau; John Minton; Peter Ho
Cc: Daniel E. Lassen
Subject: Re: Service of Lis Pendens

Â

John,Â

I agree with you. It has been on my mind all day that a sale can still go through with a poor innocent buyer not knowing about the lis pendens. What is the best way to inform the real estate agent of the lisÂ

pendens yo protect us? We should do it soon.

-SYH

Â

On Wed, Sep 20, 2017 at 12:57 AM John Minton <jminton@ayhmh.com> wrote:

Dear All –

Â

As I mentioned earlier today, we served the lis pendens today via certified mail, return receipt requested.Â This method of service is set forth in the lis pendens statute.Â As you may know, this kind of service can take a few days to actually get delivered, and I have some question as to whether Debby is currently residing at the Fulton street residence right now in any event.Â There is some risk that the mail carrier could repeatedly try to deliver the letter at the residence without success.Â The statute says that as long as we comply with the service rules, the recording of our lis pendens gives â€œconstructive noticeâ€ to any transferee, even a good faith purchaser, meaning the purchaser is stuck with the lien if theyâ€™re not aware of it at the time of sale.Â

Â

If service of the lis pendens is unsuccessful, mostly likely Debby would learn of the lis pendens as part of the closing process, perhaps weeks from now, once she is already in contract with a buyer.Â At that point she might run shrieking into court saying that a valuable sale could be lost.Â While our petition would take the wind out of her sails to a large degree, courts can be sympathetic to interfering with contracts in which one party is innocent.Â In this case, that would be the buyer.Â To avoid this scenario, Iâ€™m thinking that

E-MAIL 0049

we take the somewhat unusual step of notifying Debby's agent of the lis pendens. This would put Debby on notice at the outset of any sales negotiations and eliminate Debby's ability to tell the court that we're in contract, and the lis pendens is jeopardizing it. We'll be able to say (1) we notified Debby at the very outset about the lis pendens, and (2) any further step Debby took to try to sell the property was at her own risk, in light of the issues raised in our petition. I favor this latter approach. Please let me know your thoughts.

Â

Best,

Â

John

Â

John D. Minton

Â

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Â



Virus-free. www.avast.com

John Minton <jminton@aymh.com>

Wed, Sep 20, 2017 at 8:26 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@aymh.com>

Thank you all for your quick responses. Once the realtor has the lis pendens, we have satisfied our obligations where the lis pendens is concerned. This will put the brake on things. But we will also attempt personal delivery today of all documents. I will keep you posted.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0050

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 20, 2017 at 8:56 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen"

<dlassen@ayhmh.com>

FYI: The Title Company is "Old Republic Title Co."

Dad wrote the earnest money check to them for \$67,050 on 2/19/17 (check image in the Dad file under financial/229 Fulton)

Don't know if one can change the title company after purchase though.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 9:00 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen"

<dlassen@ayhmh.com>

I'm sure Debby knows of the situation by now. That's all we sought to accomplish by notifying the realtor, with whom I spoke (and emailed) this morning. The recording of the lis pendens yesterday blocks the sale. There is no need to reach out to others, and it would frankly be a bit odd to do that.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Sep 20, 2017 at 9:03 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, John Minton <jminton@ayhmh.com>

Yes, the seller and listing agent decide on which title company to use when they sign their own seller-agent contract, and it doesn't have to be the same one used in the past. Each listing agent generally has a preferred title company to use, and the seller normally doesn't care since they don't sell houses that often.

-P

[Quoted text hidden]

E-MAIL 0051



Peter Ho <peter.ho@gmail.com>

Trust and Probate Administration

1 message

John Minton <jminton@ayhmh.com>

Tue, Sep 19, 2017 at 2:20 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Della Lau <DellaLau@launet.com>, Kelly Mohr <kmohr@ayhmh.com>, "Steven D. Anderson" <sanderson@ayhmh.com>

Hi Peter and Shan-Yuan –

With the petition and lis pendens behind us, we can turn to the trust and probate administration. Due to some work conflicts, my colleague Steve Anderson (copied on this email) will slot in for Marion Brown. Kelly Mohr will remain the primary paralegal to handle the nuts and bolts of the administrations. I understand Kelly is already making good progress putting together a to-do list for administration items that will need to be covered. Kelly will reach out to you shortly to schedule your first meeting.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0052



Peter Ho <peter.ho@gmail.com>

FW: Lis Pendens - 229 Fulton Street

1 message

John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 8:41 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau

<DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

FYI

From: John Minton

Sent: Wednesday, September 20, 2017 8:41 AM

To: 'pierre@pierremalak.com'

Subject: Lis Pendens - 229 Fulton Street

Dear Mr. Malak –

Further to our conversation just now, attached please find the Notice of Pendency of Action (Lis Pendens) which we filed and recorded yesterday with reference to the property commonly known as 229 Fulton Street, Redwood City.

Regards,

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Lis Pendens (court).pdf
183K

E-MAIL 0053



Peter Ho <peter.ho@gmail.com>

LA House

9 messages

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Wed, Sep 20, 2017 at 11:02 AM

Dear All –

Do we know the details about how much your father was paying towards the mortgage on the LA property, and how much he may have been receiving in rental income? Also, it would be helpful to see your father's tax returns as soon as possible. This should further bolster our claim.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Wed, Sep 20, 2017 at 1:35 PM

Dear John,

I am attaching what I have of Dad's (and Mom's Trust) tax returns (also under the Financial folder of our shared site). I remember him using a CPA in 2005 and 2006, and he we used TurboTax in the other years. We have a hard copy of 2005 and 2006 over in Fremont and will get that to you soon.

Dad normally reported 50% of the rent and 50% of the expenses. Debby would get the 50% numbers from her accountant, and both of them would report the same numbers since they were in 50/50. 2014 was the last year he did this; I don't recall exactly why he didn't want to report the income in 2015 and why Debby reported 100% of it. In 2016, he decided not to report anything.

E-MAIL 0054

So in 2014, the 50% rental income reported was \$36120. That means they were renting the 3 units for an average total of \$6020/month in 2014. I was told she raised the rents this year because she wanted to re-finance the Redwood City and Los Angeles houses.

As for what I could piece together for the mortgage, it was fixed 6.125%, interest only at \$3301.12, for 10 years (from 9/2005 to 9/2015). After that, it changed to an ARM with Principal+Interest, adjustable every 6 months. The latest payment (9/2017) is \$3780.89. I do not know what portion of the mortgage my father has paid, nor do I know what portion of the rental income he actually received.

The documents for 1627 McCollum St that I have gathered so far (more to come) are too large to attach in an email; they can be found on our shared site here:

<https://drive.google.com/open?id=0B87WqxKd-ox9em5PQkNfVy1ldDA>

Thanks,
Peter

[Quoted text hidden]

 **Tax Returns-20170920T202458Z-001.zip**
8965K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Sep 20, 2017 at 1:44 PM

Thanks, Peter. Do you have time later today for a quick call to discuss?

Best,

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 1:54 PM

Sure thing, John--I'm available any time today.

-Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 4:55 PM

Hi John,

Quick question: are the following mutually exclusive? If Debby goes under contract to sell the house, we talked about our preference to block it, making the argument in court that we want our stake in the house for its appreciation, etc.; and the backup plan is that if she is allowed to sell, the proceeds should go into a trust until the case is over.

I just wanted to make sure that we can take steps to do both at the same time.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Sep 20, 2017 at 5:15 PM

Hi Peter –

As of now, the lis pendens blocks the transfer (or likely will). In the event the buyer was dumb enough to pay approximately \$2.4 million without clear title, then the buyer is stuck with our lien. The topic of sales proceeds comes up in the context where Debby complains to the court that our lis pendens is threatening to upend the sale. Debby would ask the court to allow the sale to go forward and to put the disputed amount in a blocked account. We would respond that the lis pendens is proper and should remain. But, as a back-up, if the court thinks the sale should proceed, we would agree the funds can go in a blocked account.

Make sense?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 5:47 PM

Thanks, John.

Yep--mutually exclusive, and done serially. We didn't have to pick one option or the other at the outset.

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Sep 20, 2017 at 5:56 PM

Correct.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 20, 2017 at 6:14 PM

[Quoted text hidden]

E-MAIL 0056



Peter Ho <peter.ho@gmail.com>

RE: Probate Administration

5 messages

Kelly Mohr <kmohr@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 20, 2017 at 3:34 PM

Dear Mr. Ho,

Please accept my condolences on the loss of your father. I am sure this is a difficult time. I am currently working on the Petition for Probate and related documents. In that regard, please provide me with the following documentation/information:

1. Death Certificate;
2. Please advise whether you will be able to provide me with your father's original will. It is required to be lodged with the court unless it is lost;
3. Your date of birth (this is for a **confidential** court form); and
4. Your driver's license number (this is also for the **confidential** court form).

Thank you,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: John Minton
Sent: Tuesday, September 19, 2017 2:21 PM

E-MAIL 0057

To: Peter C. Ho; 'Shan-Yuan Ho'
Cc: Della Lau; Kelly Mohr; Steven D. Anderson
Subject: Trust and Probate Administration

Hi Peter and Shan-Yuan –

With the petition and lis pendens behind us, we can turn to the trust and probate administration. Due to some work conflicts, my colleague Steve Anderson (copied on this email) will slot in for Marion Brown. Kelly Mohr will remain the primary paralegal to handle the nuts and bolts of the administrations. I understand Kelly is already making good progress putting together a to-do list for administration items that will need to be covered. Kelly will reach out to you shortly to schedule your first meeting.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>
Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 20, 2017 at 4:43 PM

Dear Kelly,

Thanks for your kind words and for helping with our father's case.

1. Would you like an original death certificate, or would a scanned copy suffice?
2. It is unlikely I will be able to provide my father's original will. Both of the estate planning attorneys he used in the past do not have it, and I haven't found it among his things that were moved to my house. There is one other place it might be, and I will be driving there this weekend to see if it's there.
3. DOB: 09/13/1969
4. CDL: U5183117

Thanks,
Peter
[Quoted text hidden]

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Sep 21, 2017 at 9:09 AM

E-MAIL 0058

Dear Peter,

Thank you for getting back to me so quickly. I will prepare the Petition under the assumption that the will is lost. However if you are able to locate the original this weekend, please let me know. In the interim, if you have any questions with respect to the probate or administration of the trust, please do not hesitate to contact me.

Best regards,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Sep 21, 2017 at 9:19 AM

Peter,

I just realized I did not address your question regarding the death certificate. If you could email me a copy today and bring an original to our meeting (I will be contacting you shortly to set something up) that would be great.

Thank you,

Kelly

Kelly A. Mohr

E-MAIL 0059

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, September 20, 2017 4:43 PM
To: Kelly Mohr
Cc: Della Lau; Shan-Yuan Ho
Subject: Re: Probate Administration

Dear Kelly,

[Quoted text hidden]
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Thu, Sep 21, 2017 at 10:05 AM

Hi Kelly,

Attached is a copy of my Dad's death certificate. Social Security has his birth year as 1931; everyone else (Kaiser, Wells Fargo, other financial institutions) has his birth year as 1933. To top that all off, he was really born in 1932. I hope this doesn't pose a problem with the administration of probate and trust.

Thanks,
Peter

[Quoted text hidden]

James F. Ho Death Certificate.pdf
1903K

E-MAIL 0060



Peter Ho <peter.ho@gmail.com>

Subpoena to John Martin

5 messages

John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 12:42 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear All –

I'd like to go ahead and send a subpoena to John Martin for all records related to your father. I assume no one sees any reason to wait on this?

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 20, 2017 at 12:48 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

John,

I talked to all my siblings. We are all in agreement. We want to really move on this lawsuit and get all info ASAP. Please subpoena John Martin and keep us updated. Thank you.

best,

=SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 12:55 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

E-MAIL 0061

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

We're on it - thank you.

Sent from my iPhone

On Sep 20, 2017, at 12:49 PM, Shan-Yuan Ho <shanyuan@gmail.com> wrote:

John,

I talked to all my siblings. We are all in agreement. We want to really move on this lawsuit and get all info ASAP.

Please subpoena John Martin and keep us updated. Thank you.

best,

=SYH

On Wed, Sep 20, 2017 at 3:42 PM, John Minton <jminton@ayhmh.com> wrote:

Dear All –

I'd like to go ahead and send a subpoena to John Martin for all records related to your father. I assume no one sees any reason to wait on this?

Best,

John

John D. Minton

<image001.png>

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

350 Penrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900

Fax

image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Sep 20, 2017 at 1:01 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: John Minton <jminton@ayhmh.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear John,

I think it would be prudent to also quickly subpoena the documents from the mortgage company (Sterling Bank and Trust FSB for \$1.135M) when Debby purchased 229 Fulton St. Attached is a copy of the Final Buyer's Settlement Statement as well as the Loan Estimate from Sterling Bank. The underwriter would have to ask where the down payment is coming from and if she had any personal loans. My Dad said at that time that he did not sign anything, such as a letter explaining the \$1.1M as a gift to Debby, which is what an underwriter usually asks for. I always thought this was weird and am now suspecting some form of mortgage fraud on Debby's part.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0062

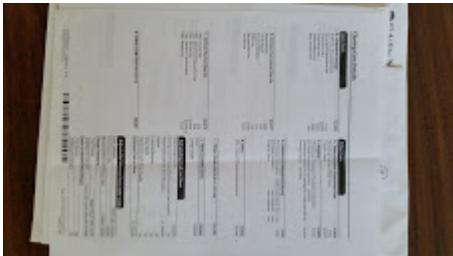
4 attachments



20170614_182913.jpg
4125K



20170614_183258.jpg
4090K



20170614_183308.jpg
3843K



20170614_183316.jpg
3770K

John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 1:12 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Will do, thanks.

Sent from my iPhone

> On Sep 20, 2017, at 1:03 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:

>
> Dear John,
>
> I think it would be prudent to also quickly subpoena the documents from the mortgage company (Sterling Bank and Trust FSB for \$1.135M) when Debby purchased 229 Fulton St. Attached is a copy of the Final Buyer's Settlement Statement as well as the Loan Estimate from Sterling Bank. The underwriter would have to ask where the down payment is coming from and if she had any personal loans. My Dad said at that time that he did not sign anything, such as a letter explaining the \$1.1M as a gift to Debby, which is what an underwriter usually asks for. I always thought this was weird and am now suspecting some form of mortgage fraud on Debby's part.
>

E-MAIL 0063

> Thanks,
> Peter
>
> On Wed, Sep 20, 2017 at 12:48 PM, Shan-Yuan Ho <shanyuan@gmail.com<<mailto:shanyuan@gmail.com>>> wrote:
> John,
> I talked to all my siblings. We are all in agreement. We want to really move on this lawsuit and get all info ASAP.
> Please subpoena John Martin and keep us updated. Thank you.
> best,
> =SYH
>
> On Wed, Sep 20, 2017 at 3:42 PM, John Minton <jminton@ayhmh.com<<mailto:jminton@ayhmh.com>>> wrote:
> Dear All –
>
> I'd like to go ahead and send a subpoena to John Martin for all records related to your father. I assume no one sees
any reason to wait on this?
>
> Best,
>
> John
>
> John D. Minton
> [cid:1DB7BAAB-981B-4350-89C5-1179B2F4214D@hsd1.ca.comcast.net]
>
> CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain
confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are
not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.
>
>
>
> <image001.png>
> <20170614_182913.jpg>
> <20170614_183258.jpg>
> <20170614_183308.jpg>
> <20170614_183316.jpg>

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5909 Fax

image001.png
25K



Peter Ho <peter.ho@gmail.com>

Update

14 messages

John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 7:52 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

All –

Our process server attempted service at 229 Fulton this afternoon without success, but someone was there. The individual identified himself as an appraiser. This suggests that the buyer has a lender, so we can probably expect that we have a financed sale rather than all-cash. The process server was to return to the residence tonight, and return tomorrow if necessary to serve Debby. The process server also extracted from the appraiser that it appeared there was food in the house, which suggests that Debbie is living there.

I will keep you posted.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 20, 2017 at 8:38 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

John, we have an update.

The 1.1 million cashier's check receipt from dad to Debby located in Dad/Financial/229 Fulton and I attach again in this e-mail.

E-MAIL 0065

The upper left hand corner in Debby's Chinese writing translates to "Ho loan receipt." Thus, in her own words, she acknowledges that the 1.1 million is a loan from James Ho. The bottom write hand corner Chinese writing says the bank (hers) where the funds are deposited to, Is this admissible evidence in court?

Of course later she coerces our dad to say it is a gift and forces John Martin on him, etc.

My guess is that something similar happened with the Los Angeles house. The transfer of title occurred in April 2006. A month later in May 2006 our dad went to get an MRI of his head because he was feeling awful for some time. He had a conversation with Peter and showed Peter the MRI scan of a meningioma in his brain. I believe Debby manipulated him to buy the LA house because her daughter was there and she wanted the house inconvenient enough for our dad, so that he would hand it over to her with some small payout. We are quite certain she still owes him for the LA house, but that amount will eventually (just like the 1.2 million) be called "he wanted to give it to me."

-SYH

[Quoted text hidden]

 **Cashier's Check \$1.1M.pdf**
7146K

John Minton <jminton@ayhmh.com>

Wed, Sep 20, 2017 at 9:27 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Shan-Yuan, this is damning evidence. Is it absolutely admissible. She may claim that (1) the handwriting is a forgery, or (2) he later changed his mind. We can use a handwriting expert to address the first claim. Given your father's cognition level at the time, claim (2) will be very difficult for Debby to prevail upon.

My current thinking is that we stay away from asserting that this was a loan, however. Instead, we basically treat it as theft – she manipulated your father into parting with his money. It was neither a gift nor loan. It was akin to her stealing it. When she contends it was a gift, we can slam her with the loan receipt. Even then, however, I don't think our position is that it was ever a loan. Based on the evidence I have seen, your dad was in no position to be making loans at this time. He was incapable of weighing the pros and cons. He was taken advantage of, plain and simple.

We continue to work on the LA home claim. This additional information is helpful.

Best,

John

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Sep 25, 2017 at 4:16 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi John,

E-MAIL 0066

All of us are in 100%b agreement with your position that it is a theft. Debby manipulated constantly and hatched a plan to get dad to part with all his money so she can get all of it. At the end of July, she asked dad for a copy of the trust (his remaining assets are held here) because she had already swiped everything else.

I finished translating the last 18 minutes of the 30 minute "bully to lawyer smoking gun" tape of Debby manipulating dad to make another appointment with Martin that afternoon. I highlighted Debby's threats in red and my comments are at the end of the tape translation. This file really nails it. I attach it to this email.

Peter has figured out a large portion of Albany and McCollum. He has added his findings and analysis to the "random note" file, which is still in progress and attached.

There are a few questions of serious concern that Peter has.

1) Does Debby have a valid criminal charge against Peter for the Spycam Peter put in her house to watch and protect our dad. If yes, how will Peter defend himself? Will Peter get in trouble?

2) If a criminal charge is filed. will Peter's computer hard drive be confiscated with a warrant?

Please let us know which priority tasks to focus on now..

best regards,
SYH

 [bully-to-lawyer-smoking -gun](#)

 [Random Notes](#)

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Sep 26, 2017 at 9:47 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi Shan-Yuan et al. –

Thanks for your good work on the translation. There is some really incriminating information on there to go after Debby. Dan and I are continuing to discuss how we might put the recording to best use in the case. We are confident we can find a way to bring it before the judge.

Good work by Peter on the "random note" analysis. We are digesting this as we speak.

Regarding the implications of the recordings, Peter, please do not sweat this too much. Our research suggests that the likelihood of any criminal proceeding is extremely low, particularly given the context (attempting to protect your elderly father from financial abuse). That said, I want to talk through issues related to this, as well as our possible use of the tapes in court, in a phone call. I am in all-day mediations tomorrow and Thursday. Please let me know if 2:00 p.m. on Friday works for a call.

Best,

E-MAIL 0067

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Monday, September 25, 2017 4:16 AM
To: John Minton
Cc: Peter C. Ho; Della Lau; Daniel E. Lassen; Carol Loza
Subject: Re: Update

Hi John,

All of us are in 100% agreement with your position that it is a theft. Debby manipulated constantly and hatched a plan to get dad to part with all his money so she can get all of it. At the end of July, she asked dad for a copy of the trust (his remaining assets are held here) because she had already swiped everything else.

I finished translating the last 18 minutes of the 30 minute "bully to lawyer smoking gun" tape of Debby manipulating dad to make another appointment with Martin that afternoon. I highlighted Debby's threats in red and my comments are at the end of the tape translation. This file really nails it. I attach it to this email.

Peter has figured out a large portion of Albany and McCollum. He has added his findings and analysis to the "random note" file, which is still in progress and attached.

There are a few questions of serious concern that Peter has.

1) Does Debby have a valid criminal charge against Peter for the Spycam Peter put in her house to watch and protect our dad. If yes, how will Peter defend himself? Will Peter get in trouble?

2) If a criminal charge is filed. will Peter's computer hard drive be confiscated with a warrant?

Please let us know which priority tasks to focus on now..

E-MAIL 0068

best regards,

SYH

 [bully-to-lawyer-smoking -gun](#)

 [Random Notes](#)

[Quoted text hidden]

Della Lau <DellaLau@launet.com>

Wed, Sep 27, 2017 at 9:10 PM

To: John Minton <jminton@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi John,

Thank you again for your great communication with all of us.

Yes--all three of us are available on Friday, September 29 at 2pm for a call. Do you have a free conference call code that we can use to dial in?

I wanted to ask--if 2 people(not married) are on a mortgage and one of them dies, is the one that passes still liable for his half of the mortgage? Meaning does the other person or even the mortgage company have a right to go after the estate of the deceased? Of course, the person that has passed is not on the title of the house.

On a side note, Shan-Yuan and Peter have both combed through our father's financial documents. We want you to feel confident that if you ask for something and they say they have it, please know they can produce it. I think this will save some time going forward.

Many thanks for your continued hard work, John. We are thrilled to have you in our corner!

Talk to you soon!

Della

At 09:47 PM 9/26/2017, John Minton wrote:

Hi Shan-Yuan et al. --<

Thanks for your good work on the translation. There is some really incriminating information on there to go after Debby. Dan and I are continuing to discuss how we might put the recording to best use in the case. We are confident we can find a way to bring it before the judge.

Good work by Peter on the â€œrandom noteâ€ analysis. We are digesting this as we speak.

Regarding the implications of the recordings, Peter, please do not sweat this too much. Our research suggests that the likelihood of any criminal proceeding is extremely low, particularly given the context (attempting to protect your elderly father from financial abuse). That said, I want to talk through issues related to this, as well as our possible use of the tapes in court, in a phone call. I am in all-day mediations tomorrow and Thursday. Please let me know if 2:00 p.m. on Friday works for a call.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [<mailto:shanyuan@gmail.com>]
Sent: Monday, September 25, 2017 4:16 AM
To: John Minton
Cc: Peter C. Ho; Della Lau; Daniel E. Lassen; Carol Loza
Subject: Re: Update

Hi John,

All of us are in 100%b agreement with your position that it is a theft. Debby manipulated constantly and hatched a plan to get dad to part with all his money so she can get all of it. At the end of July, she asked dad for a copy of the trust (his remaining assets are held here) because she had already swiped everything else.

I finished translating the last 18 minutes of the 30 minute "bully to lawyer smoking gun" tape of Debby manipulating dad to make another appointment with Martin that afternoon. I highlighted Debby's threats in red and my comments are at the end of the tape translation. This file really nails it. I attach it to this email.

Peter has figured out a large portion of Albany and McCollum. He has added his findings and analysis to the "random note" file, which is still in progress and attached.

There are a few questions of serious concern that Peter has.

- 1) Does Debby have a valid criminal charge against Peter for the Spycam Peter put in her house to watch and protect our dad. If yes, how will Peter defend himself? Will Peter get in trouble?
- 2) If a criminal charge is filed. will Peter's computer hard drive be confiscated with a warrant?

Please let us know which priority tasks to focus on now..

best regards,

SYH

&

 https://drive-thirdparty.googleusercontent.com/16/type/applicat_bully-to-lawyer-smoking-gun

&

 https://drive-thirdparty.googleusercontent.com/16/type/applicat_Random_Notes

&

On Thu, Sep 21, 2017 at 12:27 AM, John Minton <jminton@ayhmh.com> wrote:
Shan-Yuan, this is damning evidence. Is it absolutely admissible. She may claim that (1) the handwriting is a forgery, or (2) he later changed his mind. We can use a handwriting expert to address the first claim. Given your father's cognition level at the time, claim (2) will be very difficult for Debby to prevail upon.

My current thinking is that we stay away from asserting that this was a loan, however. Instead, we basically treat it as theft – she manipulated your father into partting with his money. It was neither a gift nor loan. It was akin to her stealing it. When she contends it was a gift, we can slam her with the loan receipt. Even then, however, I don't think our position is that it was ever a loan. Based on the evidence I have seen, your dad was in no position to be making loans at this time. He was incapable of weighing the pros and cons. He was taken advantage of, plain and simple.

[Quoted text hidden]



Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>
To: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho"
<peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Wed, Sep 27, 2017 at 10:02 PM

Thank you, Della – your comments are very much appreciated.

Here is conference line information for our Friday 2:00 p.m. call:

Phone Number: (800) 511-7985

Access Code: 772-3500

Regarding your mortgage question, theoretically yes, the lender can typically pursue the estate of the co-borrower. (The title ownership situation is not relevant to that issue.) That said, borrower liability rarely arises in these

situations when there is sufficient equity in the home to make the lender whole through a sale of the property. That certainly appears to be the case here. Zillow values the property in the \$1.4 range, and the loan as I recall is in the \$650K range. If Debby were to default on the loan, the lender would in most cases pursue the property rather than the borrowers. The reverse occurs usually only in highly leveraged purchase situations in depressed market areas – that is where I have seen direct collection actions against debtors.

We also ran a title search recently and discovered no other loans on this property. Dan and I are looking into recording a lis pendens on the property after we file the amended petition (hopefully next week).

The more Dan and I work on this, the more committed we are to your cause!

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Wednesday, September 27, 2017 9:11 PM
To: John Minton; 'Shan-Yuan Ho'; Peter C. Ho
Subject: RE: Update

Hi John,

Thank you again for your great communication with all of us.

Yes--all three of us are available on Friday, September 29 at 2pm for a call. Do you have a free conference call code that we can use to dial in?

I wanted to ask--if 2 people(not married) are on a mortgage and one of them dies, is the one that passes still liable for his half of the mortgage? Meaning does the other person or even the mortgage company have a right to go after the estate of the deceased? Of course, the person that has passed is not on the title of the house.

On a side note, Shan-Yuan and Peter have both combed through our father's financial documents. We want you to feel

E-MAIL 0072

confident that if you ask for something and they say they have it, please know they can produce it. I think this will save some time going forward.

Many thanks for your continued hard work, John. We are thrilled to have you in our corner!

Talk to you soon!
Della

At 09:47 PM 9/26/2017, John Minton wrote:

Hi Shan-Yuan et al. -<

Thanks for your good work on the translation. There is some really incriminating information on there to go after Debby. Dan and I are continuing to discuss how we might put the recording to best use in the case. We are confident we can find a way to bring it before the judge.

Good work by Peter on the "random note" analysis. We are digesting this as we speak.

Regarding the implications of the recordings, Peter, please do not sweat this too much. Our research suggests that the likelihood of any criminal proceeding is extremely low, particularly given the context (attempting to protect your elderly father from financial abuse). That said, I want to talk through issues related to this, as well as our possible use of the tapes in court, in a phone call. I am in all-day mediations tomorrow and Thursday. Please let me know if 2:00 p.m. on Friday works for a call.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5968
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [<mailto:shanyuan@gmail.com>]
Sent: Monday, September 25, 2017 4:16 AM
To: John Minton
Cc: Peter C. Ho; Della Lau; Daniel E. Lassen; Carol Loza
Subject: Re: Update

Hi John,

All of us are in 100% agreement with your position that it is a theft. Debby manipulated constantly and hatched a plan to get dad to part with all his money so she can get all of it. At the end of July, she asked dad for a copy of the trust (his remaining assets are held here) because she had already swiped everything else.

I finished translating the last 18 minutes of the 30 minute "bully to lawyer smoking gun" tape of Debby manipulating dad to make another appointment with Martin that afternoon. I highlighted Debby's threats in red and my comments are at the end of the tape translation. This file really nails it. I attach it to this email.

Peter has figured out a large portion of Albany and McCollum. He has added his findings and analysis to the "random note" file, which is still in progress and attached.

There are a few questions of serious concern that Peter has.

1) Does Debby have a valid criminal charge against Peter for the Spycam Peter put in her house to watch and protect our

E-MAIL 0073

dad. If yes, how will Peter defend himself? Will Peter get in trouble?

2) If a criminal charge is filed. will Peter's computer hard drive be confiscated with a warrant?

Please let us know which priority tasks to focus on now..

best regards,

SYH

â€¢

 https://drive-thirdparty.googleusercontent.com/16/type/applicat_bully-to-lawyer-smoking -gun

â€¢â€¢

 https://drive-thirdparty.googleusercontent.com/16/type/applicat_Random Notes

â€¢

On Thu, Sep 21, 2017 at 12:27 AM, John Minton <jminton@ayhmh.com> wrote:

Shan-Yuan, this is damning evidence. Is it absolutely admissible. She may claim that (1) the handwriting is a forgery, or (2) he later changed his mind. We can use a handwriting expert to address the first claim. Given your fatherâ€™s cognition level at the time, claim (2) will be very difficult for Debby to prevail upon.

My current thinking is that we stay away from asserting that this was a loan, however. Instead, we basically treat it as theft – she manipulated your father into parting with his money. It was neither a gift nor loan. It was akin to her stealing it. When she contends it was a gift, we can slam her with the loan receipt. Even then, however, I donâ€™t think our position is that it was ever a loan. Based on the evidence I have seen, your dad was in no position to be making loans at this time. He was incapable of weighing the pros and cons. He was taken advantage of, plain and simple.

[Quoted text hidden]



Virus-free. www.avast.com

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Sep 29, 2017 at 4:15 AM

To: John Minton <jminton@ayhmh.com>

Cc: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi John,

We are looking forward to the conference call with you about this case. We really appreciate the clear updates, road map you provided, and the precision and brilliance of your work. We have a few things on the agenda.

We have been working feverishly on our end and felt critical that you see the translation and transcript (attached, transcript 20170821_1403 Debby, Peter, Dad (estate lawyer argument) [Voice 006]) of the conversation between Peter, dad, Debby the day the lawyer John Martin came because

1) Peter felt very uneasy when he left back to work, so recorded Debby and our dad's interaction afterwards. We were all very upset at her abuse, harassment, and pushiness of our dad. Debby is relentless in pursuing what she wants. The tape confirmed what we suspected, so we decided to put our foot down and get him out of there. It turned out Debby threw him out the next day anyway, so that part worked out well. We decided there was no way on earth that our dad was going back.

2) Debby's comments and reactions on this tape speaks volumes about the relationship dynamics and her comfort level at She will determine what can and cannot be said in our family. She is furiously angry and will never forgive Della for bringing up the 1.2 million to care for our dad. She is furious at Peter for not being on her side hating Della. She has thrown us children all under the bus with our dad and manipulates and controls James' mind. There are several people that can testify to her throwing all of us under the bus, especially in the past 10-15 years.

3) The tapes shows James' confusion on a number of occasions, e.g. he thinks that a 0% loan is the same as giving the entire amount.

4) Debby did not sincerely care for our dad. She was already making plans to get him out of her house.

The other topics are:

A) Should we lodge the 1992 will instead of no will?

B) The McCollum house deed transfer and stake in it.

C) Miscellaneous items: Debby deposit checks she was told to void, list not complete list. internet

best,
SYH

 transcript 20170821_1403 Debby, Peter, Dad (est...)

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Sep 29, 2017 at 8:40 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thank you, Shan-Yuan. I will take a look at this transcript and look forward to our call at 2:00 p.m.

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

bully-to-lawyer-smoking -gun

â€œâ€œ

[Quoted text hidden]

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Mar 18, 2018 at 6:31 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear John,

I have an urgent question concerning your recent change in position regarding my father's brain.

On 9/21/18 (email below), your stance is that his brain was "incapable of weighing pros and cons" and "in no position to be making loans at that time."

In the recent RFA 46 and 47, your response is that he "had the capacity to purchase a house," and "had the capacity to make a gift" if "he had all the facts, wasn't being manipulated, etc." which implies that his brain is just fine.

This is a major shift in position in this lawsuit. You had told us to keep in mind that the medical records are one of 5 guideposts. However, according to RFA 46 and 47, the medical records are now no longer important in regards to the 1.2 million loan/gift/whatever.

E-MAIL 0075

Looking forward to your clarification, thanks,
Shan-Yuan

REQUEST FOR ADMISSION NO. 46:

Admit that in March 2017, DECEDENT had the capacity to purchase a house.

RESPONSE TO REQUEST FOR ADMISSION NO. 46:

Subject to the Preliminary Statement and General Objections set forth above, Responding Party responds as follows:

[Presumably qualified admission, i.e., yes if he had all facts, wasn't being manipulated, etc., which was not the case with the Fulton property purchase]

REQUEST FOR ADMISSION NO. 47:

Admit that in March 2017, DECEDENT had the capacity to make a gift.

RESPONSE TO REQUEST FOR ADMISSION NO. 47:

Subject to the Preliminary Statement and General Objections set forth above, Responding Party responds as follows:

[Presumably qualified admission, i.e., yes if he had all facts, wasn't being manipulated, etc., which was not the case with the Fulton property purchase]

On Thu, Sep 21, 2017 at 12:27 AM, John Minton <jminton@ayhmh.com> wrote:

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Mar 19, 2018 at 9:41 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear Shan-Yuan –

Since last September, yes, my position has changed on this point, but not in a way that should cause you alarm. I have been shown a substantial amount of corroborating evidence that Peter believed your father had the basic ability to make a loan in February 2017. We may be able to dodge certain difficult facts in the case (e.g., issues concerning whether your father should have been on title to the Fulton Street property), but I don't see us dodging this one. For that reason, we affirmatively stated in the Amended Petition that Peter grudgingly supported the loan. Given that reality, I believe it would hurt our credibility to contend that your father did not have the basic ability, i.e., capacity, to understand the concept of loaning \$1.1 million to Debby.

This doesn't change any of our essential positions in the case. The medical records absolutely remain vital. "Capacity" is a minimal standard that means the basic ability to understand something. By admitting your father had capacity simply means he had this basic ability. We would still maintain that he had *diminished* capacity, which made him highly vulnerable. The fact that your father made a questionable loan that Peter put up with in order not to jeopardize your father's care situation does not mean your father's declining condition is any less relevant. And certainly the records are very relevant as we get into the summer 2017 time period when Debby sprung the gift idea, because the records show a progression of your father's cognition issues.

All that said, I'm picturing highly qualified admissions in these RFA responses, which essentially say that your father likely had the basic capacity to do X, if factors A, B, and C had been in place (but all of those factors were not in place). I see us conceding very little here.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Jul 11, 2018 at 5:38 PM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

[Quoted text hidden]

Cashier's Check \$1.1M.pdf
7146K

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Jul 11, 2018 at 5:39 PM

To: John Minton <jminton@ayhmh.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

----- Forwarded message -----

From: **John Minton <jminton@ayhmh.com>**

Date: Thu, Sep 21, 2017 at 12:27 AM

Subject: RE: Update

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Jul 11, 2018 at 5:41 PM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

----- Forwarded message -----

From: **John Minton <jminton@ayhmh.com>**

Date: Thu, Sep 21, 2017 at 12:27 AM

Subject: RE: Update

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <E-MAIL 0077>

<dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

[Quoted text hidden]



Wells Fargo Phone Bank
Research Operations
P.O. Box 5141
Sioux Falls, SD 57117-5141

March 1, 2017

JAMES F HO
POD DEBBY CHANG
720 PROMONTORY POINT LN APT 2401
FOSTER CITY, CA 94404-4055

Subject: Research request for account ending in 2248

Dear JAMES F HO:

We are writing to follow up on your recent call about a debit transaction in the amount of \$1,100,000.00 on 02/22/2017. Our records indicate this withdrawal was made at the Foster City Banking Location. Enclosed is a copy for your review.

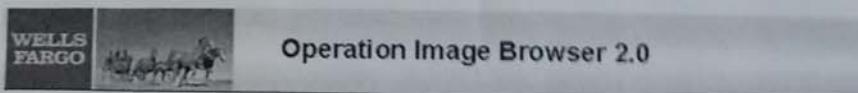
For further inquiries please contact the Foster City branch located at 999 E Hillsdale Blvd, Foster City, CA 94404. They can be reached at (650) 345-1012 during standard business hours.

Thank you. We appreciate your business.

Research Operations
Wells Fargo Phone Bank

Reference number: 125025828 bl

1100000
~~1135,000~~ down + cost
 1135,000
 1135,000

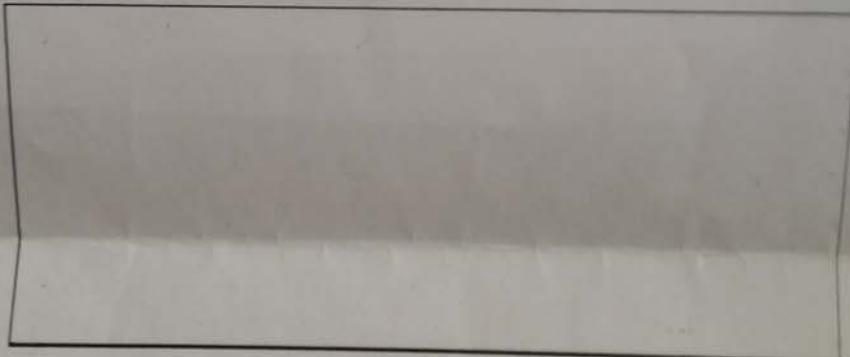


Site	VIEWPOINTE	Paid Date	02222017	Serial No	4067
Routing	12104288	Account	0522232248	PC	000069
Amount	1100000.00	Sequence	4947828877	Capture	00010064
				Source	

Front Black & White Image

 A photograph of the front side of a Wells Fargo withdrawal slip. The slip is dated 02/22/2017 and is for \$1,100,000.00. It is made payable to James F. Ho at 720 Promontory Pointe Ln Apt 2401, Foster City, CA 94404. The withdrawal number is *522232248. The serial number is 4067. The signature on the slip is "James F. Ho". The amount is handwritten as "One million one hundred thousand dollars — Dollars". The back of the slip is blank.

Back Black & White Image



\$1,000,000. - Debby acct

\$2,235,000. - 買价

\$8000. - 2% 加上 買价 (两个免费穿梭往返房客
= \$2,235,000 + \$8000 = \$2,243,000 完买价

? Loan: 目前 我 \$1100000 ? down + cost
\$1835,000 -
\$1135,000 贷款, 25%

JAN 9, 2012

SALTS

我在 Japan
Life & English

0000191
Office AU #

11-24
12/10(8)

Remitter:
JAMES F HO

Purchaser Account:
9981392724

Operator I.D.:
u509916

Funding Source:
Paper Item(s)

DEBBY CHANG
PAY TO THE ORDER OF

SERIAL #: 0019102691
ACCOUNT#: 4861-505303

February 22, 2017

One million one hundred thousand dollars and no cents

Payee Address:
Memo:

WELLS FARGO BANK, N.A.

999 E HILLSDALE BLVD
FOSTER CITY, CA 94404
FOR INQUIRIES CALL (415) 394-3122

VOID IF OVER US \$ 1,100,000.00
NON-NEGOTIABLE

NOTICE TO PURCHASER - IF THIS INSTRUMENT IS LOST,
STOLEN OR DESTROYED, YOU MAY REQUEST CANCELLATION
AND REISSUANCE AS A CONDITION TO CANCELLATION AND
REISSUANCE. WELLS FARGO BANK MAY IMPOSE A FEE AND
REQUIRE AN INDEMNITY AGREEMENT AND BOND.

This is a copy
of the original check

Purchaser Copy

FB004 MA200 60198767



Peter Ho <peter.ho@gmail.com>

URGENT!: Service of Lis Pendens

2 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 20, 2017 at 12:05 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

John: URGENT!

We just had Steve call Malak as a potential buyer to get info about making offers. Malak replied that the property is "Sale Pending."

A lis pendens does not block any sale of the house. It just says the property is under litigation. If the sale goes through, it is the poor buyer in trouble with the title of the house. Debby will run off with 1.2 million.

What do we do? My feeling is that they took a cash sale. Time is running out.

-SYH

On Wed, Sep 20, 2017 at 12:00 PM, John Minton <jminton@ayhmh.com> wrote:

I'm sure Debby knows of the situation by now. That's all we sought to accomplish by notifying the realtor, with whom I spoke (and emailed) this morning. The recording of the lis pendens yesterday blocks the sale. There is no need to reach out to others, and it would frankly be a bit odd to do that.

John

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]

Sent: Wednesday, September 20, 2017 8:57 AM

To: John Minton

Cc: Peter C. Ho; Della Lau; Daniel E. Lassen

Subject: Re: Service of Lis Pendens

FYI: The Title Company is "Old Republic Title Co."

Dad wrote the earnest money check to them for \$67,050 on 2/19/17 (check image in the Dad file under financial/229 Fulton)

Don't know if one can change the title company after purchase though.

On Wed, Sep 20, 2017 at 11:26 AM, John Minton <jminton@ayhmh.com> wrote:

Thank you all for your quick responses. Once the realtor has the lis pendens, we have satisfied our obligations where the lis pendens is concerned. This will put the brake on things. But we will also attempt personal delivery today of all documents. I will keep you posted.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho

Sent: Tuesday, September 19, 2017 11:41 PM

To: John Minton

Cc: Shan-Yuan Ho; Della Lau; Daniel E. Lassen

Subject: Re: Service of Lis Pendens

Dear John,

I think we should not only let the listing agent know but also the title company as well; Pierre Malak will be able to tell us which title company has been chosen. We should then have Pierre or the title company run an updated title report, which should be disclosed to potential buyers.

In addition, can we hire a PI to find her, follow her, and determine where she is currently residing in order to serve the lis pendens? Unless she's on a trip, her listing agent will be meeting with her to discuss any offers.

I'm also thinking that once Debby is served the lis pendens, she will do her best to complain to the court about financial difficulties and request relief. I don't know how that will fly. Her obligation is ~\$9k/month for the 229 Fulton St house, and she can rent it for ~\$6-7k/month. She may mention the loss of income from Dad paying her \$6500 when both of them live in the house. Regardless, she needs to have a coherent story as to why she bought the house in the first place (and how she could afford it a few months ago) and why she is in such a hurry to sell it now.

Thanks,

Peter

On Tue, Sep 19, 2017 at 10:42 PM, John Minton <jminton@ayhmh.com> wrote:

Never mind – I found it on the text string from Sunday.

Thanks,

John

From: John Minton
Sent: Tuesday, September 19, 2017 10:41 PM
To: 'Shan-Yuan Ho'; Della Lau; Peter Ho
Cc: Daniel E. Lassen
Subject: RE: Service of Lis Pendens

If others agree, I will call him tomorrow morning and email a copy of our lis pendens. Can you email me his contact information?

Thanks,

John

From: Shan-Yuan Ho [<mailto:shanyuan@gmail.com>]
Sent: Tuesday, September 19, 2017 10:32 PM
To: Della Lau; John Minton; Peter Ho
Cc: Daniel E. Lassen
Subject: Re: Service of Lis Pendens

John,

I agree with you. It has been on my mind all day that a sale can still go through with a poor innocent buyer not knowing about the lis pendens. What is the best way to inform the real estate agent of the lis

pendens yo protect us? We should do it soon.

-SYH

On Wed, Sep 20, 2017 at 12:57 AM John Minton <jminton@ayhmh.com> wrote:

Dear All –

As I mentioned earlier today, we served the lis pendens today via certified mail, return receipt requested. This method of service is set forth in the lis pendens statute. As you may know, this kind of service can take a few days to actually get delivered, and I have some question as to whether Debby is currently residing at the Fulton street residence right now in any event. There is some risk that the mail carrier could repeatedly try to deliver the letter at the residence without success. The statute says that as long as we comply with the service rules, the recording of

E-MAIL 0085

our lis pendens gives "constructive notice" to any transferee, even a good faith purchaser, meaning the purchaser is stuck with the lien if they're not aware of it at the time of sale.

If service of the lis pendens is unsuccessful, mostly likely Debby would learn of the lis pendens as part of the closing process, perhaps weeks from now, once she is already in contract with a buyer. At that point she might run shrieking into court saying that a valuable sale could be lost. While our petition would take the wind out of her sails to a large degree, courts can be sympathetic to interfering with contracts in which one party is innocent. In this case, that would be the buyer. To avoid this scenario, I'm thinking that we take the somewhat unusual step of notifying Debby's agent of the lis pendens. This would put Debby on notice at the outset of any sales negotiations and eliminate Debby's ability to tell the court that "we're in contract, and the lis pendens is jeopardizing it." We'll be able to say (1) we notified Debby at the very outset about the lis pendens, and (2) any further step Debby took to try to sell the property was at her own risk, in light of the issues raised in our petition. I favor this latter approach. Please let me know your thoughts.

Best,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Wed, Sep 20, 2017 at 12:35 PM

From the moment it is recorded, the lis pendens acts as a lien – essentially an equity stake – in the property. If the buyer pays cash before running a title search (which is unlikely), the buyer accept the consequences. The buyer would then have a claim against Debby and the realtor for failing to disclose this material issue. We are protected – there is nothing else to do at the moment.

Best,

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Call?

2 messages

John Minton <jminton@ayhmh.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>

Thu, Sep 21, 2017 at 12:25 PM

Hi Peter –

Are you available for a call?

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Thu, Sep 21, 2017 at 12:38 PM

Hi John,

I'm ready any time.

Thanks,
Peter
[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Estate of James F. Ho [IWOV-WorkSite.FID24770]

7 messages

Carol Loza <cloza@ayhmh.com>

Thu, Sep 21, 2017 at 11:13 AM

To: "shanyuan@gmail.com" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@lauret.com>

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Shan-Yuan, Peter and Della:

This is a status update regarding service of the Petition on Debby.

Service was again attempted on Debby last night at 7:30 p.m., and this morning at 8:31 a.m. There was no answer at the door on either attempt. The server called the realtor, who would not confirm whether or not Debby has moved out.

We will continue to attempt service on Debby. In the meantime, please let us know of any other location where we might be able to serve her.

Also, if she has a routine that she follows, like meeting friends on a certain day of the week, or a weekly hair or manicure appointment, we may be able to serve her when she is leaving the house or returning home.

Can you provide a photo of Debby and also the make, model and color of her car (assuming she drives).

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0088

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Thu, Sep 21, 2017 at 11:38 AM

Hi Carol,

She might be with one of her daughters:

Rita Chang (and Reinhard Oesterle)
(somewhere in Palo Alto)
You can probably find out where by asking their renter
at:
242 Upland Rd
Redwood City

Sophie and Barry Saeed
4877 Eggers Dr
Fremont, CA 94536

Debby drives a 2001 Lexus ES300, white, 4SOF765

I've attached a picture of her.

Thanks,
Peter

[Quoted text hidden]



IMG_4615.JPG
4242K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: "shanyuan@gmail.com" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, "John D. Minton" <jminton@ayhmh.com>

Thu, Sep 21, 2017 at 11:39 AM

[Quoted text hidden]

IMG_4615.JPG
4242K



Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Sep 21, 2017 at 11:40 AM

Thank you, Peter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
Direct Phone: 650.212.5905
Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Thursday, September 21, 2017 11:39 AM
To: Carol Loza
Subject: Re: Estate of James F. Ho [IWOV-WorkSite.FID24770]

Hi Carol,

[Quoted text hidden]
[Quoted text hidden]

E-MAIL 0090

Carol Loza <cloza@ayhmh.com>

Thu, Sep 21, 2017 at 4:24 PM

To: "shanyuan@gmail.com" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Shan-Yuan, Peter and Della:

The subpoena for production of records from John C. Martin was served on Mr. Martin's assistant today. Mr. Martin is currently on vacation but his assistant told the process server that there should be no problem producing records by the October 11, 2017 due date.

We will keep you advised of the status of this subpoena.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Sep 25, 2017 at 12:24 AM

To: Carol Loza <cloza@ayhmh.com>
Cc: "shanyuan@gmail.com" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Carol,

Are we also subpoenaing Debby's mortgage documents from Sterling Bank and Trust FSB for 229 Fulton St?

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Mon, Sep 25, 2017 at 4:09 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "shanyuan@gmail.com" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Peter.

Yes ... We will subpoena the Sterling Bank & Trust records as well as the Old Republic Title Company records.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

E-MAIL 0091



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, September 25, 2017 12:24 AM
To: Carol Loza
Cc: shanyuan@gmail.com; Della Lau; John Minton; Daniel E. Lassen
Subject: Re: Estate of James F. Ho [IWOV-WorkSite.FID24770]

Hi Carol,

[Quoted text hidden]
[Quoted text hidden]

E-MAIL 0092



Peter Ho <peter.ho@gmail.com>

Ho Trust - Meningioma Diagnosis and LA Property

4 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Thu, Sep 21, 2017 at 11:34 AM

To: "peter.ho@alumni.stanford.edu" <peter.ho@alumni.stanford.edu>, "DellaLau@launet.com" <DellaLau@launet.com>, "shanyuan@gmail.com" <shanyuan@gmail.com>

Cc: John Minton <jminton@ayhmh.com>

Team:

Thank you for your work in gathering all the details of Debby's abuse. For the amended petition, I'm working on understanding more about James' meningioma diagnosis and related symptoms. We have great medical records to support our claim that James did not understand what he was doing financially and was vulnerable to undue influence in 2017 when he provided the \$1.2 million to Debby. But we are not as strong before that. I'd like to gather as much detail about the 2006 meningioma diagnosis and symptoms and how James' symptoms progressed between 2006 and 2016. This information is important to show that he was vulnerable when he transferred the LA house to Debby and sold the San Mateo house.

Peter, are you able to obtain James' medical records from before October 2015? The records we have begin in late September 2015. We can also subpoena them. Please advise on how we should proceed.

As I understand it, meningioma is a slow growing tumor. Doctors often recommend a wait-and-see approach, monitoring the tumor's growth and delaying treatment until monitoring shows that the tumor is growing or symptoms are acute. The records we have refer to James' MRI on October 25, 2006, which showed that James had a tumor. He went to the doctor at that time because of lightheadedness.

- Please describe what you recall of James' symptoms in 2006.
- What details do you recall of his "lightheadedness"?

The tumor was "moderately compressing the right frontal lobe cortex." The frontal lobe is central to decision making, impulse control, motor function and memory.

- Please describe any uncharacteristic behaviors beginning in 2006 that would suggest problems with memory, decision making (in addition to the uncharacteristic decisions that benefited Debby), social judgment and impulse control (for instance, the recording in 2017 before John Martin's house call, includes talk of suicide and a gun and what seems like inappropriate laughter), personality (such as inappropriate laughter or comments).

The medical records state that James had "memory loss" noted on April 24, 2008.

- Please provide any details about this memory loss diagnosis.
- Was it related to the tumor? The records state that the meningioma was noted on 4/24/2008 and that memory loss was noted on 4/24/2008.

It appears James' doctors recommended the wait-and-see approach. James received periodic scans to track growth. I see reference to scans in/on 2007, 2010, Sept. 24, 2012, February 2016, and June 17, 2016.

- About how often did James go in for MRIs?
- Did James receive any treatment for the tumor prior to 2016?

In January 2014, James sold the San Mateo home. Debby and James lived together until August 2017 in four different places: short-term rental in Foster City, Dad's new home in Foster City (107 Flying Cloud Isle), the Foster City rental

E-MAIL 0093

condo ([720 Promontory Point](#)) and the Redwood City home.

- Please describe what you recall of James' symptoms in late 2013 and early 2014, so we can show he was not himself and vulnerable to undue influence when he sold the San Mateo home and was paying Debby's expenses.

I'm also looking at the transfer of the Los Angeles income-producing property to Debby in 2006.

- Please describe anything James may have said about his arrangement with Debby, such as a promise to repay him.
- Please also describe any indicia of James' continued ownership. Peter is looking through bank statements to see if James received rent and paid for expenses related to the home (as indicated in his tax returns). Did he have any interactions with the tenants or did Debby's daughter (Judy) manage the property? If Debby's daughter managed the property, did Dad write any checks to her?

Best regards,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "DellaLau@launet.com" <DellaLau@launet.com>, "shanyuan@gmail.com" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Thu, Sep 21, 2017 at 1:59 PM

Dear Dan,

I am in the process of requesting Dad's medical records from Kaiser from 01/2006 to 09/2015.

I do have my hand-written notes in my lab book for Dad. I will put together a small timeline using excerpts from what I wrote down and will send that to you (hopefully) tomorrow. In a nutshell, we were on the "observe" policy, and Dad had MRI's every 6/9/12 months, depending on what the meningioma was doing. From 2006 to 2010, the meningioma was

E-MAIL 0094

stable (growing very slowly). It started growing faster in 2011, and then noticeably between 2012-2013. On 12/9/13, Dad's meningioma had grown 10-15% since 3/20'2, and ~5% compared to the MRI in 3/2013.

Dad did not receive any treatments for the meningioma prior to 2016.

As for 1627 McCollum St, Los Angeles, Dad told me (I do not recall the year) that there was still \$80k left in the LA house that Debby owed him. If he passes away before her, then I should keep quiet about it. If she passes away first, he wants that money back because "why should Debby's daughters take his money?" He also told me that Rita (Debby's second daughter) was also told of this arrangement.

I will be looking around his records concerning the Albany and Los Angeles houses this weekend.

Thanks,
Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

Thu, Sep 21, 2017 at 3:24 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "DellaLau@launet.com" <DellaLau@launet.com>, "shanyuan@gmail.com" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Thank you, Peter!

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Sep 26, 2017 at 11:17 AM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "DellaLau@launet.com" <DellaLau@launet.com>, "shanyuan@gmail.com" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Dear Dan,

I put together a Meningioma Timeline (attached, and also available on our shared google drive--you may need to reformat for printing), mostly with information extracted from his prior medical records (also attached and on google drive). Dr. Peak (his neuro oncologist) keeps a good record of his condition. You can search the medical records for "*** HISTORY" to get to the radiologist reports, and you can search for "Progress Notes by Peak" to get quickly to Dr. Peak's notes.

I noted in my own lab book in 12/9/13 that his meningioma had grown 10-15% since 3/2012 and 5% since 3/2013. This was the period when the growth accelerated; it had been stable before.

Thanks,
Peter

[Quoted text hidden]

2 attachments

 **Meningioma Timeline.xlsx**
17K

 **Medical Records (2007-2015) HO_JAMES FJ_09_21_17 (password is 07211933).pdf**
8583K

E-MAIL 0095



Peter Ho <peter.ho@gmail.com>

Question re Taxes Due from Sale of 148 CSM Drive

5 messages

John Minton <jminton@ayhmh.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Thu, Sep 21, 2017 at 5:27 PM

Hi Peter –

I've studied the relevant tax returns but I'm having a hard time finding a precise answer to this question: What is the total amount of state and federal taxes that your father had to pay as a result of Debby's pressuring him to sell **148 CSM Drive**? Might make sense to ask the accountant if necessary (assuming you have a good relationship with him, of course).

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Thu, Sep 21, 2017 at 6:24 PM

Dear John,

Dad's 1040 (Federal) for TY2014 shows his tax bill as \$123676; his 540 (CA) tax bill was \$60794. If we take the house out of his return, I can see what he would have paid if he didn't sell the house; the difference would be the precise amount. Would you like me to do this?

The following year, he didn't take advantage of the Sch. A deductions for paid state taxes (\$60k), and his federal tax bill was 0. He could have converted some IRA funds into a Roth IRA "for free."

He was also hit by SSA reducing the social security benefits to him for one year, even though they know selling a house by our elderly is a one-off. So he lost more money here.

E-MAIL 0096

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Thu, Sep 21, 2017 at 7:52 PM

Thanks, Peter. Yes, if you could get us the precise number, that would be great. As for the other downstream losses, that is getting too far afield for present purposes, so we can hold off on that. There is only so much mileage we can get out of the CSM property sale, unfortunately, in this context.

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Sep 22, 2017 at 9:45 AM

Dear John,

I ran TurboTax again for TY2014, taking out income from the 148 CSM Dr sale and the deductions for the 107 Flying Cloud Isle property tax: Federal income tax is \$286, and CA income tax is \$0. This hypothetical return looks similar to the TY2013 return.

We take the difference between the actual return and this hypothetical return to see what effect the sale of the 148 CSM Dr house had on taxes. Hence, selling 148 CSM Dr incurred a tax bill of: \$123676 - \$286 = \$123393 (Federal) and \$60794 (State).

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Sep 22, 2017 at 9:53 AM

Thanks, Peter!

[Quoted text hidden]

E-MAIL 0097



Peter Ho <peter.ho@gmail.com>

Estate of James F. Ho

15 messages

Carol Loza <cloza@ayhmh.com> Fri, Sep 22, 2017 at 10:13 AM
To: "shanyuan@gmail.com" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Steven D. Anderson"
<sanderson@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Shan-Yuan and Peter:

Attached please find our Engagement Agreement pertaining to estate and trust matters. If the agreement meets with your approval, please date and sign on page 5 and then return the signed signature page to me via email.

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho - Engagement Agreement (Estate and Trust).pdf
263K

Carol Loza <cloza@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "shanyuan@gmail.com" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Fri, Sep 22, 2017 at 11:10 AM

E-MAIL 0098

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi:

As it turns out, Debby was just personally served with the Notice of Hearing and Petition. The server said it doesn't appear that she lives at the property but stopped by at the perfect time.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com> Fri, Sep 22, 2017 at 11:21 AM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "shanyuan@gmail.com" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

I inadvertently failed to mention in my earlier email that Debby was also served with the Notice of Pendency of Action (Lis Pendens) ... My apologies.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu> Fri, Sep 22, 2017 at 11:37 AM
To: Carol Loza <cloza@ayhmh.com>
Cc: "shanyuan@gmail.com" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Great! We appreciate the persistence.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu> Fri, Sep 22, 2017 at 12:30 PM
To: Della Lau <DellaLau@launet.com>

[Quoted text hidden]

 **Ho - Engagement Agreement (Estate and Trust).pdf**
263K

Shan-Yuan Ho <shanyuan@gmail.com> Fri, Sep 22, 2017 at 12:48 PM
To: Carol Loza <cloza@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Thank you, Carol for keeping us posted up to the minute. Della was sitting in her car waiting outside one of Debby's daughter's house to see if she could catch her. Now Della could leave. We appreciate the quick notification.
best,
SYH

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com> Fri, Sep 22, 2017 at 1:41 PM
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

My pleasure ... It was so sweet of Della to help out ... Thank you, Della!

E-MAIL 0099

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Mon, Sep 25, 2017 at 12:20 AM

Hi Carol,

Did the server happen to mention how Debby responded to being served? Also, did she drive herself in her car, or did someone else drive her to the house? (She had mentioned previously that her psychiatrist told her not to drive for a year.)

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Sep 25, 2017 at 9:16 AM

Hi Peter:

That is information I was also interested in, so I asked our service last Friday to check with the server and let me know what he says. I'm still waiting and will pass the information onto you as soon as I have it.

Thank you for the nice compliment in your earlier email. It is a pleasure working with you and your sisters.

E-MAIL 0100

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, September 25, 2017 12:20 AM
To: Carol Loza
Subject: Re: Estate of James F. Ho

Hi Carol,

[Quoted text hidden]
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Della Lau <DellaLau@launet.com>

Mon, Sep 25, 2017 at 9:19 AM

Hey Della,

I ended up asking Carol your questions. We'll wait for her response.

Thanks,
Peter

----- Forwarded message -----
From: "Carol Loza" <cloza@ayhmh.com>
Date: Sep 25, 2017 9:16 AM
Subject: RE: Estate of James F. Ho
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc:

[Quoted text hidden]

E-MAIL 0101

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Mon, Sep 25, 2017 at 10:48 AM

Hi Peter:

The process server just called me ... This is what he shared with me:

1. Debby drove up in her Lexus and, as he approached her, she rolled down her window. He asked if she was Debby Chang and she said yes.
2. The server then told her that he had papers for her regarding the house and the trust and she took them from him. He told her that there was a hearing date and what it was. The server suggested that she talk to an attorney about the paperwork and she said she would do that.
3. Debby drove into the garage and closed the garage door. She then came out the front door, closed the swing gate and went back into the house.

That was all that occurred ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0102

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, September 25, 2017 12:20 AM
To: Carol Loza
Subject: Re: Estate of James F. Ho

Hi Carol,

[Quoted text hidden]
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Sep 25, 2017 at 11:59 AM

Thanks, Carol. It appears she wasn't too surprised.

-Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Mon, Sep 25, 2017 at 12:10 PM

Hi Carol,

Please find attached my signed Engagement Agreement.

Thanks,
Peter

[Quoted text hidden]

 **Engagement Agreement for Estate and Trust Matters (Peter P. 5).PDF**
274K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Sep 25, 2017 at 12:11 PM

Thank you, Peter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

E-MAIL 0103

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, September 25, 2017 12:10 PM
To: Carol Loza
Subject: Re: Estate of James F. Ho

Hi Carol,

[Quoted text hidden]
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Thu, Dec 7, 2017 at 1:56 AM

Jie Jie,

I found this email while I was scanning. I had signed P. 5 and returned it to Carol. I am not sure if you ever did.

-Peter

----- Forwarded message -----

From: **Carol Loza** <cloza@ayhmh.com>
Date: Fri, Sep 22, 2017 at 10:13 AM
Subject: Estate of James F. Ho
To: "shanyuan@gmail.com" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Steven D. Anderson" <sanderson@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

[Quoted text hidden]

 **Ho - Engagement Agreement (Estate and Trust).pdf**
263K



Peter Ho <peter.ho@gmail.com>

Estate of James F. Ho [IWOV-WorkSite.FID24770]

3 messages

Carol Loza <cloza@ayhmh.com>

Fri, Sep 22, 2017 at 9:57 AM

To: "shanyuan@gmail.com" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

We just received the following information from our process server regarding service of the Petition on Debby:

The server who tried to serve Debby last night at about 7:30 said that there was no answer at the door but the porch light was on and the gate was open. The server talked to a neighbor at 231 Fulton who said that she doesn't know for sure but is almost positive that Debby has moved out.

Recall that the appraiser indicated that there was food in the pantry ... If someone has moved out, there wouldn't be food in the pantry, especially if the house is being shown by realtors. Perhaps Debby is on a trip or is staying with one of her daughters.

Please let us know how you would like the process server to proceed.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0105

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: "shanyuan@gmail.com" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Sep 22, 2017 at 10:11 AM

Dear Carol,

What are our options?

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "shanyuan@gmail.com" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Sep 22, 2017 at 10:41 AM

Dear Peter:

We have a few options for serving Debby (1) continue with today's stakeout; or (2) try serving Debby at one or both of her daughters' homes.

We can't do a skip-trace yet because it normally takes a few months after someone moves before their information is updated and available for skip-tracing, etc.

If you know of anything Debby may do routinely on a certain day and at a certain time, please let us know.

Just so you are aware, there is a server staking out the house right now ... We will keep him in place unless we hear from you to the contrary.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

E-MAIL 0106



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Ho v. Chang

10 messages

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Mon, Sep 25, 2017 at 8:46 AM

Hi Peter,

Would you have time for a brief call with me today?

Thanks,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: John Minton <jminton@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Sep 25, 2017 at 12:14 PM

Hi Dan,

I think Shan-Yuan will have more time today than me, but she's not available until after 1pm. If you can't reach her, I can touch bases with you later in the afternoon.

I'm still working on the medical MRI timeline for you, and we could not find the original Will (already notified Kelly). I will be also writing up my narrative on the events from when Dad sold 148 CSM Dr.

E-MAIL 0108

Thanks,
Peter
[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, John Minton <jminton@ayhmh.com>

Mon, Sep 25, 2017 at 12:25 PM

Hi Dan and John,

Please find new attachment of "Random Notes" (disregard the same filename attachment in my previous e-mail) as this is updated.

I will have some time after 1:30PM EST (better after 2PM EST). Please feel free to call me at (408)-835-8038. My siblings and I are all in close contact and communication and all united on the same page, so any conversations with any one of us will be shared with the other 2.

best,
-SYH

 **Random Notes**

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, John Minton <jminton@ayhmh.com>

Mon, Sep 25, 2017 at 12:34 PM

Apologies: I meant am available after 4:30 (EST) but prefer after 5 (EST),
which translates to 1:30 (PST) and 2 (PST).

I know it is not an excuse, but I have had too little sleep for too long...

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Mon, Sep 25, 2017 at 12:53 PM

Thank you, Peter and Shan-Yuan. Let's hold off until Peter frees up – he has the first-hand knowledge I'd like to discuss. If today is too busy, tomorrow works for me as well.

Thanks,

Dan

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Tue, Sep 26, 2017 at 11:20 AM

Hi Dan,

I will be available any time after 1:30pm today to talk with you. I've been reviewing Dad's medical records as well as the Albany and Los Angeles rental property transactions.

Thanks,
Peter

E-MAIL 0109

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Tue, Sep 26, 2017 at 12:08 PM

Peter, my afternoon is open. Should we plan on 1:30?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Tue, Sep 26, 2017 at 1:15 PM

Sounds good, Dan. I'll wait for your call.

-Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Sep 26, 2017 at 1:34 PM

Peter,

What's the best phone number for me to reach you?

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0110

[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]

Random Notes

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Sep 26, 2017 at 1:55 PM

Hi Dan,

I'm at 408-838-9116

My sister Shan-Yuan also wanted to sit in on the call. Can you conference her in: 408-835-8038

Thanks,
Peter

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

road map

John Minton <jminton@ayhmh.com>

Mon, Sep 25, 2017 at 8:22 AM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear All –

Thank you for your email. We have enjoyed working on this case and will continue to work hard for you.

I am heading up to S.F. shortly for an all-day meeting but will try to respond to your email (and Shan-Yuan's separate email) by tomorrow. You have raised good questions.

Back in touch soon,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Monday, September 25, 2017 12:17 AM
To: John Minton; Daniel E. Lassen; Carol Loza
Cc: Shan-Yuan Ho; Della Lau
Subject: road map

Dear John, Dan, and Carol,

We would like to express how pleased we are with what all of you have been able to accomplish so far in our battle against
E-MAIL 0112

Debby. Thank you for all of your hard work, as we know the filing was significantly expedited from the original plan. We appreciate the excellent communication you have maintained with all of us.

Is there a general road map of what to expect as we proceed? What are some of the milestones, with the approximate amounts of time that will be spent on each category, that we can expect or should look out for?

And just so we know--how much have we spent so far and how much do you estimate we will spend in total (we realize that many things can change, so this is merely a rough ballpark estimate as of now)? After we start administration of Dad's Trust, we estimate we will have between \$200-300k in an account dedicated to this lawsuit. After that, Shan-Yuan will be supplying funds from her own salary, which will be coming in slowly; hence, it is important for us to have an idea of the road map.

Lastly, what is the most useful thing we can provide your team going forward, prioritizing the things we should work on first?

Many thanks,
Shan-Yuan, Della, and Peter



Peter Ho <peter.ho@gmail.com>

Ho: Original Will [IWOV-WorkSite.FID72068]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Sep 26, 2017 at 4:08 PM

To: Kelly Mohr <kmohr@ayhmh.com>

Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, John Minton <jminton@ayhmh.com>

Dear Kelly,

What is the time-table for all of this? What happens to the requirement for lodging the Will within 30 days of my father's death--is that ignored if we find the original Will later and petition for Letters Testamentary?

If someone else (such as Debby) has an original Will that my father signed, could we find out if she lodged the Will with the court? If Debby needs my father's Death Certificate, how could she get one legally?

Thanks,
Peter

On Tue, Sep 26, 2017 at 1:47 PM, Kelly Mohr <kmohr@ayhmh.com> wrote:

Dear Peter,

Thank you for getting back to me. The plan going forward is to petition for Letters of Special Administration requesting authority solely for the purpose of obtaining your father's financial and medical records. In the petition for Letters of Special Administration we will assert that the estate has no assets that you know of at this time; however access to financial records will allow you to discover if there are assets outside the trust. If it turns out that the estate does have assets in excess of \$150,000 (exclusive of assets passing by beneficiary designation or trust) we will then petition for Letters of Administration. At this time we will assert that your father died intestate (without a valid will). If the original will is found, then we would submit the will and petition for Letters Testamentary.

If your father signed a new will that you do not know about there is nothing we can do at this time. We will address that issue if situation occurs.

Please let me know if you have any additional questions.

Best,
Kelly

Kelly A. Mohr

Paralegal

Direct Phone: [650.212.5937](tel:650.212.5937)

E-MAIL 0114

Direct Fax: **650.212.5954**

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, September 25, 2017 10:28 AM
To: Kelly Mohr
Subject: Re: Ho: Original Will [IWOV-WorkSite.FID72068]

Hi Kelly,

We looked at all of Dad's files over the weekend and were unable to locate his original will. What is the procedure now, since we only have copies?

Also, if Dad signed a new will without telling us, how will that be handled since we wouldn't know about it?

Thanks,

Peter

On Sep 25, 2017 9:45 AM, "Kelly Mohr" <kmohr@ayhmh.com> wrote:

Good morning Peter,

I am following up to see if you were able to locate your father's original will this weekend.

Thank you,

Kelly

Kelly A. Mohr

Paralegal

E-MAIL 0115

Direct Phone: [650.212.5937](tel:650.212.5937)

Direct Fax: [650.212.5954](tel:650.212.5954)



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Peter Ho <peter.ho@gmail.com>

road map

John Minton <jminton@ayhmh.com>

Tue, Sep 26, 2017 at 9:45 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear All –

In response to Peter's request for a roadmap, I provide the below. Please let me know if you have questions or wish to have a phone call to discuss any aspect.

1. Phase I (September 2016)

Phase I involved our initial meeting and subsequent phone calls and email exchanges, review and analysis of many emails and other voluminous documents that you provided (translations, medical records, trust-related documents, financial records, and other documents), preparing the initial petition and lis pendens, attention to recording, filing and service of same, research regarding the recordings issue (more on this later), preparation of subpoena documents, strategy meetings and analysis, and attention to the amended petition.

Estimated cost: \$30,000-\$35,000

2. Phase II (September 2016 – December 2016)

Phase II focuses on further factual development of the case. This includes review and analysis of information that you continue to provide to us, and gathering information from Debby and nonparties. Regarding gathering information from Debby, we will be sending "discovery" requests to her, including (i) document demands (requiring her to produce all documents relevant to topics we list), (ii) interrogatories (requiring her to provide, under oath, written answers to various questions we pose to her), and (iii) requests for admissions (requiring her to admit or deny a series of factual statements we pose to her) (requests for admissions are valuable because if the court later finds that Debby denied any statement "unreasonably," it can order her to pay our attorneys' fees required to prove the statement in question).

With respect to gathering information from nonparties, we will be sending subpoenas to various nonparties, including (for starters) John Martin, Sterling Bank and Old Republic Title.

Discovery may be served on a party 20 days after service of a petition. In our case, "D Day" – when Debby is hit with a flurry of discovery documents – is October 12. Responsive records and information are typically due approximately 30 days later.

E-MAIL 0117

We will want to incorporate all of the information we have been processing into an amended petition, which serves as a developing narrative that the court will look to in assessing the case as it progresses. Assuming we take the matter to trial eventually, we will need to submit a “trial brief” to the court beforehand. A trial brief must be a thorough presentation of all factual issues and legal claims. Our amended petition (and if we decide to do it, a “second” amended petition later on) serves as a ready-made document to modify for trial brief purposes.

Once Debby “lawyers up,” we can expect a round of discovery requests sent to us. Debby’s counsel will want all documents and information on which we base our case. Dan and I will work with you to gather documents and craft responses to interrogatories and requests for admissions.

Estimated cost: \$40,000 - \$60,000

3. Phase III (January – July 2018)

With the benefit of documents having been exchanged between the parties and received from nonparties, and written information exchanged between the parties through interrogatories and requests for admissions, next the parties move to taking depositions. A deposition is essentially an interview, taken under oath in a conference room, in which all questions and answers are recorded for use at trial. Litigants must disclose all witnesses who they believe will have relevant testimony to provide at trial. Surprise trial witnesses are not allowed. We will want to take the deposition of all witnesses whose testimony (i) we are worried we might lose due to age or infirmity, and whose testimony we want the judge to hear (if the witness is later unable to attend trial, the deposition testimony can serve as a substitute), (ii) we are not sure is in our favor or not, and we don’t want to learn is against us for the first time at trial (a deposition allows us to know, in advance, what the witness will testify to at trial, allowing us to prepare for more powerful cross-examination), and (iii) we believe is against us (we depose this person for the same reason as we do those in the previous category). We do not need to take the deposition of healthy witnesses whose testimony we are certain is favorable. However, we will have to disclose such witnesses to Debby, and her counsel will have the opportunity to depose them. You three will each have your depositions taken, and I will prepare and defend you.

Estimated cost: This is a difficult one to assess, because it depends so much on the number of witnesses. For planning purposes, assume an average of \$15,000 per witness, which includes preparation and attendance at the deposition. The cost for a deposition can vary greatly by witness. Some could be closer to \$7,500 (if minimal preparation is required) and others could be in the \$25,000 range. Assuming 10 fact witness depositions, the cost estimate is approximately \$150,000.

4. Phase IV (August 2018 – November 2018)

Phase IV is focused on supplemental written discovery requests (directed to Debby as well as nonparties), and additional supplemental fact discovery.

Cost estimate: \$20,000 - \$40,000

E-MAIL 0118

5. Phase V (December 2018 – February 2019)

Phase V involves working with expert witnesses. In this case, the court will likely find it useful to hear from a neurological expert who has reviewed all relevant medical records, put together a timeline, and can walk the judge through it in a coherent way. Each side retains its own expert for this purpose. I have worked with several neurological experts who I know to be persuasive at trial. I called my first choice this morning, to ensure the other side doesn't "burn" him. (Recall our discussion of this concept in the context of retaining attorneys – a similar dynamic can occur here.) The expert we choose will opine that based on all of the medical records he has reviewed, your father was highly susceptible to undue influence and manipulation by Debby during key time periods in the case. Each expert is deposed before trial.

Cost estimate: \$40,000 - \$50,000 for the expert depositions; \$30,000 - \$40,000 for our expert's fees (experts bill by the hour)

6. Phase VI (March 2019 – May 2019)

Trial preparation. Preparing witnesses for trial testimony, preparing outlines for cross examining witnesses, preparing trial brief.

Cost estimate: \$60,000 - \$80,000

7. Phase VII (June 2019)

Trial. Estimate 7 full court days. \$100,000 - \$150,000

8. Phase VIII (July 2019)

Post-trial briefing. The trial judge will commonly ask each side to prepare a proposed Statement of Decision, with citations to trial testimony and exhibits.

Estimated cost: \$25,000 - \$30,000

A few notes:

- a. My initial estimate of total estimated costs in the \$500,000 range was based on a traditional case schedule, in which we would go to trial within 18 months of the filing of the petition. Costs go down significantly if our petition-to-trial timeline is compressed. Inevitably there is more work to do when a case schedule is extended, as it allows the other side to "make us work" via additional discovery, motions filed with the court, etc.
- b. Regarding motions – a motion is a brief filed with the court in which one side is asking for a court order of some kind. Motions can take many forms. Often they are used during the discovery process, when one side believes the other side is behaving inappropriately. Motion practice is not explicitly covered above, but one or more motions will inevitably arise as part of the case. Some motions can be resolved relatively inexpensively (e.g., under \$15,000), others can be more involved depending on the importance and complexity of the issue raised (e.g., how and to what degree certain tape recordings may be used during the trial).
- c. As noted, the estimates provided above are just that. This case may evolve in a way that is more straightforward, with less aggressive defensive maneuvers by Debby's counsel, than I am predicting. The above estimates are based on an average level of aggressiveness by Debby. If she is more aggressive than anticipated (an approach that incidentally will cost her more money), we can expect our costs to rise.

Again, feel free to send questions or let me know if you'd like to have a call to discuss.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [<mailto:peter.ho@gmail.com>]
Sent: Monday, September 25, 2017 12:17 AM
To: John Minton; Daniel E. Lassen; Carol Loza
Cc: Shan-Yuan Ho; Della Lau
Subject: road map

E-MAIL 0120

Dear John, Dan, and Carol,

We would like to express how pleased we are with what all of you have been able to accomplish so far in our battle against Debby. Thank you for all of your hard work, as we know the filing was significantly expedited from the original plan. We appreciate the excellent communication you have maintained with all of us.

Is there a general road map of what to expect as we proceed? What are some of the milestones, with the approximate amounts of time that will be spent on each category, that we can expect or should look out for?

And just so we know--how much have we spent so far and how much do you estimate we will spend in total (we realize that many things can change, so this is merely a rough ballpark estimate as of now)? After we start administration of Dad's Trust, we estimate we will have between \$200-300k in an account dedicated to this lawsuit. After that, Shan-Yuan will be supplying funds from her own salary, which will be coming in slowly; hence, it is important for us to have an idea of the road map.

Lastly, what is the most useful thing we can provide your team going forward, prioritizing the things we should work on first?

Many thanks,
Shan-Yuan, Della, and Peter



Peter Ho <peter.ho@gmail.com>

Ho: Probate [IWOV-WorkSite.FID72068]

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Sep 27, 2017 at 2:34 PM

Dear Peter,

A probate is required in order to prosecute a claim on behalf of the decedent, including conferring standing upon an executor or administrator to file a petition to recover assets that rightfully belong in the estate but that are in the possession of someone else. The reason for the probate is to gain control over assets that should have been in the trust of the deceased person.

Another reason for the probate is to "flush out" any competing estate plan – it is only in that way that issues can be understood and resolved and a settlement can be reached. If Debby has a will and if she is named as a beneficiary she has standing to commence a probate. In order for you to "control" the proceedings we want to secure your appointment first – otherwise you risk playing "catch up" should Debby submit a competing document for probate herself.

I am working on obtaining answers to your other questions and will send you a separate email shortly.

Best regards,

Kellyh

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0122



Peter Ho <peter.ho@gmail.com>

1992 Will

8 messages

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Sep 29, 2017 at 3:29 PM

Hi Peter – Can you confirm that you have the ORIGINAL of the 1992 Will? Thanks, John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Fri, Sep 29, 2017 at 3:49 PM

Hi John,

Yes, I called Jay Woidtke last week who confirmed he has the original of Dad's 1992 Will as well as the original of my parents' Trust.

-Peter
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Terese M. Raddie" <traddie@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Fri, Sep 29, 2017 at 3:53 PM

Got it – turns out my colleague Terese hadn't been aware of this when we discussed our options. I believe the plan will be to lodge that. Can you bring that by our office early next week?

Thanks,

John

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Oct 2, 2017 at 4:12 PM
E-MAIL 0123

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi Peter – Thought I would follow up on the below.

Thanks, John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Mon, Oct 2, 2017 at 4:23 PM

Hi John,

I had to leave a message for Jay Woidtke; we will be setting up a time for me to pick up the original Will, Codicil to Will, and Trust documents when he calls me back. I'll let you know when I will have them in hand (hopefully, very soon).

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Oct 2, 2017 at 4:43 PM

Sounds good, Peter. Thank you.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>

Tue, Oct 3, 2017 at 12:13 PM

Hi John,

I have the originals and will be dropping them off with Kelly around 1pm.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Oct 3, 2017 at 12:23 PM

Great, thanks Peter.

Sent from my iPhone

[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]

<image001.png>

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

350 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5966
650.312.5982 Fax

image001.png
25K

E-MAIL 0125



Peter Ho <peter.ho@gmail.com>

Potential Witness List

2 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Fri, Sep 29, 2017 at 4:03 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "DellaLau@launet.com"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Team:

Thank you for your time on the call today and for preparing a spreadsheet or table identifying potential witnesses. Please include in the table columns for the topics on which witnesses could provide testimony, their relationship to the case (e.g. "James' neighbor and friend"), and whether there are circumstances requiring that we take their deposition as soon as possible. I'm providing the following list of topics to help you prepare that document:

- Debby's isolation of James
- James' dependence on Debby (e.g. errands, preparing meals, helping him walk, hygiene/grooming, providing medication)
- Debby pressuring James to do things (e.g. pay restaurant bills)
- James' health
 - Cognitive issues such as memory, focus and confusion
 - Mobility issues (e.g. falls, use of wheelchair, walker, three-pronged cane)
 - Fatigue
 - Depression
 - Cancers
- Debby's knowledge of James' dependence and/or vulnerability
- James' fear of Debby
- Any other negative information about Debby (this might not be usable in court, but we should obtain it anyway)

Thank you!

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

E-MAIL 0126

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "DellaLau@launet.com" <DellaLau@launet.com>

Sat, Sep 30, 2017 at 2:02 AM

Peter and I have put in way too much work and time on this case. I have pulled too many all-nighters and my health has gone down the drain. It is clear they cannot keep up with me and Peter. I did this for several reasons:

- 1) we need to get the lawsuit filed ASAP, timing, esp. with the lis pendens emergency
- 2) We need to get the info all organized ASAP, so they can start constructing their arguments for the petition and amendment.

Given all the time and work we have put into this case, I really don't know what the \$35K so far is for. If you count, time for Peter, SYH, and Della beyond what a client reasonably should put in, we have spent well over \$100K for September. I have not worked at all except on this case. Their bill is about \$10-15K over what I was expecting. I really don't mind paying this if I felt they were really on top of things, but it was clear from the conversations that they are not on top with the facts of the case. They had not even read what we busted our butts trying to get done. If they really went through everything, spend good time thinking about it, and were totally on top like me and Peter, I don't mind even paying \$50K for Sept. I already explained to them twice (today was the third time) that the Nanny Cam has only 2 minutes and is a subset of the smoking-gun transcript of audio that was taken from dad's phone. This info is on the transcript, in repeated written explanation, and verbally. Yet, John still thought it was all from the nanny cam today. It is clear to me they have not spent that much time on this case, because in part we did most of the work for them. I deal with students all the time for class and research, and I know how much effort and time they have spent and how much they are on top of things, etc. This was part of my job for a long time.

These lawyers have an overload of info that they either cannot handle or choose not to spend time on at the moment. Then they should not charge us up the wazoo. We shot ourselves in the foot. It was my fault for telling Peter to share that huge cloud file. One of the most stupid decisions I made. Sorry about that. I don't know how to retract it now. My friend said we messed up in telling them we wanted this to drag out and were willing to pay whatever to put Satan in hell. I changed my mind, we want this done quickly. When we feel Satan is going through hell, then at that time, we can tell them to slow it down. For now, get the lawsuit completed asap.

My friends have already told me many times that if we don't handle and manage the lawyer work, the money will drain very quickly. Lawyers always seek "billable hours" as my friends reminded me. I am making an executive decision now. Everything comes to a screeching halt until we get the subpoenas. Peter, you and I will go back to our real work and catch up with life. Della, I need to you to help me craft an e-mail to manage this mess right now.

My friend guessed it today. He said, "The lawyer asked for a call and was figuring out the agenda and going along, right? This is for billable time." No more phone conversations, unless there is some emergency. Everything by e-mail. They can make a request for a phone call, but we must know (1) the agenda and topic list of discussion, (2) tell us exactly who will be in on the conversation. There is no point in paying 2 lawyers for the discussion we had today which could have been addressed via e-mail or a much shorter time period. I really feel they were trying to waste time. There were plenty of pauses and moments of silence which made the call very inefficient. They did not have much to say. It was clear and completely unlike the other phone calls (except for Dan's which was really a waste of time and money). Because we did most of the work and I removed a lot of the permissions, they are looking for hours to bill. Peter: from today's conversation, they really did not understand Albany and McCollum transactions, they did not read your random notes, and they do not have a theory for the deed transfer. Yes, John pulled a fast one on us, by requesting a phone call, but not letting us know

I am pissed because I feel Peter and I are killing ourselves and we are being charged about \$1,000/hour for killing ourselves. I will need a very detailed bill for September before continuing anything.

FYI, for most of the Subpoenas, I can come up with all sort of B.S. reasons why we need to see the documents. Note that I came up with the reason to see Satan's Trust (and they did not have one, just telling us a good reason is needed) and John thought it was a good reason. I can think of another reason as well. This will be the second big irritation for Satan.

What if we did not do all that work and only provided what normal clients do within reason. Then their bill should be well over \$35K, right? Because they would have a lot more work to do.

Ignore Dan's e-mail below until I receive a detailed bill. We are the clients, so they as the prof lawyers tell us what they need, and we provide the info and tell them what to do. I find it a bit offensive that they are telling us which columns and how to organize the data. This is a lot of work. WE just need to provide the info and they can decide how to organize it. It is their job, because I realize even if we spend time doing it, they will still charge us for the job anyway.

I would like to propose to them a half contingency. In other words, I will pay half the bill. If they win and Satan has to foot the bill, then they get the full amount. The other lawyers we talked to are not as good, and their estimate was \$200-300K through trial, including Ed's estimate. Let me know what you think.

I might be available for a call on Saturday at 4PM EST. I am so upset...

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Criminal Defense Attorney

1 message

John Minton <jminton@ayhmh.com>

Sat, Sep 30, 2017 at 1:35 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

All – I have touched base with a criminal defense attorney whom I know. He is in trial over the next few weeks, but will take time to speak with you. Here is his contact information:

ERIC M. HOVE

ATTORNEY AT LAW

[1640 LAUREL STREET](#)

[SAN CARLOS, CA 94070](#)

[\(650\)594-4200](#)

I would start with Eric. If you would like to talk to another criminal defense attorney thereafter, please let me know. But Eric knows his stuff and will give you the answers you need.

Best,

John



Peter Ho <peter.ho@gmail.com>

Re: August Check

14 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Sat, Sep 30, 2017 at 11:05 AM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

Please find check for \$5,000 to Debby Chang attached.

The check was written out in April 2017 from the wrong account (savings instead of checking), although our dad wrote 2016 by mistake. He told her to void it, and he also told Peter to tell her to destroy it, and she replied that she would. Basically, she was told to void it and she said, "okay"

Debby cashed the check on 8/28/2017, and she wrote on the memo line "Jun rent and food."

Timeline

First, I believe it is wrong to write on someone else's check. Second, the agreed upon rent (\$3500) and food (\$3000) is \$6500, so this \$5000 is a strange amount for that.

Third, the agreement on the rent and food occurred in July moving forward.

They lived in the Penthouse until mid June which our dad paid for everything.
I think she needed to find a reason to cash the check.

I would like to set an appointment to talk to you on the phone when you have the time.

On Sat, Sep 30, 2017 at 12:11 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Shan-Yuan –

Our access to the Google Docs file seems to have expired, so we weren't able to look at the check that Debby cashed in August that we discussed yesterday. Can you send me a pdf of that check and remind us of the circumstances of how she received the check and ultimately cashed it?

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you

E-MAIL 0130

are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

 **20170828 post date of last check Debby cashed.pdf**
55K

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sat, Sep 30, 2017 at 1:27 PM

Thank you, Shan-Yuan. I am happy to talk today if you have time. What time(s) are you available?

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900

650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sun, Oct 1, 2017 at 12:58 AM

Hi John,

Sorry I was not able to get back earlier. I have been completely swamped. We can set a conference call in a few days, so let me get back to you with a bunch of times after I check with Peter and Della on their availability,

In regards to the McCollum House, we are all taking guesses as to what transpired. We do know the following (which I am sure you are well aware of, but I am writing it out for my benefit and in case I missed anything).

1) Our father went to Taiwan every 2 years. In 2005-2006, he started feeling bad and his head felt dizzy. He went in for a scan in 2006 in Taiwan (none in the previous years). Meningioma pressing on the frontal lobe. Many people can testify that he is frugal, not very generous, clear and financial calculating, so his title transfer of McCollum is shocking to everyone. It is out of character unless there is some other financial gain we are unaware of.

E-MAIL 0131

2) Transferring the deed over to Debby and her Trust in 2006: We would like to subpoena her Trust, because that deed transfer makes no sense. If she put him or his children as beneficiaries on her Trust (highly unlikely), it would at least make more sense for him to transfer the property entirely in her name (among other arguments). When is the earliest we can subpoena her Trust?

3) I believe our dad felt he had an ownership in the property from i) his frequent trips to LA to deal with property issues. ii) he took mortgage deductions and claimed rental income on his tax returns through 2015. It is my understanding from IRS rules that one must be on the title and have ownership status to claim deductions from a property. As Peter explained, James did not claim these deductions in 2016 because Debby wanted all the benefit of the deductions on her returns.

4) The James Ho Estate is in trouble now, because there is an approximate \$600K mortgage and no title in the house. If a large lien were placed on the property tomorrow and mortgage payments missed, there may be no equity in the house and the bank would come after the Estate, the primary borrower.

I have a couple questions.

Q1) Some of our dad's close friends in church (who are on the witness list) know about what Debby manipulated and stole. They are most shocked at the sale of 148 CSM. They stated that they will not mention the lawsuit or what Debby did. I wanted to ruin her socially and let everyone know what she did. Is this a good idea or not? I don't want to do anything to hurt our lawsuit. Please advise.

Q2) When Peter and I went to Debby's house to move our father's belongings out, Rita (Debby's daughter) agreed to let me take photos of the house afterwards to protect ourselves (I said I did not want Debby to claim we took something when we did not). Rita was uncomfortable and her boyfriend Rheinhard (who helped Debby make the appointment with John Martin) was angry. Rheinhard yelled and screamed at me and touched my phone. He was getting close to assaulting me but Peter came running in from the garage and loudly commanded Rheinhard to back off, which he did. I promised Rita that I would share all the photos I took, which she wanted. Should I send her the photos? Is this a good opportunity to say a few things that would help our cause as well? Please advise.

Thanks!

Shan-Yuan

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Oct 1, 2017 at 12:13 PM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Dan and John,

You had asked me and Peter about whether our father received any rental payments, etc. (because he claimed half rental and mortgage deductions until 2015). Peter replied "No" and here is why.

5) The mortgage statements were sent to 1319 Brewster, Debby's residence, and now to 229 Fulton. The rental payments equals or exceed the mortgage payments. From dad's financial statements, we conclude that Debby received the rental checks and paid the mortgage bill from that income. Note that Debby's daughter Judy and her husband lived in 1 of the 3 units. The agreement is that she will manage the property in exchange for little to no rental, although she did almost nothing. James and Debby had to fly down to LA on multiple occasions to take care of property issues. If Debby's lawyer comes back and argues that Debby did all the property management and financial administration, we say she is merely doing the job of her daughter and it is not true that James was not involved in the upkeep of the property. In the end, James had no gain in letting her daughter live in one of the rental units for little to no rent. We should ask Debby to provide proof of what her daughter paid for rent.

best,

SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sun, Oct 1, 2017 at 1:02 PM

Hi Shan-Yuan and all – thanks for this information. Helpful to have.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Sun, Oct 1, 2017 at 1:19 PM

Hi Shan-Yuan –

Thank you for this additional information. This raises two questions:

First, regarding the April 2017 directive to destroy the check, does this mean that in April 2017 we were aware James was writing \$5,000 checks to Debbie? When did any of you first learn about this?

Second, when you say “the agreement on the rent and food occurred in July moving forward,” please provide all relevant circumstances about the “agreement,” including who developed it, knew about it, etc.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0133

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Saturday, September 30, 2017 11:06 AM
To: John Minton
Cc: Peter Ho; Della Lau
Subject: Re: August Check

Hi John,

Please find check for \$5,000 to Debby Chang attached.

The check was written out in April 2017 from the wrong account (savings instead of checking), although our dad wrote 2016 by mistake. He told her to void it, and he also told Peter to tell her to destroy it, and she replied that she would. Basically, she was told to void it and she said, "okay"

Debby cashed the check on 8/28/2017, and she wrote on the memo line "Jun rent and food."



Timeline

[Quoted text hidden]

20170828 post date of last check Debby cashed.pdf
55K

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Sun, Oct 1, 2017 at 1:30 PM

Hi Shan-Yuan – See comments in ALL CAPS below.

Thanks,

John

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Sunday, October 01, 2017 12:58 AM
To: John Minton
Cc: Peter Ho; Della Lau
Subject: Re: August Check

Hi John,

E-MAIL 0134

Sorry I was not able to get back earlier. I have been completely swamped. We can set a conference call in a few days, so let me get back to you with a bunch of times after I check with Peter and Della on their availability,

In regards to the McCollum House, we are all taking guesses as to what transpired. We do know the following (which I am sure you are well aware of, but I am writing it out for my benefit and in case I missed anything).

1) Our father went to Taiwan every 2 years. In 2005-2006, he started feeling bad and his head felt dizzy. He went in for a scan in 2006 in Taiwan (none in the previous years). Meningioma pressing on the frontal lobe. Many people can testify that he is frugal, not very generous, clear and financial calculating, so his title transfer of McCollum is shocking to everyone. It is out of character unless there is some other financial gain we are unaware of.

2) Transferring the deed over to Debby and her Trust in 2006: We would like to subpoena her Trust, because that deed transfer makes no sense. If she put him or his children as beneficiaries on her Trust (highly unlikely), it would at least make more sense for him to transfer the property entirely in her name (among other arguments). When is the earliest we can subpoena her Trust? [WE CAN MAKE THIS PART OF OUR INITIAL DOCUMENT DEMANDS THAT WE SERVE ON OCTOBER 12]

3) I believe our dad felt he had an ownership in the property from i) his frequent trips to LA to deal with property issues. ii) he took mortgage deductions and claimed rental income on his tax returns through 2015. It is my understanding from IRS rules that one must be on the title and have ownership status to claim deductions from a property. As Peter explained, James did not claim these deductions in 2016 because Debby wanted all the benefit of the deductions on her returns.

4) The James Ho Estate is in trouble now, because there is an approximate \$600K mortgage and no title in the house. If a large lien were placed on the property tomorrow and mortgage payments missed, there may be no equity in the house and the bank would come after the Estate, the primary borrower. [AGREED – ALL THE MORE REASON SO GET THE LIS PENDENS ON THERE, HOPEFULLY IN THE NEXT WEEK]

I have a couple questions.

Q1) Some of our dad's close friends in church (who are on the witness list) know about what Debby manipulated and stole. They are most shocked at the sale of 148 CSM. They stated that they will not mention the lawsuit or what Debby did. I wanted to ruin her socially and let everyone know what she did. Is this a good idea or not? I don't want to do anything to hurt our lawsuit. Please advise. [THERE IS NOTHING WRONG WITH GIVING POTENTIAL WITNESSES SOME "COLOR" ABOUT THE EVENTS IN QUESTION TO HELP THEM UNDERSTAND THE CONTEXT OF THEIR TESTIMONY. IN MY EXPERIENCE, IT IS BETTER TO STICK TO THE FACTS AND NOT TO EDITORIALIZE OR PROVIDE COMMENTARY. YOUR TONE SHOULD BE ONE OF SADNESS, NOT ANGER OR VENGEFULNESS. THE FACTS WILL SPEAK FOR THEMSELVES HERE, ESPECIALLY FOR THE PEOPLE WHO KNEW YOUR DAD.]

Q2) When Peter and I went to Debby's house to move our father's belongings out, Rita (Debby's daughter) agreed to let me take photos of the house afterwards to protect ourselves (I said I did not want Debby to claim we took something when we did not). Rita was uncomfortable and her boyfriend Rheinhard (who helped Debby make the appointment with John Martin) was angry. Rheinhard yelled and screamed at me and touched my phone. He was getting close to assaulting me but Peter came running in from the garage and loudly commanded Rheinhard to back off, which he did. I promised Rita that I would share all the photos I took, which she wanted. Should I send her the photos? Is this a good opportunity to say a few things that would help our cause as well? Please advise. [THE LAWSUIT HAS CHANGED THE CIRCUMSTANCES OF NORMAL RELATIONS. I SUGGEST NO CONTACT. IF SHE CONTACTS YOU, LET ME KNOW AND WE CAN DECIDE WHAT TO DO.]

[Quoted text hidden]

E-MAIL 0135

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Sun, Oct 1, 2017 at 4:11 PM

Dear John,

The directive for her to destroy the check was in July/August 2017 after that check was never cashed, and I followed up with Dad about it. We started suspecting she was stealing his money around that time; prior to that when we asked certain checks, she would give an explanation where we found out later were not truthful (e.g., \$10,000 check for food because she had never asked him for grocery money in 20 years--not true: there are other checks over the years with "groceries" in the memo).

As for the rent and food agreement, she mentioned it to both Shan-Yuan and myself separately (with no decision on numbers--but I was expecting \$3000 for rent (half of \$6000) and \$1000/mo for her taking care of him), but she finalized the numbers herself when she talked to Dad alone: \$3500 rent and \$3000 to take care of him. None of us were around, and she did not notify us when she was going to "discuss" it with Dad. I didn't find out about this until I looked at Dad's checkbook register and asked him about it. I was waiting for the right time to bring it up with her and confront her with her unilateral decision, but Dad got more sick and it went on the back-burner. I had also asked her to take over the PG&E bill (I had called PG&E and told them that Debby would be calling them with her personal info--I made it easy for her), but she never called them up; Dad continued to pay the gas and electricity until we shut it off last week. Dad also paid the internet bill by himself.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com> Sun, Oct 1, 2017 at 6:38 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Thanks, Peter, for your quick response. I suspected it was something like this, but it is good to have these details.

Best,

John

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com> Mon, Oct 2, 2017 at 12:58 AM
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

John,

I need to add another important piece of information on this \$5,000 check that was suppose to be voided, which Debby cashed 4.5 months after it was written in April 2017. In our dad's check register he wrote for Check #107 Debby Chang \$5,000 "grocery," although the memo section on the check was blank and she filled it in later with Jun rent and food. So he intended the \$5,000 for groceries only. However, I see around the same time in April he wrote a \$10,000 check to her for "groceries." There are large amounts of checks she cashed just in the past year that he wrote "groceries" in his check register. Interesting that I see on his credit card statements a number of grocery purchases at Safeway, Marina, Whole Foods. I cannot wrap my head around how it is possible that anyone, especially an elderly sick cancer patient, eat over \$30,000 worth of groceries in less than a year?

Hope this helps,
-SYH

[Quoted text hidden]

E-MAIL 0136

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Mon, Oct 2, 2017 at 9:07 AM

Very interesting. I think we can use this as evidence of his confusion. We will make a note of this in the amended petition. We hope to circulate the drafted amended petition later today.

Best,

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Mon, Oct 2, 2017 at 3:05 PM

Dear John,

I also wanted to add the following piece of information. Upon reflection, I now recall that it was not a 0% loan from Day 1. Dad would be able to get 3% from putting his money into his VALIC account (which he where he actually parked \$1M after he sold 107 Flying Cloud Isle and lived in the penthouse for a year); so he was going to lend it to her for 3%. I remember this now because I am dealing with the administration of the VALIC accounts; Dad also told me that only a father would lend money to his son (and children) for 0% (Debby doesn't qualify); and also I remember thinking that 3% of \$1M would be \$30k/year, which would be approximately the amount Dad would have to pay in rent for 229 Fulton St, so it should be a wash. Somewhere down the line, this turned into a 0% loan (I believe after she complained about the high \$9000 monthly payment), but Dad still had to fork out rent money.

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Mon, Oct 2, 2017 at 4:11 PM

Hi Peter –

Got it. The “loan” concept may turn into a fall-back position, but for now I think we stick with the position that Debby essentially “stole” the money. If it comes up, I think we portray the “loan” idea as a sheepish, after-the-fact justification used by your proud father. I hope you’re comfortable with this approach. I believe it is supportable based on the facts of which you have made us aware.

Best,

John

E-MAIL 0137

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Oct 2, 2017 at 4:30 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi John,

I'm fine with that. All the talk about the loan was just Debby's pretense to steal the money. All that talk was simply to get cash in hand first.

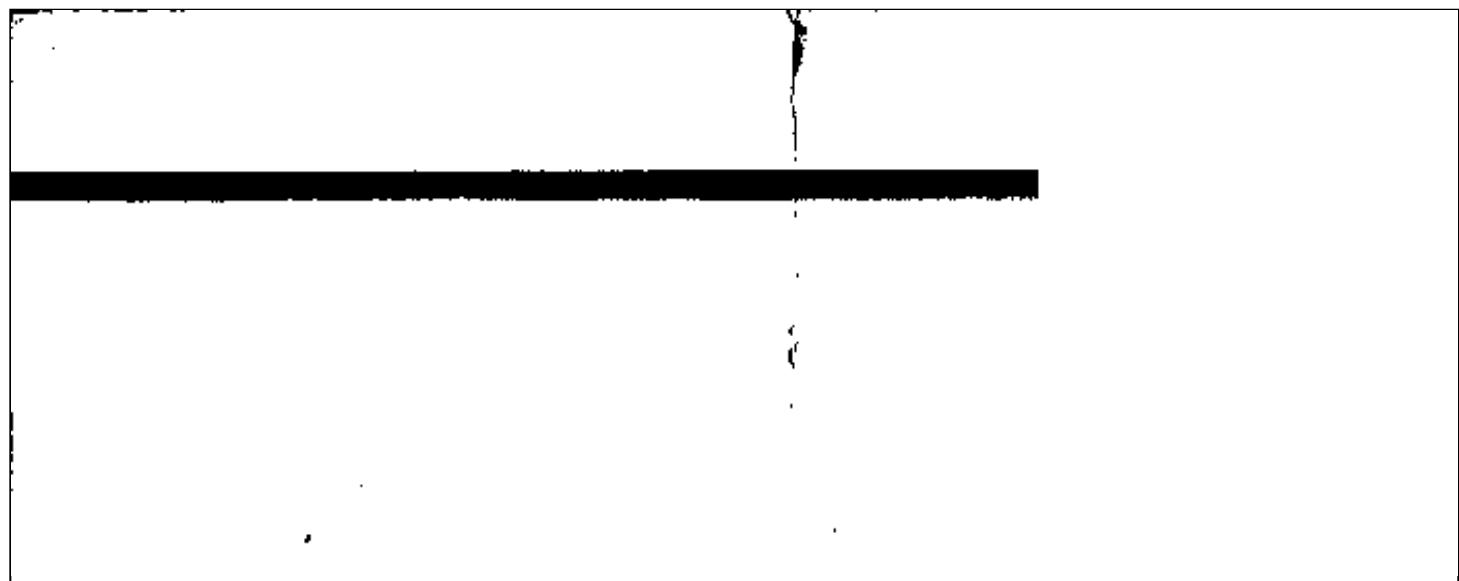
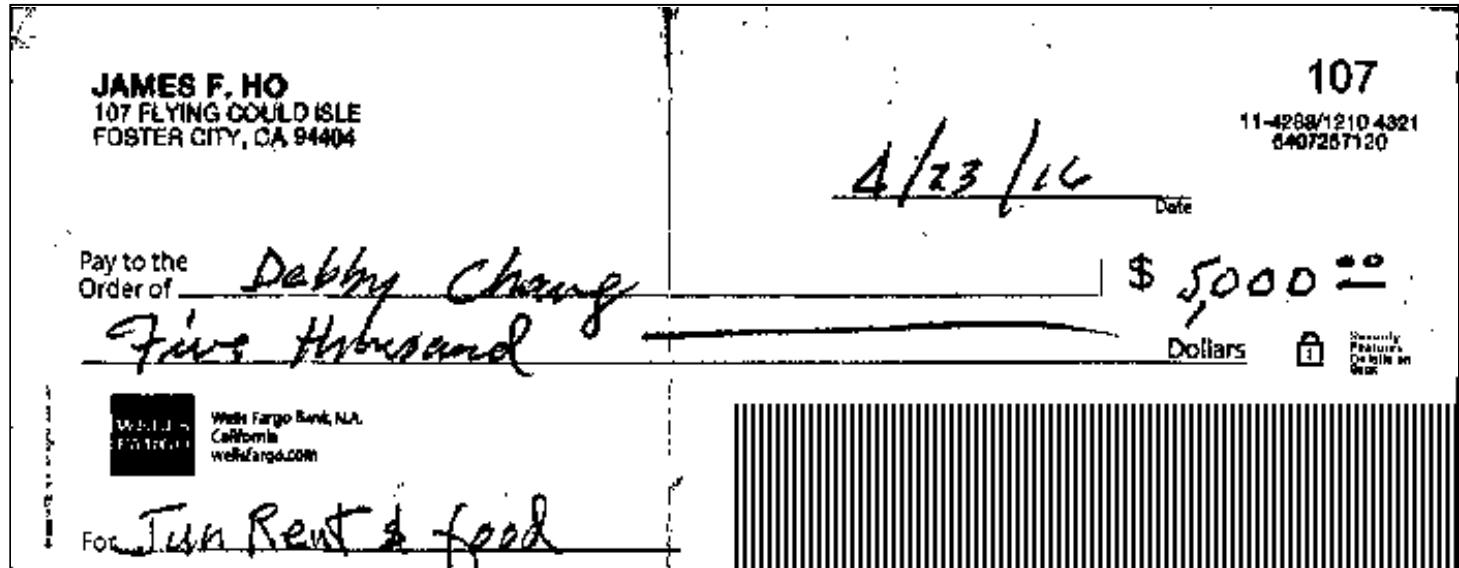
-Peter

[Quoted text hidden]

WELLS FARGO

Check Details

Check Number	107
Date Posted	08/28/17
Check Amount	\$5,000.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

E-MAIL 0139



Peter Ho <peter.ho@gmail.com>

beneficiary account question; original documents delivered

4 messages

Peter C. Ho <peter.ho@gmail.com>

Tue, Oct 3, 2017 at 6:08 PM

To: "John D. Minton" <jminton@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear John,

Regarding the \$300k+ in John Hancock Investments, does it matter to you if we parked it in an account under my name (easier, since I am the beneficiary) or in a trust account under Peter Ho, Trustee of the James and Grace Ho Trust? The current account is under my Dad's name (individual account).

Also, I delivered originals of the following four documents to Kelly this afternoon: (1) Dad's 1992 Will, (2) his 1995 Codicil to his Will (for when Mom passed away), (3) Dad and Mom's Trust, and (4) First Amendment to the Trust (for when Mom passed away).

We cannot locate the original Second Amendment to the Trust (naming me as the new Trustee of Trust A).

I'm attaching the latest VALIC statement (for the two NQDA and one IRA accounts) per Kelly's request.

Oh, and should I turn off the internet now at 229 Fulton St?

Thanks,
Peter

Statement_x3365_2nd_Qtr2017.pdf
1037K

John Minton <jminton@ayhmh.com>

Tue, Oct 3, 2017 at 9:15 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, Kelly Mohr <kmohr@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter –

Regarding the John Hancock proceeds, yes, an account in your name as trustee is preferred.

Thank you for dropping off the estate planning documents. We are planning on lodging the original will tomorrow.

No need to locate the original second amendment to the trust. The copy we have is sufficient for trust administration purposes.

Yes, go ahead and cancel the internet service.

Can I assume you are working on edits to the Amended Petition?

E-MAIL 0140

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Kelly Mohr <kmohr@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Oct 4, 2017 at 10:17 AM

Hi John,

Yes, we have been working on the edits to the Amended Petition and are almost done. It reads differently this time (was it written by two different authors?) and has some glaring factual errors.

Also, should I be expecting the September bill soon?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Kelly Mohr <kmohr@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Oct 4, 2017 at 10:31 AM

Hi Peter –

Thanks for the update. The Amended Petition is the combined product of both Dan and me (same as last time). Having seen many court petitions, we feel the Amended Petition will make a compelling impression on the probate judge. We will look forward to your edits.

Bills typically get mailed out in the second week of the month, so you should see the bill next week some time.

Best,

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Google drive

7 messages

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Tue, Oct 3, 2017 at 5:30 PM

Hi Peter,

Would you grant me access to the Google drive folder for the case? My gmail account is dan.lassen@gmail.com, if needed.

Also, would you send .pdf files of the August 21, 2017 transcripts?

Thanks,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: John Minton <jminton@ayhmh.com>
Bcc: Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Oct 3, 2017 at 6:31 PM

Hi Dan,

E-MAIL 0143

We are readjusting the google drive files because we exceeded the storage limit and are still uploading--will need some more time to sort it out. In the meantime, I am attaching the two transcripts you requested. I bracketed in the parts where we have Nannycam footage (video and audio).

Thanks,
Peter
[Quoted text hidden]

2 attachments

 transcript 20170821_1403 Debby, Peter, Dad (estate lawyer argument) [Voice 006].docx
28K

 transcript 20170821_151228 Debby, Dad (reinstating lawyer) [recording_3600] bully-to-lawyer-smoking-gun.docx
15K

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Tue, Oct 3, 2017 at 8:46 PM

Thank you!

On Oct 3, 2017, at 6:31 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:

Hi Dan,

We are readjusting the google drive files because we exceeded the storage limit and are still uploading--will need some more time to sort it out. In the meantime, I am attaching the two transcripts you requested. I bracketed in the parts where we have Nannycam footage (video and audio).

Thanks,
Peter

On Tue, Oct 3, 2017 at 5:30 PM, Daniel E. Lassen <dlassen@ayhmh.com> wrote:

Hi Peter,

Would you grant me access to the Google drive folder for the case? My gmail account is dan.lassen@gmail.com, if needed.

Also, would you send .pdf files of the August 21, 2017 transcripts?

Thanks,

Dan

Daniel E. Lassen

Attorney

Direct Phone: [650.212.5927](tel:650.212.5927)

Direct Fax: [650.212.5963](tel:650.212.5963)

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

<transcript 20170821_1403 Debby, Peter, Dad (estate lawyer argument) [Voice 006].docx>

<transcript 20170821_151228 Debby, Dad (reinstating lawyer) [recording_3600] bully-to-lawyer-smoking-gun.docx>

ANDERSON YAZDI
HWANG MINTON + HORN

300 Pinole Road
Burlingame, CA 94010
www.ayhmh.com

image001.png
25K

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Wed, Oct 4, 2017 at 8:50 AM

Thank you, Peter. To confirm, the nannycam picks up the audio independently, correct?

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Oct 4, 2017 at 9:38 AM

Peter, quick question about your translation in addition to John's question below in this chain. Your dad mentions "giving" the money to Debby. I take that to mean he had already "provided" it to Debby, not that he felt that he had made a gift. The recording is great for establishing his confusion about what he intended to happen with the money and Debby's manipulation but the ambiguity of "give" is a slight downside. Is the word James used subject to the same ambiguity? I wonder if "provided" is a fair translation.

Dan

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Cc: John Minton <jminton@ayhmh.com>

Wed, Oct 4, 2017 at 10:08 AM

John, the Nannycam picks up video and audio and records them into a single file (.avi). It does NOT produce two separate (video and audio) files. I hope that answers your question.

Dan, you bring up an interesting point. Let me confer with my sister because the word Dad uses is literally "give," which in Mandarin can also mean gifting or providing. We always took it as him "gifting" the money to her (when he was confused about a 0% loan and "gifting" the money, thinking that they were the same thing); you might be able to make the case that he meant "provided" in some cases.

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Daniel E. Lassen" <dlassen@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Wed, Oct 4, 2017 at 10:29 AM

Thanks, Peter. I am clear on this now.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0146



Peter Ho <peter.ho@gmail.com>

Ho: Citizenship [IWOV-WorkSite.FID72068]

2 messages

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Oct 4, 2017 at 10:43 AM

Hi Peter,

I am working on revising the Petition for Probate. Was your father a U.S. citizen?

Thank you,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Wed, Oct 4, 2017 at 12:02 PM

Hi Kelly,

Yes, he was. Do you need a copy of his passport or California ID?

-Peter

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Ho: Taxpayer identification number for Trust A [IWOV-WorkSite.FID72080]

1 message

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Oct 4, 2017 at 12:22 PM

30-6592034

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Peter Ho <peter.ho@gmail.com>

RE: Trust account titling [IWOV-WorkSite.FID72080]

3 messages

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Wed, Oct 4, 2017 at 12:18 PM

Hi Peter,

You should take title as follows, "Peter C. Ho, Trustee

Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended."

You will need a new taxpayer identification number for this account. I am working on getting one for you now. I will send it to you shortly.

Best,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Wednesday, October 04, 2017 10:37 AM
To: Kelly Mohr
Subject: Trust account titling

E-MAIL 0149

Hi Kelly,

Since John prefers to have the \$300k John Hancock funds be placed in a trust account, I asked Dad's financial advisor to help us create one. He wanted to know how it should be titled (e.g., Peter C. Ho, Trustee of the James F. Ho and Grace C. Ho Trust) because you might change the name now that Dad is deceased.

Thanks,

Peter

Peter C. Ho <peter.ho@gmail.com>
To: Kelly Mohr <kmohr@ayhmh.com>

Wed, Oct 4, 2017 at 12:22 PM

Hi Kelly,

Is there an "of" missing in the title?

Peter C. Ho, Trustee **of** Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended

Thanks,

Peter

[Quoted text hidden]

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Wed, Oct 4, 2017 at 12:25 PM

Generally your name isn't part of the title, but you will be listed as Trustee. Either way is fine.

[Quoted text hidden]

E-MAIL 0150



Peter Ho <peter.ho@gmail.com>

Amended Petition

John Minton <jminton@ayhmh.com>

Fri, Oct 6, 2017 at 5:14 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thanks, Peter. I will work on the Amended Petition over the weekend. I will send you the promised email with my written thoughts tomorrow.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Friday, October 06, 2017 2:31 PM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: Amended Petition

Dear John,

We realize you may not want to change the content and format of the Introduction, so I am attaching your original version from the Amended Petition with just some wording and factual changes from us.

We look forward to your written thoughts and will respond in kind before setting up another costly conference call for all of us. A one-on-one call with you may suffice.

E-MAIL 0151

Thanks,

Peter

On Fri, Oct 6, 2017 at 12:48 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

On further reflection, we think it would be better to have the call on Monday if possible. I want to send some written thoughts in response to the issues you have raised. This will allow you to think about those issues over the weekend and we can have a more meaningful discussion on Monday.

Please advise as to your availability on Monday. If Monday doesn't work, I have a mediation on Tuesday, but I am available on Wednesday. Of course, we will work on finalizing the amended petition in the meantime.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: John Minton
Sent: Friday, October 06, 2017 9:25 AM
To: 'Peter C. Ho'
Cc: Shan-Yuan Ho; Della Lau; Carol Loza; Daniel E. Lassen
Subject: RE: Amended Petition

Dear all –

E-MAIL 0152

I think we need to get on a conference call to discuss the points you raise. Dan and I are available today at 3:00 p.m. Alternatively, we are available on Monday at 10:00 a.m. or 2:00 p.m. Please let us know if any of those times work, and I will circulate conference line information.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Friday, October 06, 2017 8:33 AM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau; Carol Loza; Daniel E. Lassen
Subject: Re: Amended Petition

Dear John and Dan,

The Amended Petition reads like it's choppy--definitely not as smooth nor as coherent as the original Petition--which disappointed us. We were expecting a seamless insertion of the McCollum (LA house) story that would bolster the entire narrative. Instead, we felt the narrative became one-dimensional with just a collection of facts that were thrown together chronologically. We're not sure if this was your intention; the previous narrative seemed more colorful and makes the reader anticipate the upcoming trial--like a good appetizer. This narrative doesn't get you excited about the arguments that will be made in court.

Attached are our edits for the Amended Petition. In particular, the Introduction reads like it has too much detail such that when reading the Factual Background, it's like re-reading the same things over again. In addition, the McCollum piece is missing from the Introduction. Also, Dad's funeral was on 9/10/17, a fact that we corrected in the original Petition--how was this mistake made again in this Amended Petition?

If you could provide us a more refined and factually correct version next time, it would reduce our many hours of editing time and effort.

As for the subpoena information you requested:

Sale of the 718 Evelyn Ave, Albany house (4/29/05) closing documents -

Chicago Title Company, 1320 Solano Ave, Albany, CA 94706, 510-527-2453, Escrow # 05-58400025-TH

Delayed 1031 Exchange Company documents (they were listed on the sale of the Albany house but not on the purchase of the McCollum house) -

OREXCO (Old Republic Exchange Facilitator Company), 555 12th St, Suite 1970, Oakland CA 94607, 510-238-8234, File Number 20-10104

Purchase of the 1627 McCollum St, Los Angeles house (9/2/05) closing documents -

Signature Escrow, 9696 Culver Blvd, Suite 101, Culver City, CA 90232, 310-558-1020, Escrow # 14174-FJ

Thanks,

Peter

On Mon, Oct 2, 2017 at 4:07 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

Attached is a draft of our Amended Petition. Please send any questions or comments. The redline approach used last time was very helpful, if you are able to utilize that feature again.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0154

E-MAIL 0155



Peter Ho <peter.ho@gmail.com>

Debby's Attorney

10 messages

John Minton <jminton@ayhmh.com>

Fri, Oct 6, 2017 at 2:44 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: Carol Loza <cloza@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear all –

Voice-mail, attached, just in from the attorney Debby hired. I know Jeff Loew well – we worked together at a prior firm, and I have faced off against him several times since then. Here is his bio: <https://loewlawgroup.com/team/jeffrey-r-loew-esq/>

He is smart and knows the area of law. He will be able to – and will – counsel Debby as to the risks she faces in the case. I feel I know pretty well how Jeff operates. We can discuss on our call.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: ShoreTel Voicemail Service [mailto:vmnotify@voicemail1.shoretelsky.com]
Sent: Friday, October 06, 2017 2:22 PM
To: John Minton
Subject: Voicemail from (650) 397-8700 - Los Altos CA received Fri Oct 6 2017 14:20 PDT

E-MAIL 0156

You have a new voicemail message.

New Voice Message

From: Los Altos CA
(650) 397-8700

To: John Minton
(650) 212-5920

Time: Fri Oct 6 2017 14:20 PDT

Duration: 00:24

Visit <http://portal.shoretelsky.com> to access your personal voice services.

 **voicemail5228029630886678092.wav**
182K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Fri, Oct 6, 2017 at 3:36 PM

Thanks, John--at long last, we know who the opposition is.

Can you briefly summarize Jeff's strong points and weak points as a lawyer? Also, I'm curious as to what your head-to-head record is with him; I suppose it'll be his loss for taking this case.

When the hearing for removing the lis pendens commences, should we show up? Also, if the 229 Fulton St lis pendens does get expunged, does it make it harder to keep one on 1627 McCollum St?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Fri, Oct 6, 2017 at 6:00 PM

Dear all –

Re Jeff Loew, here is how I see the pros and cons of his involvement:

Pros:

1. He is a pessimist by nature. He is always thinking about how things could go badly for the client. Good lawyers need to have this quality, but he takes it to the extreme. It was a source of irritation to the attorneys who worked with him at the old firm. He was considered the guy who always said “the sky is falling.” Unless he has changed, this is good for us *if we ever want to discuss a settlement of the case*. I realize that for the time being, you do not have any interest in settling. However, there may come a point where Debby is willing to cave and give you most of what you want, and you may decide you are tired of paying to litigate the matter, bearing in mind that no matter how good one thinks their case is, things can always turn out differently at trial. Could Debby manage to put the judge under her “sweet old lady” spell? Likely not, but one can’t be certain it won’t happen.

2. Unless he has changed, he tends not to approach litigation in an all out, scorch-the-earth style. Other attorneys would quickly put us to work by filing motions, pounding us with discovery requests, etc. I don’t see Jeff taking that approach. Instead, he will probably want to discuss settlement early and often.

3. He is not a junkyard dog type of attorney, and so probably will not try to turn the case around on us by threatening criminal action over the recordings, etc. Other attorneys I know would do so without hesitation.

4. He is not a litigator in his heart; in fact, he wanted to switch to estate planning at the prior firm, and did so. When he started his own practice, he wanted it to be an estate planning and litigation practice. My understanding is that he hasn’t been successful building up the estate planning side of his practice.

Cons:

1. Because he tends not to litigate “all out” like other types out there, the monthly bills to Debby, while substantial, will likely not be as onerous to her as would otherwise be the case.

2. He’s a good writer and smart strategic thinker, so will craft as compelling a response to our amended petition as could be done.

3. He will draft quality briefs on issues that come up during the case. He is also articulate on his feet, so will be a formidable adversary in court.

My prediction is that after a few months, Jeff will tire of Debby’s antics, or she will tire of his pessimism (which she will interpret as weakness) and she’ll be on to another attorney.

I consider my record against him to be 2-0. In the first case, his client, a trust beneficiary, complained that my trustee client was mismanaging a trust, taking excessive attorneys’ fees, and not making sufficient payments to the beneficiary. I wrote him a detailed letter and then met with him to explain why he and his client were wrong and would lose in court, and his client decided not to proceed.

The second case was a trust contest in which I represented a beneficiary who was contending that his uncle manipulated his grandma into changing her trust for the uncle's benefit. Jeff represented the uncle. We filed our petition and Jeff immediately engaged us in settlement discussions. Because of the generous settlement proposals, my client ended up agreeing to dismiss the case. Like many clients, that client was looking to negotiate an early reasonable settlement.

If/when Jeff files a motion to expunge the lis pendens, you may, but do not have to, attend the hearing. The judge will not want to hear directly from the parties. The matter will be argued based on the written record and the law. I don't see Jeff being successful on such a motion, so do not see how it should affect the McCollum Street property.

Regards,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Oct 9, 2017 at 11:10 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

Jeff Loew called again. He said that the close of escrow is scheduled for October 17, and Debby really wants to sell the house because (1) she can't handle the mortgage payments and (2) she doesn't want the buyer to sue her. Jeff said that Debby seems very interested in settling the case. Obviously I did not respond to this either way, other than to say that my clients feel strongly about the allegations in the petition. He said he is going to try to extract a specific settlement amount from Debby. Jeff did not say anything suggesting he sees a basis to challenge the lis pendens.

E-MAIL 0159

On another note, he disclosed that John Martin has referred him litigation cases in which Mr. Martin is involved and that Mr. Martin's judgment is not the best. Jeff doesn't think that Mr. Martin ended up signing anything or having your father sign anything, but he isn't certain. (I think his hunch may be based on a phone call he has had with Mr. Martin.)

I am continuing to proceed on the assumption that there will be no settlement discussion. This means finishing up work on the amended petition, and preparing to send out subpoenas on Thursday.

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Mon, Oct 9, 2017 at 11:47 AM

Ha! We definitely want (1) and (2) oh yes! Too bad for Satan! Why is the opposition telling us what we want??!! If they are guess wrong what we really want, then it is good for us.

The meeting dad had with John Martin was 90 minutes, although dad thought it was only 10 minutes. That is a really long time. My guess is that there is some sort of video, but we will get it this week.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Oct 9, 2017 at 11:58 AM

Dear John,

Thanks for the update.

My notes:

- (1) Of the \$1.1M Debby received from the cashier's check, she only put down \$1.053M when she bought the house, leaving \$47k in the bank as a rainy-day fund for something like this.
- (2) John Martin's deadline is this Wed, so we're all looking forward to seeing what work he produced for my Dad for \$2000.

Debby still has my Dad's laptop. We never officially asked for it back. She is currently using it as her own, but Dad's files and separate login account are still on it. Can we "subpoena" that laptop? I have make and model and date purchased if

E-MAIL 0160

needed. (I hope she's dumb enough to wipe it clean.)

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Oct 9, 2017 at 3:13 PM

Hi Peter –

Good point about Debby's rainy day fund. Agreed she is by no means destitute.

Regarding the John Martin subpoena, we are going to re-serve it on Thursday along with the others. The earlier-served subpoena served as a "preserve your records" demand until expiration of the 20-day discovery "hold."

Regarding your father's laptop, we can demand a physical inspection of the laptop. We will add that to our growing discovery list.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Cc: John Minton <jminton@ayhmh.com>

Wed, Oct 11, 2017 at 3:05 PM

E-MAIL 0161

Hi Peter,

Would you send me the make and model of your father's laptop? We'll use that information in what is called an inspection demand. And please send the date of purchase as well, if easily accessible. We won't include it in the inspection demand but I'd like to have all the details about the computer.

Best,

Dan

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: John Minton <jminton@ayhmh.com>

Wed, Oct 11, 2017 at 4:55 PM

Hi Dan,

I'm attaching the email order confirmation I received from Sony Style for the Sony VAIO EB Series Laptop (Model VPCEB35FX/WI) from 11/19/10.

Thanks,
Peter

[Quoted text hidden]

 **Gmail - Order Confirmation - SW10111900681.pdf**
97K

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: John Minton <jminton@ayhmh.com>

Wed, Oct 11, 2017 at 5:24 PM

Thank you!

[Quoted text hidden]

E-MAIL 0162

Amended Petition

8 messages

John Minton <jminton@ayhmh.com>

Sat, Oct 7, 2017 at 2:20 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

In response to your comments to the amended petition, I thought it would be helpful to put some thoughts in writing so that you can consider them in advance of a conference call.

Let me begin by expressing that we appreciate the time and effort you have put into reviewing the amended petition. We cannot do our job without your input. However, Dan and I were taken aback by the tone of your comments. Obviously, you are frustrated and that is ok. It happens occasionally in litigation. And it is normal to ask questions about legal process and approach and we welcome those questions. But our concern has to do with what we perceive as a tone of superior knowledge about legal process and approach. If you don't trust us with those things, this relationship will not work.

With that in mind, I thought it would be helpful to address your concerns in an email and explain the purpose of a petition in probate and respond generally to your comments so that we can have a more meaningful conference call.

1. The purpose of a petition in probate court is to serve as the roadmap for future pleadings.

- a. For example, if we have a dispute about the proper scope of discovery, a broadly written petition with more facts can allow for broader discovery. This probate judge has denied discovery requests because the petition did not contain enough factual detail. Incidentally, we expect to cast a very wide net with discovery. I think we want to turn over every rock in this case.
 - b. There may be motions and other papers that will be filed as we proceed. We will copy details from the petition and paste them into other motions down the road.
 - c. We will have various status conferences with the probate judge as we proceed with our case. The judge will not typically read the entire petition in advance of these status conferences. He will probably skim it, or perhaps only read the introduction, to remind himself about the general nature of the case.
 - d. Just before trial, we will have a chance to submit a “trial brief” in which we will tell the judge about the case, and what the evidence will be. This will incorporate additional details learned in discovery. The trial brief (not the petition) is what sets forth facts that will be proven at trial. Petitions are far looser in terms of setting forth a narrative. A petition can include hearsay, tangentially relevant details, etc.
2. Probate court is unique. Having litigated in a number of forums outside of probate, we can tell you with certainty that other types of proceedings in which you may have been involved operate very differently from probate court.
3. About your specific comments:

a. The amended petition is indeed choppier than the original petition. That should be expected. The original petition focused on the Redwood City home and started the clock as of 2014. That is a far easier and more streamlined story to tell.

i. Whether we like it or not, details from prior to 2014 will be introduced by Debby. It is better to get a jump on her and tell the earlier story from our perspective first. But because that story is longer and more detailed than the story we tell in the original petition, it is much more difficult to keep it crisp. This is a constant balancing act when drafting petitions – as you add more detail, you inevitably take a little away from the smoothness of the story. Unfortunately, that is the tradeoff we have to make to justify our discovery demands and put Debby on the defensive about pre-2014 facts.

1. For example, the details prior to 2014 are necessary to secure relief related to McCollum. However, the McCollum property is a difficult issue. It is an outlier from the rest of our narrative. The transfer to Debby's trust occurred many years before James' cognition issues begin showing up in the medical records. However, Debby will introduce McCollum as an example of James' generosity to her. Better to introduce it ourselves and put Debby on the defensive.

ii. We drafted the amended petition based on your desire to go after Debby for everything we can. A case like that requires a broader scope. The amended petition signals to Debby and her attorney that this case is going to

trial. We are not interested in a quick settlement, unless she is ready to cave on every issue. It also signals to her that we are going to pound her with discovery. We are going to demand her tax and banking records going back to 2005. To get those, we need facts in the petition to justify our discovery demands.

1. Your negative reaction to the amended petition may be a sign that you are not interested in going after Debby for everything.

The strategy that makes the most sense to us is to prosecute the case as broadly as possible, because Debby is likely to use James' history of letting her live rent free and transferring the LA home to her as a defense. Please think about whether you want to engage in the discovery battles that lay ahead. Do you want us to be pushing the envelope (e.g. fighting a motion about tax returns)? We might lose some of those discovery battles. Or would you rather focus on the fact that James was cognitively impaired when he gave up the \$1.1 million and seek to settle the case as soon as possible. Now is a good time to consider that. And we should continually evaluate whether you want to keep pushing toward trial or posture the case for settlement. (I realize that, to date, your desire is to put Debby through the ringer with the litigation process, and you do not desire an early settlement.)

- b. The introduction and factual background sections are redundant.

- i. Again, this is a balance. For those readers, sometimes the judge, who don't bother to read past the introduction, you want enough detail in the introduction to convey the gravity of the situation.
- c. The introduction doesn't mention McCollum.
 - i. This was a close call. The intro typically will focus on the most damning factual allegations, and I don't think any of us think McCollum falls in that category. We want the reader to finish the introduction and think, "game over for Debby." We don't think McCollum helps in this regard. Obviously we address this issue later because there is serious monetary value in the property, there is a chance we could recover it, it helps keep Debby from using it against us, and we don't think attempting to recover it hurts our petition overall.
- d. Factual errors. We are doing our best with the mountain of information you provided us. You all have lived these facts. We have not. Please remember this. That said, you should expect to see fewer mistakes as we proceed.
 - i. Your fact checking is an important part of the process. A great example is the paragraph about isolation. We are aware that proving those facts is difficult. But they are facts you told us. If they aren't true or are of minimal significance (e.g., Debby would say that it was an "inconvenient time to visit" your father but you talked to him later that day or the next day), we shouldn't put them in the amended petition. If the facts are

true, part of discovery is figuring out if we will have enough facts to prove isolation. If we don't, we won't try to prove that in the trial.

e. We seek that, in the alternative, the court re-title the Redwood City property.

i. This is a good example of trusting us on legal process. We know that your goal is to get the money. However, the alternative remedy is the sole basis for the lis pendens that we filed, because you can only put a lien on a property if one of the requests in the legal proceeding in question is to change title to the property.

f. You have made a number of helpful modifications that we have incorporated into the next draft. The ones we did not accept were, in our view, not moving the ball forward in the best way. A petition like this presents dozens of judgment calls in terms of how to say something and, ultimately, as probate lawyers who often practice before this judge, we need you to defer to us in this regard.

4. Peter requested that the conference call be only between him and myself. If you'd rather speak to just me, that is fine, but I'd prefer to have you all on the call so that we can be on the same page going forward.

a. I often include Dan when I feel that it will be more efficient for him to participate and where he is closer to specific issues. That is a judgment call that I make, keeping in mind the added cost of his participation. On some issues, for example, it is more efficient for him to participate than for me to later relay the information to him.

b. As you saw from the road-map email where I provided an estimate of costs for each stage, the cost of this litigation will be high. There are ways we can work to reduce that cost, but if the goal is to stay on the offense against Debby rather than try to position the case for settlement, Dan's involvement is going to be important. There is inherent tension between the "burn Debby to the ground" approach and the recent concerns expressed about costs.

Please let me know some times that work for you to have a call to discuss the foregoing, and any other issues you wish to discuss.

Thanks,

John

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Oct 9, 2017 at 11:48 AM

Dear John,

Thank you very much for your well thought-out email. Obviously, we need to touch bases, and we look forward to doing that. My oldest sister Shan-Yuan is not available today, and my second sister Della is unavailable tomorrow. The soonest guaranteed time we can conference is Wed afternoon after 2pm.

Briefly, the comments in the margins of the doc were totally mine (neither of my sisters could view the comments because of some strange compatibility issues with their versions of Word and doc readers). You're more than welcome to reject any changes we have made—that has always been the case. With your clarification on the petition being held to a lower standard than the trial brief, were I more knowledgeable about that beforehand, I would not have deleted anything you wrote in the petition. When I was doing so, I saw it as something that I would have to defend during deposition but would not be able to. My apologies to you and Dan if it appeared I was over-stepping my bounds in that matter; it certainly was not my intent.

Also, we have not wavered from going after it all albeit the time frame has changed. We're not afraid of discovery, either. Much of the perceived changes has to do with being handcuffed by parking \$300k into a trust account that we needed for this case. We'll discuss this more during our conference call.

Thanks,
Peter
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Oct 9, 2017 at 12:00 PM

E-MAIL 0169

Hi Peter –

Thank you for your email. Why don't we plan on having the call on Wednesday at 3:00 p.m. if that works for everyone. Dial-in information below:

Phone Number: (800) 511-7985

Access Code: 772-3500

PIN: 4057

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Oct 11, 2017 at 1:17 PM

Dear John,

For this conference call, we'd like to talk primarily about the amended petition and your comments, what we should expect in the coming weeks from you, and on the important forward-looking items that you need us to do. It would be better for this conference call to have just you and us in the discussion, and you can fill in Dan and Carol later.

We received the billing statements yesterday and would like to have a separate conference call with you tomorrow afternoon if you are available to clarify some billing questions. Please let us know when it's convenient to have this discussion with you.

Thanks,

E-MAIL 0170

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Oct 11, 2017 at 2:06 PM

Hi Peter –

No problem. Look forward to talking with you at 3:00.

Regarding a call to discuss billing, I am available tomorrow at 3:00 p.m. if that works.

Best,

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: John Minton <jminton@ayhmh.com>

Cc: "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Oct 12, 2017 at 11:54 AM

Hi John,

I just wanted to confirm that we will be having a conference call with you today at 3pm to discuss billing. Should we use the same conference call number as yesterday?

We'd like to have this discussion with you alone first since there are some sensitive matters to address, on both the administration and litigation bills. Also, my understanding is that there won't be a charge for this call because it is not case-related; please let me know.

Thanks,

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Oct 12, 2017 at 12:07 PM

Hi Peter –

Yes, we're on for 3:00 p.m. It will only be me on the call.

Attached is a draft revised Amended Petition.

E-MAIL 0171

Best,

[Quoted text hidden]

 **Ho_ Amended Petition.docx**
35K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Oct 12, 2017 at 12:10 PM

Please use this version. I added one thing. Thanks.

[Quoted text hidden]

 **Ho_ Amended Petition.DOCX**
35K

E-MAIL 0172

Debby's status and role

2 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Oct 9, 2017 at 4:39 PM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Dear John,

I have spent all weekend working on thinking about this case and translating audio, etc. and talked with my siblings. I really appreciate your e-mail explaining in such clear language about the probate legal process and your strategy.

1) We feel very strongly that the petition not call Debby Chang the "girlfriend" of James Ho, but instead please choose a different name. She has demonstrated to less than 10% what people would generally consider to be the definition of a girlfriend. I have attached a document "Debby Role Status" detailing the reasons why.

2) There are 2 voicemails (9-8-2017 and 9-1-2014) that Debby left on my phone, which I translated, because I felt it was important and something you can use. Are these voicemails admissible in court? We would really like to expose her for who she is -- a lying manipulator and abusive greedy con artist.

I look forward to our call on Wednesday,

best regards,
Shan-Yuan

I also copy them here in case the link does not work.

Debby is the **occasional companion** for our father and **NOT** the **girlfriend/partner** she claims. We did consider her anything else. For the final few years, she was the con artist manipulator, eventually taking the role caregiver to James in 2016.

1) First 19 years they maintained separate residences, staying at each other's houses on occasion, but they ALWAYS slept in different bedrooms. They had their individual beds on all the cruises they took.

2) We NEVER witnessed any type of physical affection, e.g. holding hands, hugging, etc. which James and Grace Ho did all the time. James did not treat Debby like a girlfriend and Debby despised James.

3) After CSM sold (Jan 2014), they really lived together under the same roof for the first time. They still maintained separate living quarters. Dad had his bedroom in 1319 Brewster Ct (Debby's residence) for at least since 2009 (Peter had to get him two identical computer setups--one for CSM and one for Brewster) and dad paid Debby compensation checks for this. In a voicemail from Debby to Shan-Yuan, Debby complains that she now realizes how disgusting and difficult it is to live with James (voicemail translated).

4) Debby complained to SYH, Della, Jeannie, all the time about how disgusting, cheap, and low-class James Ho was. All of our replies for 20 years is "Why do you stay with him. You can leave

him." Her reply is always the same, "You will understand at the end." All 3 of us (and possibly other people) can testify that this conversation occurred on many many occasions.

5) Financial: Debby was getting financial benefit from James. She would milk him out of \$10-15K cash per year (for sure 2010-2013. need to dig up other years).

6) Debby always complains about all the things she did for James and the compensation that she should receive and deserves.

7) Looking back, it was Debby's intention all along to hatch out her long con. All along, she has been milking money the entire time [we need to and will finish accounting], so she is effectively getting paid for her services. She struck it big toward the end of James' life by taking advantage of James and getting him to be dependent on her.

8) **Cooking:** Debby's claim to cooking for dad for first 19 years: NOT everyday or almost everyday like a wife/girlfriend. She generally cooked on average 4 times a month. James is constantly heating up leftover food from the fridge. If she cooked at her place, Debby would bring the food in an Igloo containing tupperware and stainless containers. Sometimes the food will go bad. Debby would be in the kitchen heating up stuff every day. Maybe she would cook a new dish every other day or so--only once in awhile would she cook a whole bunch in one day. Even Steve commented years ago that she didn't really make the same dish twice, because she would combine leftovers into a "new dish." Debby ate the food herself, too. James and Debby's typical daily food routine is reheating leftover food in the microwave.

9) **House Keeping:** Debby did not clean James' house. First 19 years they had separate residences, so had their own housekeepers. After CSM, while Debby live with him, Dad paid for housekeeping every 2-4 weeks in every place that he lived.

10) **Behavior and comments from Debby that shocked us:** (a) "I did so much for James. I deserve compensation for everything that I did." No partner/girlfriend relationship would expect this! (b) a loving partner/girlfriend would not be looking at many and finally buying a multi-million dollar house while her "*partner that she deeply cares for*" (*according to Debby and her daughters say verbally and in the e-mail*) is so sick and deep in medical and chemotherapy. [This section still in progress] (c) Shan-Yuan never spent any holidays, birthdays, special occasions with Debby and James. Debby would keep Della and Shan-Yuan away from James as much as possible. (d) None of us disliked Debby nor did we have any problems with her -- we all got along superficially, except now.

Transcript and translation of the voicemail Debby left on SYH phone on September 1, 2014. From the timeline, it seems they are both living at [107 Flying Cloud Isle](#).

"Shan-Yuan, I am Aunt Debbie. I missed your call. I called you earlier but you did not pick up. I am calling again and you still did not pick up. It is 2 O'Clock. Tonight I am going ummm to your father's place. O.K. you can call his home phone,

O.K?....Ahh!...Ughh...I can't deal with him, Shan-Yuan. If Peter had just taken him away in August, then I could have lived there by myself. He is so dirty, I can't take it anymore...I really can't stand it anymore...he is just too dirty and very messy. O.K. Let's talk. I believe everything you have said. All the things you have said in the past, I am facing it now. O.K. let's connect later, bye-bye."

SYH comments:

This is a classic VM. In the past and following phone conversations to this VM, the majority of the conversations are devoted to complaining about James Ho, how disgusting and awful he is. When I ask her why is she still with him; why doesn't she just leave him. I usually get 1 of 2 responses:

1. You will understand in the end why I am with this jerk all these years.
2. He has treated me okay at times.

When I ask her specifics how he has treated her decently, she does not say anything and changes the topic. She frequently says, "Let's not talk about him." But then, 15 seconds later, she usually always brings the discussion right back to James or Peter and puts them both down.

Now I know she was getting cash each year (majority of it in the last 2).

I was seriously manipulated by Debby and believed her lies for 20 years.

* In cross examination, I would like her daughters to be drilled about how Debby characterizes James Ho.

9-8-2017 Debby Chang VM to SYH phone:

Transcript and translation

"Hello, Shan-Yuan, I am Debby IE. How are you? Uhh, I am still very sad. I just received a call from my friend Su. She said Peter called her to come to my house to help move. Uh, you can do however you like. If he wants to come, then come. I have no opinion, okay? Su called me to ask. I said, 'I did not call Peter to come. Why are you asking me?' I do have a suggestion. If you want to come to move, then come by. There is no need call her from so far away. Mmm...don't be afraid of me. I am not as scary as you imagine. You guys are wrong. I am not that scary. I am only very sad right now. I want to move things, your father's things are all there, okay? His winter clothes, summer clothes, his bed, TV,... Yesterday, I wanted to rearrange my house. These days, it has been a bit messy. Since moving here, things are just piled everywhere. Your father used my room, used his room, used the office, so I had no time clean up. I also have no energy. These days, all I think of is your father. We have been together for a very long time. We all get along great. There are certainly little disagreements, but those are not important. My devotion to him, his devotion to me, we both have a good relationship. So if you want to come over and move, don't be afraid, okay? Shan-Yuan, I have always had a good impression of you. I like talking to you. Okay, it seems of the 3, you and I get along the best. With Peter, I don't know. It was very good at the beginning and now it has become like this. This is also a sad part of my life. Do you believe what I say? See for yourself then. I am this type of person. Inside outside is the same. I don't care what other people say about me. If they wrong me, I don't

care. We will let the Lord judge on Judgement Day. Okay, give me a call. You can come by yourself, you can also send the moving company. Peter called Su, so if you want Su to come it is also okay. Call me if you have time, okay? Bye."

SYH Comments:

1. Why is Debby calling me? Peter was arranging the move (with Sophie, Rita, Su, etc.)
2. Why is Debby telling me "You guys are wrong. I am not that scary" when (a) I have heard her talking to James on the speakerphone, "Your 3 kids are not allowed to step foot in my house." (b) She has told both James and Peter that Della is not allowed in her house.
3. STRANGE! "We have been together for a very long time. We all get along great. There are certainly little disagreements, but those are not important. My devotion to him, his devotion to me, we both have a good relationship." This is the FIRST time in 22 years that she has told me how great she gets along my father. For 20 years, she has said nothing but complaints and disgust for James Ho.
4. HUGE EASY TO PROVE LIE! "Since moving here, things are just piled everywhere. Your father used my room, used his room, used the office, so I had no time clean up." BIG LIE! The staging pictures to sell her house which looked great! The photos were taken the days before her voicemail to me because our piano and dad's things are in the photos. Debby listed the ouse listed for sale on the market 3 days after this voicemail.
5. BIG LIE. " I have always had a good impression of you. I like talking to you." According to my siblings and Jeanny, Debby has said nothing but bad and disgusting things about SYH for 22 years. She also says to them she hates talking to me and does not pick up my calls! This is a very classic example of her lies and how she manipulates.
6. Either this is a lie or Debby lied to me for 22 years. "With Peter, I don't know. It was very good at the beginning and now it has become like this." She always told me she cannot stand "low-life, low-class" Peter, e.g. the "stupid decisions he tells his stupid dad to make" and his "PhD from Stanford is nothing." She says she cannot stand Peter and does not get along with Peter.

 9-8-2017 Transcript

 9.1.2014-Transcript

 Debby Role Status

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Mon, Oct 9, 2017 at 5:42 PM

E-MAIL 0176

Thanks, Shan-Yuan. Very helpful. I'm going to incorporate some of this into the amended petition. I had hoped to have my revised amended petition turned back around today but too many matters have intervened. I am in a mediation all day today, and will return to the amended petition on Wednesday.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

1. You will understand in the end why I am with this jerk all these years.

2. He has treated me okay at times.

When I ask her specifics how he has treated her decently, she does not say anything and changes the topic. She frequently says, "Let's not talk about him." But then, 15 seconds later, she usually always brings the discussion right back to James or Peter and puts them both down.

Now I know she was getting cash each year (majority of it in the last 2). I was seriously manipulated by Debby and believed her lies for 20 years.

* In cross examination, I would like her daughters to be drilled about how Debby characterizes James Ho.

9-8-2017 Debby Chang VM to SYH phone:
Transcript and translation

E-MAIL 0177

"Hello, Shan-Yuan, I am Debby IE. How are you? Uhh, I am still very sad. I just received a call from my friend Su. She said Peter called her to come to my house to help move. Uh, you can do however you like. If he wants to come, then come. I have no opinion, okay? Su called me to ask. I said, 'I did not call Peter to come. Why are you asking me?' I do have a suggestion. If you want to come to move, then come by. There is no need call her from so far away. Mmm...don't be afraid of me. I am not as scary as you imagine. You guys are wrong. I am not that scary. I am only very sad right now. I want to move things, your father's things are all there, okay? His winter clothes, summer clothes, his bed, TV,... Yesterday, I wanted to rearrange my house. These days, it has been a bit messy. Since moving here, things are just piled everywhere. Your father used my room, used his room, used the office, so I had no time clean up. I also have no energy. These days, all I think of is your father. We have been together for a very long time. We all get along great. There are certainly little disagreements, but those are not important. My devotion to him, his devotion to me, we both have a good relationship. So if you want to come over and move, don't be afraid, okay? Shan-Yuan, I have always had a good impression of you. I like talking to you. Okay, it seems of the 3, you and I get along the best. With Peter, I don't know. It was very good at the beginning and now it has become like this. This is also a sad part of my life. Do you believe what I say? See for yourself then. I am this type of person. Inside outside is the same. I don't care what other people say about me. If they wrong me, I don't care. We will let the Lord judge on Judgement Day. Okay, give me a call. You can come by yourself, you can also send the moving company. Peter called Su, so if you want Su to come it is also okay. Call me if you have time, okay? Bye."

SYH Comments:

1. Why is Debby calling me? Peter was arranging the move (with Sophie, Rita, Su, etc.)
2. Why is Debby telling me "You guys are wrong. I am not that scary" when (a) I have heard her talking to James on the speakerphone, "Your 3 kids are not allowed to step foot in my house." (b) She has told both James and Peter that Della is not allowed in her house.
3. STRANGE! "We have been together for a very long time. We all get along great. There are certainly little disagreements, but those are not important. My devotion to him, his devotion to me, we both have a good relationship." This is the FIRST time in 22 years that she has told me how great she gets along my father. For 20 years, she has said nothing but complaints and disgust for James Ho.
4. HUGE EASY TO PROVE LIE! "Since moving here, things are just piled everywhere. Your father used my room, used his room, used the office, so I had no time clean up." BIG LIE! The staging pictures to sell her house which looked great! The photos were taken the days before her voicemail to me because our piano and dad's things are in the photos. Debby listed the ouse listed for sale on the market 3 days after this voicemail.
5. BIG LIE. " I have always had a good impression of you. I like talking to you." According to my siblings and Jeanny, Debby has said nothing but bad and disgusting things about SYH for 22 years. She also says to them she hates talking to me and does not pick up my calls! This is a very classic example of her lies and how she manipulates.
6. Either this is a lie or Debby lied to me for 22 years. "With Peter, I don't know. It was very good at the beginning and now it has become like this." She always told me she cannot stand "low-life, low-class" Peter,

e.g. the “stupid decisions he tells his stupid dad to make” and his “PhD from Stanford is nothing.” She says she cannot stand Peter and does not get along with Peter.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Subpoenas

1 message

John Minton <jminton@ayhmh.com>

Wed, Oct 11, 2017 at 5:40 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Attached is a chart showing the subpoenas we're sending out tomorrow. We will update this as records arrive and send new subpoenas. Sometimes a subpoenaed party will request additional time to respond, and we will update with that information as well. I will try to remember to send this to you periodically – feel free to nudge me if necessary.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 10-12-17 Status Re Subpoenas.DOCX
13K



Peter Ho <peter.ho@gmail.com>

Petition for Probate [IWOV-WorkSite.FID72068]

17 messages

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Thu, Oct 12, 2017 at 9:57 AM

Good morning Peter,

Attached are the following documents:

1. Petition for Probate. Please sign and date page 4 and have each of your sister's sign their respective Declinations to Act as Executor.
2. Duties and Liabilities. Please sign and date the bottom of page 2.
3. Letters Testamentary. Please sign and date the middle of the first page on the right hand side.

Kindly return the signed documents to me.

If you have any questions, please let me know.

Best regards,

Kellyj

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0181

3 attachments

 **Letters.PDF**
79K

 **Duties.PDF**
194K

 **Petition for Probate.PDF**
683K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Thu, Oct 12, 2017 at 12:06 PM

Hi Kelly,

Since my eldest sister is out of state, is it okay to submit a scanned signed copy of the Declination to Act letter, or do we need to file the original? Also, does everything need to be filed at once, or can we file the Petition first and submit the signed Declination to Act letters at a later date (if it has to be mailed to us by my sister)?

Thanks,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Thu, Oct 12, 2017 at 12:09 PM

Hi Kelly,

I just thought about it, and duh, you're asking me to sign and scan and return, so it should be fine for my sisters, too.

Thanks,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thu, Oct 12, 2017 at 12:12 PM

Dear Da Jie, and Er Jie,

Please sign P. 15 and 14, respectively, to decline acting as executor of Dad's Will, and then email a scanned copy back to me or Kelly. We're petitioning for Probate and having me act as executor.

Thanks,
Peter

[Quoted text hidden]

3 attachments

 **Letters.PDF**
79K

 **Duties.PDF**
194K

 **Petition for Probate.PDF**
683K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Thu, Oct 12, 2017 at 1:08 PM

E-MAIL 0182

Hi Kelly,

In the Duties.pdf file, the city for my address is wrong--it should be Milpitas instead of Fremont. Should I just cross it out and write in the correct city?

Also, the last page of the Petition for Probate, Peninsula Chinese Christian Church is listed as a Trust Beneficiary; they were removed in the (first) Amendment to Declaration of Trust (removes Section 4.02a). Do we still leave it on here?

Thanks,
Peter

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Thu, Oct 12, 2017 at 1:58 PM

Della: Please sign for me...thanks!

Peter: Hope you feel better soon. I got sick 2 weeks ago and you got sick this week. This is a big cost to the both of us for all the work we put into this case....so it really gets my goat that a sleazy dumb-ass Dan Lassen gets to charge us \$20K for the amount of work that we did! We organized everything so clearly, wrote things up (Peter's timeline plus random notes sequence of events) and many of our case arguments, so all he had to do was read (transcripts, timeline, random notes) and write up the petition (the initial petition was good - I am willing to pay him \$5K for it), but the amended was complete crap -- full of factual errors and bad writing! No extra work that I can see and so why did he log another 28.5 hours after the first petition when John told us it will be another 25% extra from Dan and another 25% info from us? Dan's total is 55.6 hours ~~\$20K for working exactly 10 days. Doing what????!! At \$2K a day, that translates to ~\$500,000. Is he really worth a salary of half million from us?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>
Cc: John Minton <jminton@ayhmh.com>

Thu, Oct 19, 2017 at 1:45 PM

Dear Kelly,

Attached are the signed forms you requested. (One of the scanners apologizes for being damaged and holding us all up.)

Thanks,
Peter

On Thu, Oct 12, 2017 at 9:57 AM, Kelly Mohr <kmohr@ayhmh.com> wrote:

[Quoted text hidden]

4 attachments

 **Signed page for Letters.PDF**
411K

 **Signed page for Petition for Probate.PDF**
236K

 **Signed page for Duties.PDF**
441K

 **Signed Declinations to Act as Executor.pdf**
49K

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Oct 19, 2017 at 1:49 PM

Thank you Peter. I realize that I neglected to tell you that I need the **original** Letters. I can use scan copies of everything else. This will not hold us up because I can go ahead and file the Petition now and submit the Letters before the hearing. Therefore, at your earliest convenience, please mail the Letters to me.

Best,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Fri, Oct 20, 2017 at 4:40 PM

Hi Kelly,

The original signed Letters went out in today's mail.

-Peter

[Quoted text hidden]

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Oct 20, 2017 at 4:56 PM

Thank you. The Petition was filed today. We have a hearing set for 11/20. I will send you a more detailed email on Monday with copies of the filed documents. Have a good weekend.

Best regards,
Kelly

Get [Outlook for Android](#)

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Oct 24, 2017 at 1:58 PM
E-MAIL 0184

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

FYI--Petition for Probate was filed last Friday.

----- Forwarded message -----

From: Kelly Mohr <kmohr@ayhmh.com>

Date: Fri, Oct 20, 2017 at 4:56 PM

Subject: Re: Petition for Probate [IWOW-WorkSite.FID72068]

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Nov 22, 2017 at 11:08 AM

To: Kelly Mohr <kmohr@ayhmh.com>

Hi Kelly,

How did the Hearing for the Petition for Probate go on Monday? Will you be mailing me the Letters Testamentary?

Thanks,

Peter

[Quoted text hidden]

Kelly Mohr <kmohr@ayhmh.com>

Wed, Nov 22, 2017 at 11:11 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi Peter,

I'm sorry. I thought Dan gave you the ruling on Friday. The matter was pre-granted Friday and the court issued the Order and Letters on Monday. They are being processed by the Court now and I should have them early next week. Would you like me to Fed Ex the Letters to you when it arrives?

I hope all is well. Happy Thanksgiving.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Nov 22, 2017 at 11:19 AM

To: Kelly Mohr <kmohr@ayhmh.com>

Hi Kelly,

First-class mail will be fine for the Letters Testamentary.

Also, from what you sent me last time, and I supposed to return all three (or just one) of the notarized Certification of Trust originals to you?

Finally, can we choose to leave the assets in Trust B alone for awhile, or is there a requirement that all the assets have to be disbursed by a certain date (like within a year)?

Happy Thanksgiving to you!

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0185

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Nov 22, 2017 at 11:29 AM

Hi Peter,

Please send me one (1) Certification of Trust. You should retain the other two (2) originals for administering Trust A.

Do you have a minute to discuss the termination of Trust B? If so, please give me a call.

Thanks!

[Quoted text hidden]

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Nov 22, 2017 at 1:59 PM

Hi Peter,

I was able to download filed copies of the Order for Probate and Letters Testamentary from the court website this afternoon. I have attached each of them for your reference. As soon as I receive the certified copy of your Letters Testamentary I will mail it to you.

Please let me know if you have any questions regarding this matter.

[Quoted text hidden]

2 attachments

 **Ho_Letters Testamentary.PDF**
104K

 **Ho_Order for Probate dtd 11_20_17 and filed 11.21.17.PDF**
100K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Thu, Nov 23, 2017 at 11:39 AM

Hi Kelly,

I know I've asked this at least twice now about 272 Boothbay Ave not being eligible for a step-up basis, but I'm still in disbelief, so I don't remember the exact reason--can you clarify for me one more time why it's not eligible? Is it because it is in an irrevocable trust now or because it's not personal property? Was there something we could have done earlier to make it eligible for a step-up?

I'm wondering what the benefit is for ever putting it in a trust--could we have gotten two step-ups (one when Mom died and the other when Dad died) had this property not gone into a Living Trust?

Also, one final question on the rental income proceeds that need to be moved as soon as possible out of any personal account into a Trust B checking account (my sister is Trustee)--can we move these proceeds into a Trust A checking account instead (where I am Trustee)?

Happy Thanksgiving!

Thanks,
Peter

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

FW: [IWOV-WorkSite.FID72068]

1 message

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Oct 13, 2017 at 8:23 AM

Hi Peter,

Attached are the Duties and Liabilities of Personal Representative with the corrected address.

Yes, it is fine for your everyone to sign and scan back to me.

Also, with respect to the bequest to the church, it still needs to be listed even though the gift was removed in an amendment.

Best,
Kelly

Kelly A. Mohr
Paralegal
Direct Phone: 650.212.5937
Direct Fax: 650.212.5954

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

-----Original Message-----

From: scans@ayhmh.com [mailto:scans@ayhmh.com]
Sent: Friday, October 13, 2017 8:19 AM
To: Kelly Mohr
Subject:

TASKalfa 8001i
[00:17:c8:24:d2:c0]

Back Copier.pdf
193K



Peter Ho <peter.ho@gmail.com>

Amended Petition draft

1 message

Peter C. Ho <peter.ho@gmail.com>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Sat, Oct 14, 2017 at 3:21 AM

Dear John,

Attached are our edits to the latest Amended Petition draft. We put in a few comments that you might want to consider, and any edits we made were minor.

Since we want to put our best foot forward, we are going to leave the \$300k untouched in a trust account as we said before; my sister Shan-Yuan felt strongly we should put the reference to the \$300k with Debby as beneficiary back in the Amended Petition.

This version you gave us reads so much cleaner, and it crescendos through to the end. After reading it, it makes me eager in anticipation of what's coming next.

Thanks,
Peter

Ho_ Amended Petition (draft 0.5).docx
53K

Amended Petition

3 messages

John Minton <jminton@ayhmh.com>

Sat, Oct 14, 2017 at 12:56 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Good suggestions in this latest version. I have gone through and accepted the changes I think we should make. I think most of my decisions about your edits should be self-evident, but I wanted to point out a few things that might not be obvious:

1. The issue of the check that Debby cashed in August 2017. The details around this issue are too complicated and not necessary to get into. Also, any suggestion that she was told to rip up a check in April tends to suggest that a check from a different account at that time might have been legitimate. I don't want to implicitly concede this.
2. One thing we need to think about going forward: If indeed Debby is considered a paid caregiver, then she is entitled to be paid. If she lived with him as a paid caregiver, she is probably entitled to free rent. The only rent I want to focus on is the ridiculous reality that your father had to pay rent to live in homes that belonged to him.

Let me know if you have any further questions about any of the changes. I think this document is looking really strong.

Best,

John

John D. Minton

ANDERSON YAZDI
[LLP]
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Oct 16, 2017 at 7:13 PM

Hi John,

Thank you for explaining so well the nuances of probate and your strategy to us laymen. I have a couple of comments.

1) You are the general who is the master strategist and knows very clearly our goals. We do not understand the fine line between making the petition vague enough for broader discovery among other things, how much detail in exchange for a good story telling, and how much to keep up the sleeve to use later against the opposition. Thus, please make the decisions that is best for the case and not our happiness level. When I did consulting work, I had to compromise various things to keep my clients happy. In this case, we only need to be happy at the end (Debby doesn't get it) or if she does get it, then we are happy if the price is absolute HELL for her during the litigation process. We also need to make sure you are not over stretched or burned out, so during those taxing times, please do drive slower with this case.

2) My thoughts about the current petition is that it does not emphasize, and so it might be worthwhile to point out somewhere that Debby's moves were the result of many years of a well played scheme to steal from James as much as she can. Her stealing and attempts to steal (we have several examples) is not just the last 2 years of James life.

The McCollum property wet her appetite and gave her the incentive and hope to scheme a long hatched out plan. There was absolutely no reason for James to leave the familiarity of his own house that he lived in for 40 years, especially when he was sick. What is the benefit of selling his house? None. It just made James life hell -- the stress, the 4 moves when he is sick, etc. but of course all the benefit went to Debby.

We believe that Debby tried to have a relationship with our father during the first few years after our mother's death. Debby told me on several occasions that our father really hurt her deeply about 5 years after our mother's death. Around 2000-2002, I believe Debby set out to go after all of James' assets and to destroy our entire family.

Peter told me that after the sale of CSM, Debby did not move any of her big belongings from El Cerrito storage to the 3 places in Foster City that Debby and James live in for 3 years. Those houses were large. She moved all her El Cerrito storage belongings to 229 Fulton Redwood City, her dream house. It is clear she never intended to really live with James those 3 years in Foster City. They were all temporary places for her to hatch out her scheme. James really liked living in the last rental place in Promontory Point. Again, no reason for him to move.

By her manipulative actions, I sincerely believe Debby shortened James life. Debby put James through hell.

3) A correction on (37). When our father got really sick and started chemo in December 2016 and January 2017, Debby called both me and Della to request that we take care of him. I was out of town at that time and told her I could not. During the summer in June 2017, after she was in possession of the 1.2 million and bought her RC new house, I called her a couple of times and said that I can now take care of my father. To my shock, she was not interested anymore.

best,
 Shan-Yuan
 [Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Mon, Oct 16, 2017 at 10:25 PM

Hi Shan-Yuan –

Thank you for your email. See below for my comments in all caps.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Monday, October 16, 2017 7:14 PM
To: John Minton
Cc: Peter C. Ho; Della N. Lau; Shan-Yuan Ho
Subject: Re: Amended Petition

Hi John,

Thank you for explaining so well the nuances of probate and your strategy to us laymen. I have a couple of comments.

1) You are the general who is the master strategist and knows very clearly our goals. We do not understand the fine line between making the petition vague enough for broader discovery among other things, how much detail in exchange for a good story telling, and how much to keep up the sleeve to use later against the opposition. Thus, please make the decisions that is best for the case and not our happiness level. When I did consulting work, I had to compromise various things to keep my clients happy. In this case, we only need to be happy at the end (Debby doesn't get it) or if she does get it, then we are happy if the price is absolute HELL for her during the litigation process. We also need to make sure you are not over stretched or burned out, so during those taxing times, please do drive slower with this case. [[THANK YOU FOR YOUR UNDERSTANDING.](#)]

2) My thoughts about the current petition is that it does not emphasize, and so it might be worthwhile to point out somewhere that Debby's moves were the result of many years of a well played scheme to steal from James as much as she can. Her stealing and attempts to steal (we have several examples) is not just the last 2 years of James life. [[MY GOAL WITH MOST OF MY WRITING IS TO LET THE FACTS TELL MOST OF THE STORY – IF WE DO IT CORRECTLY, THE READER WILL DRAW HIS OR HER OWN CONCLUSIONS. I TRY TO “EDITORIALIZE” ONLY SPARINGLY, AS IT CAN BE JARRING TO THE READER AND APPEAR THAT WE'RE TRYING TOO HARD TO DO MORE WITH THE FACTS THAN THEY ALLOW. WITH THE TYPE OF THING YOU'RE DESCRIBING, IT WILL TAKE A LOT MORE THAN WHAT WE HAVE IN THE PETITION TO CONVINCE THE READER OF THIS. I SEE IT AS A TRIAL-TYPE THEME THAT WILL BE DONE WITH MUCH MORE EVIDENCE, NOT ONE THAT WE TRY TO LAY OUT IN A PETITION.](#)]

E-MAIL 0192

The McCollum property wet her appetite and gave her the incentive and hope to scheme a long hatched out plan. There was absolutely no reason for James to leave the familiarity of his own house that he lived in for 40 years, especially when he was sick. What is the benefit of selling his house? None. It just made James life hell -- the stress, the 4 moves when he is sick, etc. but of course all the benefit went to Debby.

We believe that Debby tried to have a relationship with our father during the first few years after our mother's death. Debby told me on several occasions that our father really hurt her deeply about 5 years after our mother's death. Around 2000-2002, I believe Debby set out to go after all of James' assets and to destroy our entire family.

Peter told me that after the sale of CSM, Debby did not move any of her big belongings from El Cerrito storage to the 3 places in Foster City that Debby and James live in for 3 years. Those houses were large. She moved all her El Cerrito storage belongings to 229 Fulton Redwood City, her dream house. It is clear she never intended to really live with James those 3 years in Foster City. They were all temporary places for her to hatch out her scheme. James really liked living in the last rental place in Promontory Point. Again, no reason for him to move.

By her manipulative actions, I sincerely believe Debby shortened James life. Debby put James through hell.

3) A correction on (37). When our father got really sick and started chemo in December 2016 and January 2017, Debby called both me and Della to request that we take care of him. I was out of town at that time and told her I could not. During the summer in June 2017, after she was in possession of the 1.2 million and bought her RC new house, I called her a couple of times and said that I can now take care of my father. To my shock, she was not interested anymore. [I HAVE MODIFIED THE RELEVANT PARAGRAPH – YOU CAN REVIEW WHEN WE SEND THE REVISION FOLLOWING INCORPORATION OF THE MARTIN INFORMATION.]

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

FW: Trust under James F. Ho and Grace C. Ho - Lis Pendens

14 messages

John Minton <jminton@ayhmh.com>

Mon, Oct 16, 2017 at 6:05 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

See below email. For the reasons discussed our recent call, I think this is worth seriously exploring so as to safeguard the equity in this property. Let me know your thoughts.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Hilary Hedemark [mailto:hilary@residebrokerage.com]
Sent: Monday, October 16, 2017 11:28 AM
To: John Minton
Cc: Val Vandervort
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Good morning John,

I wanted to reach out to you regarding 229 Fulton, Redwood City - the property that recently had a Lis Pendens recorded on it. The buyers who are currently in contract on the property are represented by one of my agents - Val Vandervort.

E-MAIL 0194

We have been in similar situations in the past (many times I was the attorney representing a party filing the lis pendens) where we have been to successfully effectuate the sale of the property and keeping the sale proceeds in some type of blocked account so that the dispute between the parties could run its course and not negatively affect the pending sale.

Would it be possible to entertain such an possibility in this case? I am reaching out to you because we are entering the holiday season - the season with lower sales volume and sales prices. Additionally, this particular property is already facing a difficult sales issue in that it was recently purchased and re-listed.

I would welcome the opportunity to discuss this in more detail - please let me know if you have time for a call later this week.

Best,

Hilary Hedemark

--



Hilary Hedemark

Co-Founder and Chief Broker Officer at Reside

C: 650.273.3832

O: 415.525.4913

A: 466 Brannan Street
San Francisco, California 94107

The information contained in this e-mail message may be privileged and confidential information and is intended only for the use of the individual and/or entity identified in the alias address of this message. If the reader of this message is not the intended recipient, or an employee or agent responsible to deliver it to the intended recipient, you are hereby requested not to distribute or copy this communication. If you have received this communication in error, please notify us immediately by telephone or return e-mail and delete the original message from your system.

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Oct 16, 2017 at 11:58 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Hi John,

I have talked to my siblings and we are in total agreement, so I will speak on behalf of all of us.

1) Before we consider any type of removal of the Lis Pendens, we need to know the price of the sale of the house. Satan, whoops, I mean Debby, could have sold it for 1.5 million to just get rid of the mortgage, because the equity in the house is not hers (no skin off her back). She could have sold the house for 4 million, which might make some sense to put the sale proceeds in an escrow. Therefore, we need to know the sale price of the house first before any type of discussion.

2) Based on the sale price, if the resulting equity is below 1.2 million, there is no point in removing the Lis Pendens. If "Evil Debby" did not steal from our father, at the time of his death, we would have had a step-up-basis of 2.5 million on the CSM house. Thus, if the resulting equity after the sale is greater than 2.5 million, we could consider a discussion.

E-MAIL 0195

In conclusion, the removal of the Lis Pendens is highly unlikely, unless we are missing something. If so, please advise us, John. In any case, we should give them a chance for discussion by beginning with the exact sale price.

best,
Shan-Yuan, Della, Peter
[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Tue, Oct 17, 2017 at 1:25 AM

Lis Pendens will not come off until the lawsuit is over...
as we discussed, there is plenty of equity in the other 2 properties.
I want those Chang Scumbags to continually see the words:

Trust under James F. Ho and Grace C. Ho - Lis Pendens

We just need to get that Lis Pendens on the LA property ASAP.
I love what John Martin did -- I think John Minton will have a field day with AssHat. I want to be at the deposition to watch it!
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Tue, Oct 17, 2017 at 8:07 AM

Good thinking – I will follow up.

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Oct 17, 2017 at 8:10 AM

FYI

E-MAIL 0196

From: John Minton
Sent: Tuesday, October 17, 2017 8:10 AM
To: 'Hilary Hedemark'
Cc: Val Vandervort
Subject: RE: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Dear Ms. Hedemark –

In order to evaluate this proposal, we need to confirm the net sale proceeds that will result from the sale. Would you kindly forward the estimated seller's statement, which I will hold in confidence and use for no purpose other than evaluating your proposal.

Thank you,

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Oct 17, 2017 at 3:11 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

FYI

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Hilary Hedemark [mailto:hilary@residebrokerage.com]
Sent: Tuesday, October 17, 2017 2:38 PM
To: John Minton
Cc: Val Vandervort
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Yes, we are working with escrow to get that for you.

E-MAIL 0197

-Hilary

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Oct 18, 2017 at 1:22 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

See attached. Here's an idea: Confirm that we'll agree to allow the sale to go through and the net sale proceeds placed in a blocked account, if Debby will supplement the blocked account with the funds necessary to bring the total to \$1,167,000.

Let me know your thoughts.

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: karenb@vandervorthomes.com [mailto:karenb@vandervorthomes.com] **On Behalf Of** Val Vandervort
Sent: Wednesday, October 18, 2017 1:00 PM
To: John Minton
Cc: Hilary Hedemark
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Hi John and Hilary,

Attached is the estimated settlement statement that we recently received from escrow.

E-MAIL 0198

Karen

650.346.1118



Val Vandervort

REALTOR® | CalBRE# 01416583 at [Vandervort Homes](#)
Reside | CalBRE# 02014153

M 650.740.6025 **E** Val@VandervortHomes.com **W** [VandervortHomes.com](#)

★ Selected one of **America's Best Real Estate Agents** for 2016 by REAL Trends ★

On Tue, Oct 17, 2017 at 8:10 AM, John Minton <jminton@ayhmh.com> wrote:

Dear Ms. Hedemark –

In order to evaluate this proposal, we need to confirm the net sale proceeds that will result from the sale. Would you kindly forward the estimated seller's statement, which I will hold in confidence and use for no purpose other than evaluating your proposal.

Thank you,

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
[www.andersonyazdi.com](#)

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Hilary Hedemark [mailto:hilary@residebrokerage.com]
Sent: Monday, October 16, 2017 11:28 AM
To: John Minton

E-MAIL 0199

Cc: Val Vandervort

Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Good morning John,

I wanted to reach out to you regarding 229 Fulton, Redwood City - the property that recently had a Lis Pendens recorded on it. The buyers who are currently in contract on the property are represented by one of my agents - Val Vandervort.

We have been in similar situations in the past (many times I was the attorney representing a party filing the lis pendens) where we have been to successfully effectuate the sale of the property and keeping the sale proceeds in some type of blocked account so that the dispute between the parties could run its course and not negatively affect the pending sale.

Would it be possible to entertain such an possibility in this case? I am reaching out to you because we are entering the holiday season - the season with lower sales volume and sales prices. Additionally, this particular property is already facing a difficult sales issue in that it was recently purchased and re-listed.

I would welcome the opportunity to discuss this in more detail - please let me know if you have time for a call later this week.

Best,

Hilary Hedemark

--



Hilary Hedemark

Co-Founder and Chief Broker Officer at Reside

C: 650.273.3832

O: 415.525.4913

A: 466 Brannan Street
San Francisco, California 94107

[Quoted text hidden]

Seller's Settlement Statement.pdf
16K

Shan-Yuan Ho <shanyuan@gmail.com>

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Thu, Oct 19, 2017 at 9:01 AM

Hi John,

E-MAIL 0200

We are still putting together our document on the Martin files. There are several critical issues and many verifiable lies. I will try to get our document out to you tonight. I wanted to respond quickly to the other questions.

1) We are totally on board with your suggestion of having Eric Hove involved. We feel the opposition thinks their biggest offensive card and their biggest defensive protection is our recording device in their possession. We are also need to make sure that Peter is protected.

2) We need a few more days to think about the Lis Pendens. We are entertaining your idea of letting the sale go through but the money locked down. The question is how much can we reasonably ask. At this point, we feel that since our dad was getting 3.9% at valic for those funds, then at a minimum $1,167,000 + 90 = 1,257,000$ for the half year that has gone by and the 1.5 year suit ahead. We would like to include more, e.g. the cash she stole in the past year if possible.

Much more later,
-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Thu, Oct 19, 2017 at 9:09 AM

Hi Shan-Yuan –

Thank you for checking in. I will look for your further comments on the Martin documents and lis pendens. On the latter, the expression “not letting the perfect be the enemy of the good” comes to mind. In other words, if we can protect most of the funds by way of a blocked account, I recommend we try to do that. We can and will, of course, still pursue Debby for all of the other damages we are pursuing. The concern is that by losing the sale, who knows what could happen with the property (foreclosure sale at lower value, decline in the market, etc.).

In the meantime, I will reach out to Mr. Hove and follow up with you after I do.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0201

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Thursday, October 19, 2017 9:02 AM
To: John Minton
Cc: Peter C. Ho; Della N. Lau

[Quoted text hidden]

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Oct 20, 2017 at 11:07 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all – Further to my last email, see the below from the buyer's agent.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Hilary Hedemark [mailto:hilary@residebrokerage.com]
Sent: Friday, October 20, 2017 9:36 AM
To: Val Vandervort
Cc: John Minton
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Good morning John,

I wanted to circle back with you about this property sale. Is moving forward with the sale and putting the proceeds into a blocked account (or similar) something your clients would agree to? The buyers are very excited about this property but do understand that in the event it is tied up in litigation for a while, that they may be better off looking elsewhere.

E-MAIL 0202

Please let us know as soon as you are able. Thank you,

Hilary

On Wed, Oct 18, 2017 at 12:59 PM, Val Vandervort <val@vandervorthomes.com> wrote:

Hi John and Hilary,

Attached is the estimated settlement statement that we recently received from escrow.

Karen

[650.346.1118](tel:650.346.1118)



Val Vandervort

REALTOR® | CalBRE# 01416583 at [Vandervort Homes](#)
Reside | CalBRE# 02014153

reside

M [650.740.6025](tel:650.740.6025) **E** Val@VandervortHomes.com **W** [VandervortHomes.com](#)

★ Selected one of **America's Best Real Estate Agents** for 2016 by REAL Trends ★

On Tue, Oct 17, 2017 at 8:10 AM, John Minton <jminton@ayhmh.com> wrote:

Dear Ms. Hedemark –

In order to evaluate this proposal, we need to confirm the net sale proceeds that will result from the sale. Would you kindly forward the estimated seller's statement, which I will hold in confidence and use for no purpose other than evaluating your proposal.

Thank you,

John D. Minton

E-MAIL 0203

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Hilary Hedemark [mailto:hilary@residebrokerage.com]
Sent: Monday, October 16, 2017 11:28 AM
To: John Minton
Cc: Val Vandervort
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Good morning John,

I wanted to reach out to you regarding 229 Fulton, Redwood City - the property that recently had a Lis Pendens recorded on it. The buyers who are currently in contract on the property are represented by one of my agents - Val Vandervort.

We have been in similar situations in the past (many times I was the attorney representing a party filing the lis pendens) where we have been to successfully effectuate the sale of the property and keeping the sale proceeds in some type of blocked account so that the dispute between the parties could run its course and not negatively affect the pending sale.

Would it be possible to entertain such an possibility in this case? I am reaching out to you because we are entering the holiday season - the season with lower sales volume and sales prices. Additionally, this particular property is already facing a difficult sales issue in that it was recently purchased and re-listed.

I would welcome the opportunity to discuss this in more detail - please let me know if you have time for a call later this week.

Best,

Hilary Hedemark

--

Hilary Hedemark
Co-Founder and Chief Broker Officer at Reside

E-MAIL 0204



reside

C: 650.273.3832
O: 415.525.4913
A: 466 Brannan Street
San Francisco, California 94107

The information contained in this e-mail message may be privileged and confidential information and is intended only for the use of the individual and/or entity identified in the alias address of this message. If the reader of this message is not the intended recipient, or an employee or agent responsible to deliver it to the intended recipient, you are hereby requested not to distribute or copy this communication. If you have received this communication in error, please notify us immediately by telephone or return e-mail and delete the original message from your system.

--



reside

Hilary Hedemark
Co-Founder and Chief Broker Officer at Reside

C: 650.273.3832
O: 415.525.4913
A: 466 Brannan Street
San Francisco, California 94107

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Sun, Oct 22, 2017 at 12:51 AM

Dear John,

Thank you for answering our questions about the different scenarios. After careful thought and discussion, we choose to keep the Lis Pendens in place. We can state that the current sale proceeds are less than \$1,167,050, without any further comment. This will place the onus onto Debby to offer increasing the blocked account up to \$1,167,050. If she does offer, we can revisit this issue. Otherwise, we prefer and are fine keeping the Lis Pendens in place.

best regards,
Shan-Yuan, Della, Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Sun, Oct 22, 2017 at 11:51 AM

Hi Shan-Yuan, understood.

E-MAIL 0205

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]

Sent: Sunday, October 22, 2017 12:52 AM

To: John Minton

Cc: Peter C. Ho; Della N. Lau

[Quoted text hidden]

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Oct 23, 2017 at 10:34 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all, FYI

From: John Minton

Sent: Monday, October 23, 2017 10:34 AM

To: 'Jeff Loew'

Subject: RE: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Hey Jeff –

Further to the below, I have discussed this with my clients. Because the estimated net sale proceeds are substantially less than the amounts in question related to the acquisition of the property, they are unwilling to agree to Ms. Hedermark's proposal.

Best,

E-MAIL 0206

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: karenb@vandervorthomes.com [mailto:karenb@vandervorthomes.com] **On Behalf Of** Val Vandervort
Sent: Wednesday, October 18, 2017 1:00 PM
To: John Minton
Cc: Hilary Hedemark
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Hi John and Hilary,

Attached is the estimated settlement statement that we recently received from escrow.

Karen

650.346.1118



Val Vandervort
REALTOR® | CalBRE# 01416583 at [Vandervort Homes](#)
Reside | CalBRE# 02014153

M 650.740.6025 E [Val@
VandervortHomes.com](mailto:Val@VandervortHomes.com) Vandervo
rtHomes.com

On Tue, Oct 17, 2017 at 8:10 AM, John Minton <jminton@ayhmh.com> wrote:

Dear Ms. Hedemark –

In order to evaluate this proposal, we need to confirm the net sale proceeds that will result from the sale. Would you kindly forward the estimated seller's statement, which I will hold in confidence and use for no purpose other than evaluating your proposal.

Thank you,

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Hilary Hedemark [mailto:hilary@residebrokerage.com]
Sent: Monday, October 16, 2017 11:28 AM
To: John Minton
Cc: Val Vandervort
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Good morning John,

I wanted to reach out to you regarding 229 Fulton, Redwood City - the property that recently had a Lis Pendens recorded on it. The buyers who are currently in contract on the property are represented by one of my agents - Val Vandervort.

We have been in similar situations in the past (many times I was the attorney representing a party filing the lis pendens) where we have been to successfully effectuate the sale of the property and keeping the sale proceeds in some type of blocked account so that the dispute between the parties could run its course and not negatively affect the pending sale.

Would it be possible to entertain such an possibility in this case? I am reaching out to you because we are entering the holiday season - the season with lower sales volume and sales prices. Additionally, this particular property is already facing a difficult sales issue in that it was recently purchased and re-listed.

I would welcome the opportunity to discuss this in more detail - please let me know if you have time for a call later this week.

Best,

Hilary Hedemark

--



Hilary Hedemark

Co-Founder and Chief Broker Officer at Reside

C: 650.273.3832

O: 415.525.4913

A: 466 Brannan Street
San Francisco, California 94107

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Thu, Oct 26, 2017 at 9:27 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

FYI

From: John Minton

Sent: Thursday, October 26, 2017 9:27 AM

To: 'Jeff Loew'

Subject: FW: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Hey Jeff, forwarding email from Ms. Vandervort. Until we have a resolution on this issue, I think it's best if you coordinate with her on this.

Thanks,

John

John D. Minton

E-MAIL 0209

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Val Vandervort [<mailto:val@vandervorthomes.com>]
Sent: Thursday, October 26, 2017 9:12 AM
To: John Minton
Cc: Hilary Hedemark
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Hi John,

I am checking in to see how things are progressing. My clients are getting to the point where it is difficult being in a holding pattern of the unknown. Could you get me a timeline today or tomorrow so that they can get an idea of what the timing looks like? They are starting to think about just backing out from the transaction because they really are wanting to get going on a new home for their family. If they have some clarity for how much longer they need to be patient, that may help them stay in the transaction.

Thank you for your help with this.

Val



Val Vandervort
REALTOR® | CalBRE# 01416583 at [Vandervort Homes](#)
Reside | CalBRE# 02014153

reside

M 650.740.6025 E Val@VandervortHomes.com Vandervo
rtHomes.com

★ Selected one of **America's Best Real Estate Agents** for 2016 by REAL Trends ★

On Fri, Oct 20, 2017 at 11:08 AM, John Minton <jminton@ayhmh.com> wrote:

Dear Hilary –

E-MAIL 0210

Thank you for sending the estimated closing statement. I am discussing this issue with my clients and hope to be back to you soon.

Best,

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Hilary Hedemark [mailto:hilary@residebrokerage.com]

Sent: Friday, October 20, 2017 9:36 AM

To: Val Vandervort

Cc: John Minton

Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Good morning John,

I wanted to circle back with you about this property sale. Is moving forward with the sale and putting the proceeds into a blocked account (or similar) something your clients would agree to? The buyers are very excited about this property but do understand that in the event it is tied up in litigation for a while, that they may be better off looking elsewhere.

Please let us know as soon as you are able. Thank you,

Hilary

On Wed, Oct 18, 2017 at 12:59 PM, Val Vandervort <val@vandervorthomes.com> wrote:

Hi John and Hilary,

Attached is the estimated settlement statement that we recently received from escrow.

E-MAIL 0211

Karen

650.346.1118



Val Vandervort

REALTOR® | CalBRE# 01416583 at [Vandervort Homes](#)
Reside | CalBRE# 02014153

M 650.740.6025 **E** [Val@VandervortHomes.com](#) **W** [VandervortHomes.com](#)

★ Selected one of **America's Best Real Estate Agents** for 2016 by REAL Trends ★

On Tue, Oct 17, 2017 at 8:10 AM, John Minton <jminton@ayhmh.com> wrote:

Dear Ms. Hedemark –

In order to evaluate this proposal, we need to confirm the net sale proceeds that will result from the sale. Would you kindly forward the estimated seller's statement, which I will hold in confidence and use for no purpose other than evaluating your proposal.

Thank you,

John D. Minton

ANDERSON YAZDI

LLP

HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Hilary Hedemark [<mailto:hilary@residebrokerage.com>]
Sent: Monday, October 16, 2017 11:28 AM

E-MAIL 0212

To: John Minton
Cc: Val Vandervort
Subject: Re: Trust under James F. Ho and Grace C. Ho - Lis Pendens

Good morning John,

I wanted to reach out to you regarding 229 Fulton, Redwood City - the property that recently had a Lis Pendens recorded on it. The buyers who are currently in contract on the property are represented by one of my agents - Val Vandervort.

We have been in similar situations in the past (many times I was the attorney representing a party filing the lis pendens) where we have been to successfully effectuate the sale of the property and keeping the sale proceeds in some type of blocked account so that the dispute between the parties could run its course and not negatively affect the pending sale.

Would it be possible to entertain such an possibility in this case? I am reaching out to you because we are entering the holiday season - the season with lower sales volume and sales prices. Additionally, this particular property is already facing a difficult sales issue in that it was recently purchased and re-listed.

I would welcome the opportunity to discuss this in more detail - please let me know if you have time for a call later this week.

Best,

Hilary Hedemark

--



reside

Hilary Hedemark
Co-Founder and Chief Broker Officer at Reside

C: 650.273.3832
O: 415.525.4913
A: 466 Brannan Street
San Francisco, California 94107

The information contained in this e-mail message may be privileged and confidential information and is intended only for the use of the individual and/or entity identified in the alias address of this message. If the reader of this message is not the intended recipient, or an employee or agent responsible to deliver it to the intended recipient, you are hereby requested not to distribute or copy this communication. If you have received this communication in error, please notify us immediately by telephone or return e-mail and delete the original message from your system.

E-MAIL 0213



reside

Hilary Hedemark

Co-Founder and Chief Broker Officer at Reside

C: 650.273.3832

O: 415.525.4913

A: 466 Brannan Street
San Francisco, California 94107

[Quoted text hidden]

E-MAIL 0214

Damages Chart

5 messages

John Minton <jminton@ayhmh.com>

Thu, Oct 19, 2017 at 9:16 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Attached is a chart to keep track of the damages we are seeking. It would help if you could add anything additional that you think we can reasonably claim. I think the focus needs to be from 2014 forward, and should not include damages related to the sale of the CSM Drive property. As I mentioned, that claim will be too difficult to sustain in court.

Note that due to the different timeframes for these claims, I have not added in interest. However, at the time a judgment in the case is entered the court is certainly empowered to apply a reasonable interest rate on the money owed, back to the time it was taken. For example, this is where the Valic interest would come into play.

Best,

John

Claim	Value of Claim	Double Damages
Checks Related to Redwood City House	\$1,167,050	\$2,334,100
Checks to Debby	\$65,075	\$130,150
Checks to Cash	\$20,680	\$41,360
Rent (\$3,000 a month from March 2014 through February 2016 (24 months)	\$72,000	\$144,000
Check to Debby after sale of CSM, San Mateo	\$30,000	\$60,000
Rent to Debby for Redwood City House (July 7, 2017)	\$3,500	\$7,000
Check cashed after James was with Peter; Debby wrote "Jun rent & food"	\$5,000	\$10,000

Total	\$1,400,305	\$2,800,610
--------------	--------------------	--------------------

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Oct 20, 2017 at 2:54 PM

Dear John,

How precise do we need to be? For example, rent from March 2014 through February 2016 actually spans two different addresses (272 Boothbay Ave and 107 Flying Cloud Isle) that have different rents; also, Debby did not move into 107 Flying Cloud Isle immediately. Should we include the utilities here?

While they were living in 229 Fulton St, Dad paid for the AT&T internet (\$199.88) and PG&E bills (\$282.49).

	AT&T Internet	PG&E
June	42.24	25.79
July	40.88	118.2
August	75.88	134.84
September	40.88	3.66
 Total	 199.88	 282.49

Also, should we include rent for 720 Promontory Point Ln, #2401 from March 2016 to June 2017?

I placed a copy of the Damages Chart here on google drive: https://drive.google.com/open?id=1PGBbQJotb9enkVzfhrz8LGIg_BhXI5GrEPTzwsw3RY

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Oct 20, 2017 at 5:56 PM

E-MAIL 0216

Hi Peter –

We need to be precise. However, my advice is that we only seek rent that Debby made your father pay on homes he legally owned (Boothbay and Flying Cloud) and equitably owned (Fulton). Please remind me whether he owned or rented Promontory. If he owned it, we include the rent he paid. If he did not own it, I don't want to include the rental payments.

I do not think we should include rent that Debby didn't have to pay. If we're positioning her as a paid caregiver, free rent ties into that.

I do not think we should include utilities because one would normally pay the utilities on a home one owns (this includes Fulton, where your dad was the equitable owner when the payments were made). Plus, the numbers are small enough and distract attention away from the bigger issues.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Oct 20, 2017 at 6:53 PM

Hi John,

Dad rented Promontory for \$5200/mo, and Debby lived there for free. Dad was just fine from the time they moved in (mid-March 2016) until Thanksgiving 2016. Debby could only be considered a caregiver from December 2016 onwards.

I updated the Damages Chart using the fair market rents for 272 Boothbay Ave (3.5 months) and 107 Flying Cloud Isle (22.5 months) and did not include Promontory. At some point I will double-check the check amounts.

https://drive.google.com/open?id=1PGBbQJotb9enkVzfhzr8LGIg_BhXI5GrEPTzsw3RY

Thanks,

E-MAIL 0217

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Oct 20, 2017 at 7:35 PM

Hi Peter –

Nice work. Regarding the “caregiver” point, we don’t need to be that fine in our definition. The statute is actually very broad in terms of how it defines the term. But I understand what you’re saying. The next revision of the Amended Petition will address this whole issue in a way that hopefully you’ll be comfortable with.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

FW: Estate of James F. Ho

1 message

John Minton <jminton@ayhmh.com>

Fri, Oct 20, 2017 at 7:58 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all, see below and attached per my email of a moment ago. (Apologies that this wasn't sent to you in real time.)

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Beth Chagonjian [<mailto:Beth@johncmartinlaw.com>]
Sent: Tuesday, October 17, 2017 1:40 PM
To: Carol Loza
Cc: John Minton; Daniel E. Lassen; John Martin; Jackie Alioto
Subject: Re: Estate of James F. Ho

Carol and Mr. Minton,

I hereby CONFIRM that Mr. Ho's file contains no audio or video recordings and that I have no such recordings within my possession, custody or control.

Thanks,

Beth

E-MAIL 0219

On Tue, Oct 17, 2017 at 11:07 AM, Carol Loza <cloza@ayhmh.com> wrote:

Dear Ms. Chagonjian:

Attached please find correspondence of today's date from John Minton in the above-referenced matter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: [650.212.5905](tel:650.212.5905)

Direct Fax: [650.212.5993](tel:650.212.5993)



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

--

Beth F. Chagonjian, Esq.

Law Offices of John C. Martin
1145 Merrill Street
Menlo Park, California 94025

Tel. [\(650\) 329-9500](tel:(650)329-9500)
Fax. [\(650\) 329-9510](tel:(650)329-9510)

Wealth Preservation, Estate & Business Succession Planning, Estate Administration, Estate Litigation

Visit our firm on the web at www.johncmartinlaw.com

Notice: This communication may contain privileged or other confidential information. If you are not the intended recipient, any dissemination, distribution, or copying of this communication is strictly prohibited. If you think that you have received this email in error, please notify the sender immediately by replying to

E-MAIL 0220

this message and delete all copies.

IRS CIRCULAR 230 DISCLOSURE: To ensure compliance with requirements imposed by the IRS, we inform you that any U.S. tax advice contained in this communication (including any attachments) is not intended or written to be used, and cannot be used, for the purpose of (i) avoiding penalties under the Internal Revenue Code or (ii) promoting, marketing or recommending to another party any transaction or matter addressed herein.

 **Ho - 10-17-17 J. Minton Ltr to B. Chagonjian.pdf**
97K



Peter Ho <peter.ho@gmail.com>

Fwd: FW: Asshat Estate Lawyer - John C. Martin - Invitation to collaborate

3 messages

Shan-Yuan Ho <shanyuan@gmail.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>

Fri, Oct 20, 2017 at 11:29 PM

Peter - can you please take care of this for me (respond to John) as you are handling all the files and I am confused.
Thanks.

----- Forwarded message -----

From: **John Minton** <jminton@ayhmh.com>
Date: Fri, Oct 20, 2017 at 1:50 PM
Subject: FW: Asshat Estate Lawyer - John C. Martin - Invitation to collaborate
To: Shan-Yuan Ho <shanyuan@gmail.com>

Hi Shan-Yuan – Is this file different than the one you sent earlier with the three of your comments on the Martin docs? I just sent a request for you to grant me permission to access.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho (via Google Drive) [mailto:shanyuan@gmail.com]
Sent: Friday, October 20, 2017 9:27 AM
To: John Minton
Subject: Asshat Estate Lawyer - John C. Martin - Invitation to collaborate

Shan-Yuan Ho has invited you to contribute to the following shared folder:

E-MAIL 0222



Asshat Estate Lawyer - John C. Martin

[Open](#)

Google Drive: Have all your files within reach from any device.
Google Inc. 1600 Amphitheatre Parkway, Mountain View, CA 94043, USA



Shan-Yuan Ho <shanyuan@gmail.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Mon, Oct 23, 2017 at 8:30 AM

Peter you told me Sat night that you already took care of this.
[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Mon, Oct 23, 2017 at 8:31 AM

Peter - take care of this.

----- Forwarded message -----
From: **John Minton** <jminton@ayhmh.com>
Date: Sun, Oct 22, 2017 at 3:16 PM
Subject: RE: Asshat Estate Lawyer - John C. Martin - Invitation to collaborate
To: Shan-Yuan Ho <shanyuan@gmail.com>

Hi Shan-Yuan – Can you send me a pdf of this document? Thanks, John

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

John Martin Documents

John Minton <jminton@ayhmh.com>

Fri, Oct 20, 2017 at 6:30 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

Thanks. I could credibly make the demand to Loew that Debby needs to bring the blocked account balance up to \$1,167,050.

Defaulting on a mortgage is definitely bad for one's credit. Of course, my focus is not on that but on the nature of the foreclosure sales process, which tends to yield lower sale prices.

Let me know what you would like to do.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Friday, October 20, 2017 6:03 PM
To: John Minton
Cc: Shan-Yuan Ho; Della N. Lau
Subject: Re: John Martin Documents

E-MAIL 0224

Thanks for all your answers, John.

My bad on the total amount owed (typo): \$1,167,050, not \$1,067,050. \$1.1M cashier's check + \$67,050 earnest money check. This will be the minimum we require in the blocked account.

Sorry for the confusion: Debby put down \$1,053,862.62 + \$67,050 earnest money check from Dad = \$1,120,912.62. She still has to put money into the blocked account in this case, but this amount would not be acceptable to us since she told us she put the entire \$1.1M from the cashier's check into the house. Her fault for lying.

Finally, on the possibility of foreclosure: how badly does this hurt Debby? (Financially, her credit score goes down and she'll have a hard time refinancing any of her other homes). How will it play in court (positive or negative for our case)?

Thanks,

Peter

On Fri, Oct 20, 2017 at 5:38 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

See below for my comments in all caps.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0225

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Friday, October 20, 2017 2:25 PM
To: John Minton
Cc: Shan-Yuan Ho; Della N. Lau
Subject: Re: John Martin Documents

Hi John,

I wanted to clarify that we are still debating the merits of removing the lis pendens so the sale can move forward; but our default position for now is to keep the lis pendens in place and let Debby continue her headache managing the property.

I sense from your emails that you strongly feel we should allow the sale to go through--is this primarily to safeguard the equity in the house, or are there other reasons (such as them selling the house under our noses even with the lis pendens in place, something other reason that pertains to the court case, etc.)? THE PRIMARY PURPOSE IS TO SAFEGUARD THE EQUITY IN THE HOUSE; IF WE DON'T AGREE TO RELEASE THE LIS PENDENS, DEBBY MIGHT DECIDE SHE MUST TRY TO HAVE THE LIS PENDENS REMOVED BY THE COURT. I THINK IT IS UNLIKELY SHE WOULD SUCCEED, BUT IT'S POSSIBLE THE COURT COULD ORDER THAT THE PROPERTY BE SOLD AND THE PROCEEDS PLACED IN A BLOCKED ACCOUNT, I.E., THE VERY REMEDY WE ARE TRYING TO NEGOTIATE RIGHT NOW. A SALE WON'T GO THROUGH WITH THE LIVE LIS PENDENS SITTING THERE IN THE CHAIN OF TITLE, SO THAT IS NOT A CONCERN. ONE REAL CONCERN IS THAT SHE WILL STOP PAYING ON THE MORTGAGE AND THE PROPERTY WILL BE SOLD IN A FORECLOSURE SALE. THAT WILL ALMOST CERTAINLY RESULT IN LESS EQUITY THAN WE COULD NEGOTIATE TO PROTECT NOW.

If the sale is allowed to go through, and Debby adds funds to the blocked account to bring the total to \$1,067,050:

(1) Do these funds generate interest in the blocked account? (It may be a few years before the trial comes to a close.) YES, IF WE SET UP THE ACCOUNT TO DO SO. I REALIZE I USED THE NUMBER \$1,167,000 IN MY EMAIL. YOU'VE REMINDED ME THAT DEBBY DID NOT USE ALL OF THE \$1,100,000 CASHIER'S CHECK MONEY TO BUY THE REDWOOD CITY PROPERTY. ACCORDING TO THE ESTIMATED SELLER'S SETTLEMENT STATEMENT, THE NET SALE PROCEEDS WILL BE \$1,075,578.30. I WOULD SAFEGUARD THESE FUNDS AND THEN CHASE DEBBY TO THE ENDS OF THE EARTH TO RECOUP THE OTHER FUNDS SHE HAS TAKEN.

If we keep the lis pendens in place, and Debby is not allowed to sell the house:

(2) If the house value goes down by the end of the trial, what are the consequences? I EXPECT THAT THE JUDGE WILL ALLOW US TO CHOOSE OUR REMEDY, I.E., WE GET THE HOUSE OR THE \$1,067,050. IF WE THINK THE HOUSE HAS GONE UP IN VALUE, WE ASK FOR THE HOUSE. IF WE THINK IT HAS GONE DOWN, WE FOCUS ON THE \$1,067,050. THE DOUBLE DAMAGES REMEDY WILL IN ALL EVENTS FOCUS ON THE \$1,067,050.

(3) If the house value goes up by the end of the trial, what happens?

(4) If the judgment is in our favor at the end of the trial (whether the price goes up or down), and Dad's name is placed on title, would Dad's estate owe Debby for any part of her previous payments such as property tax? (Is placing Dad's name on title retroactive?) MOST LIKELY YES, THE JUDGE WOULD OFFSET ALL AMOUNTS DEBBY PAID TO MAINTAIN THE PROPERTY (TAXES, INSURANCE, AND MORTGAGE) AGAINST THE DAMAGES OWED. IN CASE YOU'RE WONDERING, IF WE LOSE THE CASE, I DO NOT FORESEE ANY SCENARIO IN WHICH DEBBY COULD CHARGE YOU FOR ANY SUCH MAINTENANCE EXPENSES.

Thanks,

Peter

On Fri, Oct 20, 2017 at 11:06 AM, John Minton <jminton@ayhmh.com> wrote:

Thanks – Understood. I think we're on the same with respect to considering removing the lis pendens. The question becomes how much must Debby supplement the blocked account. My suggested total number is \$1,167,000. Debby and Loew may well object to any supplementation, but at least the \$1,167,000 number is directly tied to the checks done in February 2017. I'm concerned that any number higher than \$1,167,000 will be rejected out of hand, and that we will be shooting ourselves in the foot by causing this sale to be lost. It could also trigger a demand that we add the John Hancock funds to the same blocked account, which I would not advise doing.

Please discuss and let me know how you want to proceed.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Friday, October 20, 2017 9:21 AM
To: John Minton
Cc: Peter C. Ho; Della N. Lau
Subject: Re: John Martin Documents

Hi John,

An addendum: Our disorganized document is just a collection of our thoughts and ideas and what jumped out from the Martin files. It is for your information to use as you please. We don't expect you to address or adopt any of the issues.

As to the Lis Pendens. We are leaning on keeping it in place. Can we first test the waters to see if Debby is willing to (1) put the funds into a locked account and (2) supplement the account to some agreed amount pertaining to our lawsuit? If she answers no, the lis pendens stays, and if yes, we can negotiate with them further on the supplement amount. Would this be an okay step to pursue?

best,

SYH

On Fri, Oct 20, 2017 at 3:45 AM, Shan-Yuan Ho <shanyuan@gmail.com> wrote:

Dear John,

Please find the link to our 14 page document of comments on Martin's \$2,000 work. It took awhile to sort out what was going on. We decided not to merge our files but to concatenate and cull. The issues that were repeated either seemed important to us or the comment had a slightly different perspective. The most important part of the document is Peter's defense of himself with verifiable facts or his own testimony starting on page 9.

Hope this helps,

Shan-Yuan, Della, Peter

Response to John Martin's Documents

On Mon, Oct 16, 2017 at 9:01 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

Attached is the document production from John Martin's office. I have never before seen an attorney jump into such a thicket, draw all the wrong conclusions, and then double down with double-barreled CYA efforts. Truly incredible. This guy is going to be in a world of hurt when we're done with him. He's at risk of big liability in his own right – but before we consider adding him as a defendant (the theory would be aiding and abetting financial elder abuse), we need to take his deposition and do additional discovery.

Please send any and all comments when you have had a chance to review. A bunch of things are jumping out from these records, and we are going to want to supplement the Amended Petition to address them to a limited extent. We will save most of the fireworks for his deposition.

On another note – reading Martin's BS is giving me some new ideas about the recordings. I would like to pull in a criminal defense attorney for consultation – namely, Eric Hove, the attorney I mentioned previously. I want to run through some questions with him. One option is for my office to retain him for advice related to the recordings – of course, he would be fully available for you to consult as well, but his bills would run through my office. I would keep his work at a minimum – I am looking for "spot" advice. This will help me think through the issues more efficiently. Let me know if you are OK with this approach.

Best,

E-MAIL 0228

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0229



Peter Ho <peter.ho@gmail.com>

Presentation by Jeff Loew about Financial Elder Abuse

4 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Fri, Oct 20, 2017 at 1:47 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "DellaLau@launet.com" <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>
Cc: John Minton <jminton@ayhmh.com>

All,

As part of a continuing legal education series in San Mateo, I attended a presentation yesterday. Jeff Loew was one of two speakers. The topic was "Financial Elder Abuse & Ethical Issues for the Estate Planner – A Litigation Prevention Primer." It was a surreal experience.

Even more surreal was that John Martin stood next to me in the buffet line. Jeff provided a thick outline of his financial abuse presentation. John and I think it will be a useful exhibit at Martin's deposition.

Best,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Oct 20, 2017 at 2:09 PM

E-MAIL 0230

Cc: "DellaLau@launet.com" <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Thanks for that information, Dan. I wonder if a section of their presentation should include the consequences if someone like Martin does not perform his duties adequately.

-Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

Fri, Oct 20, 2017 at 4:35 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "DellaLau@launet.com" <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

There actually was some discussion of elder abuse liability for estate planning attorneys. So Martin should have that in his head (at least as of yesterday).

Dan

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

John Martin Documents

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Sun, Oct 22, 2017 at 10:03 PM

Thanks, Shan-Yuan, some interesting points that I will add to the mix of issues/questions to address when we prepare for Martin's deposition.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Sunday, October 22, 2017 9:54 PM
To: John Minton
Cc: Peter C. Ho; Della N. Lau
Subject: Re: John Martin Documents

Dear John,

In regards to your second point, I would like to address Martin's hand-written notes dated 8/21 and 8/24 and express my opinion why I think there might be a possibility that Martin talked to Debby again after 8/21 and most likely on 8/24. We realize it is hard to read Martin's hand-written notes, so attached below is the same 4 page 8/24 notes with the hard to read writing interpreted. The 8/24 notes are suddenly cut off and incomplete, so is there a possibility to get the remainder? Based on Martin's 8/31 document, we can guess the remaining content of the 8/24 interview, unless Debby or her family communicated with Martin on another occasion. My guess is that the information past page 4 might nail him (new event information after 8/21), so it's missing. Martin uses GF=Debby. Here are my arguments.

1. At the end of Martin's 8/24 notes on page 4, he writes, "GF came in for discussion" (highlighted in attached document)

2. 8/21 notes: 4.5 pages on James' 90 minute interview and 2.5 pages on Debby's 30 minute interview. 8/24 notes: page 1 reviews logistic details of 8/21 meeting, page 2 appears to be a limited summary of James' from Debby's perspective, and pages 3-4 are all dedicated to Debby's comments with "GF said...." or "GF thinks..." or "She said...." Furthermore, the majority of Debby's two page worth of detailed comments on 8/24 are different from Debby's 8/21 comments. Thus, if Martin simply rewrote his 8/21 interviews in the 8/24 notes, then there must be some recording of information (unless Martin has an amazing photographic memory). If neither, then this implies that there was a "new discussion" with Debby on 8/24.

3. From Martin's handwritten notes, there is more amount of information taken from Debby than from James, given that the amount of time interviewing James is supposedly three times the amount of time with Debby.

Note

4. Stood out in the 8/24 hand-written notes: "She started complaining FC house goes up [price] said if he using her to stay he needed new house."

5. Point out on the 8/31 letter: "..it appears that Peter Ho recently took you against your will from you home at 229 Fulton St." How does Martin know this critical fact that James is no longer living at 228 Fulton??!!! Martin DEFINITELY communicated with the Chang family after 8/23/17.

Of course I may be totally off base, but I thought I would express my thoughts.

best,

SYH

On Fri, Oct 20, 2017 at 10:57 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

Thank you for your thorough efforts on this document. Really good work. It will be helpful to us when we prepare for Martin's deposition. A few immediate comments regarding issues you raise:

1. Adding Reinhard, Rita and/or Martin as defendants. We may well want to do this at some point. The one caveat is that additional defendants brings more lawyers to the party, and tends to significantly ratchet up attorneys' fees because they will start burying us with discovery. Instead of fighting only Jeff Loew, we will be battling potentially three sets of attorneys (and in the case of Martin, an insurance company deep pocket backing him). For now, it is a great threat that we can dangle out there to serve our purposes. We can add them at any point we may decide to.

2. My interpretation of the 8/24 handwritten notes is that Martin took the time to re-state them, in his own hand or with the assistance of someone else in his office, as his 8/21 notes were taken in the moment on the fly. I see no indication anywhere in the file that there was a further meeting on 8/24.

3. I sent a follow-up letter to Martin's office asking for recordings. The response was they didn't have any. (I will forward this exchange under separate cover.) We can challenge Martin on this at his deposition.
4. Debbie will get this document production from Martin. The attorney-client privilege disappears on the death of a client for documents relating to a decedent's testamentary intentions.

5. Regarding the issue of whether Martin technically complied with the Certificate of Independent Review statute (Probate Code section 21384), for example by not adequately addressing with your father "the nature and consequences of the intended transfer, including the effect of the intended transfer on the transferor's heirs," I am mulling over the possibility of pressing for a "mini-trial" on that limited issue. Imagine the devastating impact on the case from Debby's standpoint if our probate judge concludes that the Certificate is worthless. At that point, she would have to prove by "clear and convincing" evidence that she didn't unduly influence your father with respect to the \$1,167,050. On the other hand, if the judge concludes the Certificate meets the requirements of the statute, we haven't "lost" a whole lot, it just means that Debby has what she thought she had in the first place – a way to avoid having to meet a very high evidentiary burden regarding the validity of the transaction. The area of the Probate Code dealing with Certificates of Independent Review states that "[i]t is the intent of the Legislature that this part supplement the common law on undue influence, without superseding or interfering in the operation of that law." (Probate Code section 21392(b)). In other words, even if the Certificate remains standing, it just means that Debby doesn't immediately stand in a position of facing a "clear and convincing evidence" standard of proof to disprove undue influence. But we are certainly still free to contend that the transaction that happened in February 2017 was the product of Debby's undue influence, and that Martin (at best) missed about 75 red flags when he tried to "bless" the transaction five months after the fact. Note that in most cases, the burden of proving a case rests with the petitioning party. Reviewing this area of the law reminds me that I believe we can still shift the burden of proof to Debby to disprove undue influence even if the Certificate stands. Once the burden of proof shifts to the purported perpetrator of undue influence, it is very difficult for the defendant to avoid liability. Look for additional language in the Amended Petition to this effect when I get that revision to you in the next few days. We can discuss the issue of the "mini-trial" in the coming months. Of course, we will want Martin's deposition before then.

6. Martin's claim of having talked to your father on August 31, when your dad was in the hospital going on hospice. Truly amazing. I have never looked more forward to a deposition.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0234

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Friday, October 20, 2017 12:46 AM
To: John Minton
Cc: Peter C. Ho; Della N. Lau; Carol Loza; Daniel E. Lassen
Subject: Re: John Martin Documents

Dear John,

Please find the link to our 14 page document of comments on Martin's \$2,000 work. It took awhile to sort out what was going on. We decided not to merge our files but to concatenate and cull. The issues that were repeated either seemed important to us or the comment had a slightly different perspective. The most important part of the document is Peter's defense of himself with verifiable facts or his own testimony starting on page 9.

Hope this helps,

Shan-Yuan, Della, Peter

Response to John Martin's Documents

On Mon, Oct 16, 2017 at 9:01 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

Attached is the document production from John Martin's office. I have never before seen an attorney jump into such a thicket, draw all the wrong conclusions, and then double down with double-barreled CYA efforts. Truly incredible. This guy is going to be in a world of hurt when we're done with him. He's at risk of big liability in his own right – but before we consider adding him as a defendant (the theory would be aiding and abetting financial elder abuse), we need to take his deposition and do additional discovery.

Please send any and all comments when you have had a chance to review. A bunch of things are jumping out from these records, and we are going to want to supplement the Amended Petition to address them to a limited extent. We will save most of the fireworks for his deposition.

On another note – reading Martin's BS is giving me some new ideas about the recordings. I would like to pull in a criminal defense attorney for consultation – namely, Eric Hove, the attorney I mentioned previously. I want to run through some questions with him. One option is for my office to retain him for advice related to the recordings – of course, he would be fully available for you to consult as well, but his bills would run through my office. I would keep his work at a minimum – I am looking for "spot" advice. This will help me think through the issues more efficiently. Let me know if you are OK with this approach.

E-MAIL 0235

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0236

James

James

Ho -

Son
Peter
Ho

GF Debbie
Dwight

James Ho
229 Fulton Street
RNC CA 94042

Met with Monday

- Met w/ Monday

8/24/17

- Got email by girlfriend's
daughter's email by girlfriends
daughter's husband husband
concern whether concerns whether gift
valid valid

- Day of meeting son

Day of meeting son
called Spoke of洁西
cancelled meeting
cancelled meeting appointment

- Son cancelled appointment for
dad

- GF called said 3:30 pm
aren't here
aren't here

- GF puts James on phone

Seemed articulate
well spoken

- GF called back
said would see in
hour hour

GF answers
ans door - said James down
met in private

- met 1 on 1 in private

Talked ~ 1½ hours

- well spoken

Knows gave

- Knows gave \$ to GF

- together ~ 20 yrs

Knows Son manages

affair per POA

affair for POA

know name

Deficits

Deficits - Doesnt know name

of street;
of street

E-MAIL 0237

Thought owned house

Thought owned house

- Understood children, knows he has trust, knows gave it 1 year ago because not in trust
 - Said he not in trust
 - Wanted to make present gift make present gift
 - No gift tax return
 - Looks like he has test capacity
 - Knows who he was
 - knew do he uses understanding property being given
 - understood property being given
 - probably valid had ability to make
 - valid interviews gift
 - undue influence?
 - Undue inf. with

Cheek
toe

long term

- Has known QF since
before marriage

→ → + as soon as
wife died came by
would write checks

time

- time \$15k etc

- Had time line down partially

- Condo 5yrs ^{sold} sold

- Condo signs said
- bought for house lived

- brought the house in
of G F but she owned
her own house < in

East Bay + Los Angeles

- Cares for him without pay
cares him without pay
but he writes checks
occasionally
occasionally
- She started complaining
house goes up
said if he uses
her to stay he needed
new house
new house
- They looked for new
places -
liked place
Only liked place
in law but over
\$ 2 million
- He said I have # (money)
borrow / loan
to buy
- She said we can
buy it together
buy it together
- She said SON told
her not to put house
in dad's name (name)
- Son wanted to
apply for dad's prop (property)
tax basis to himself
Son owns house now with father
owns house now with father
want dad on
- Son doesn't want dad on
any house

- GF said you loan & I'll
pay back - He said he
will just give it to her
- D she didn't want to
take it

- He was dx w/ Cancer
- Son managing w/ POA
- Sees money leave

Son says to GR
work something out

- Son has 2 sibs
- Son hasn't tried
to resolve specifically
- GF thinks son may try to
set aside

- He no ability to manage
finances but knows
who he is and who can
give property to
- may be easily influenced
- emphatic

Father.
Son unduly influenced
came in for discussion
- GF came in for discussion
said son came over & and
normally comes for short time
normally comes for short time
E-MAIL 0240e

SYH email- 10/21/2017

In regards to your second point, I would like to address Martin's hand-written notes dated 8/21 and 8/24 and express my opinion why I think there might be a possibility that Martin talked to Debby again after 8/21 and most likely on 8/24. We realize it is hard to read Martin's hand-written notes, so attached below is the same 4 page 8/24 notes with the hard to read writing interpreted. The 8/24 notes are suddenly cut off and incomplete, so is there a possibility to get the remainder? Based on Martin's 8/31 document, we can guess the remaining content of the 8/24 interview, unless Debby or her family communicated with Martin on another occasion. My guess is that the information past page 4 might nail him (new event information after 8/21), so it's missing. Martin uses GF=Debby. Here are my arguments.

1. At the end of Martin's 8/24 notes on page 4, he writes, "GF came in for discussion" (highlighted in attached document)
2. 8/21 notes: 4.5 pages on James' 90 minute interview and 2.5 pages on Debby's 30 minute interview. 8/24 notes: page 1 reviews logistic details of 8/21 meeting, page 2 appears to be a limited summary of James' from Debby's perspective, and pages 3-4 are all dedicated to Debby's comments with "GF said...." or "GF thinks..." or "She said...." Furthermore, the majority of Debby's two page worth of detailed comments on 8/24 are different from Debby's 8/21 comments. Thus, if Martin simply rewrote his 8/21 interviews in the 8/24 notes, then there must be some recording of information (unless Martin has an amazing photographic memory). If neither, then this implies that there was a "new discussion" with Debby on 8/24.
3. From Martin's handwritten notes, there is more amount of information taken from Debby than from James, given that the amount of time interviewing James is supposedly three times the amount of time with Debby.

Note

1. Stood out in the 8/24 hand-written notes: "She started complaining FC house goes up [price] gross said if he using her to stay he needed new house."
2. Point out on the 8/31 letter: "..it appears that Peter Ho recently took you against your will from you home at 229 Fulton St." How does Martin know this critical fact that James is no longer living at 228 Fulton??!!! Martin DEFINITELY communicated with the Chang family after 8/23/17.

SYH & Della's comments

The information received from John Martin's office is incomplete. We still need the following.

- 1) The details of the "hand delivered" August 31 letter. Where was it hand delivered to, who received it, who has a copy, and where is it now?
- 2) Audio recording? We think it exists. The second set of notes on 8/24/17 appears like someone took some notes off an audio recording. When we asked dad on 8/22/17 whether there were any visible devices, dad said he saw Martin had some small device on the table. Dad is a mechanical engineer with very good visual and spatial abilities. When Peter and I were driving him around for his med appointments and meals, he knew exactly our current location but had no idea of the familiar street names.
- 3) An accounting of all letters sent from Martin's office to James Ho, that all letters (4 total) were returned to Martin's Office unopened.
- 4) What documents concerning James Ho are Debby Chang in possession of? Is Debby, Rita, or Reinhard a client of John Martin?
- 5) The hand-written notes of 8/24/17 are cut off on page 4 and incomplete. The remainder?

Reinhard Oesterle and **Rita Chang** are co-conspirators of Debby Chang in the financial elder abuse of James Ho and should be named as defendants, along with John Martin. Rita and Reinhard have been together for more than a decade and have financial motive to aid in the elder abuse. In this document, Chang family = they = (Debby+Reinhard+Rita).

SCHEMING ACTIONS OF THE CHANG FAMILY:

- 1) They had an initial meeting and consultation with Martin's Office on 8/11/17. Is there a conflict of interest? Since Debby claims to be the beneficiary of a gift, the so-called Certificate of Independent Review and gift verification seems not so independent.

E-mail excerpt from Reinhard Oesterle to John Martin on 8/11/2017:

"I talked to Debby, and I think there is a pretty good chance she can 'convince' Ho to do whatever it takes to put a Certificate of Independent Review in place. From what I understand from our conversation, this would provide the strongest line of defense against any challenge to the gift after his passing. How far in advance would we have to schedule a face-to-face appointment? I am asking because Ho is currently on chemotherapy and not feeling very well. Early during the week (Mondays or Tuesdays) would likely work best."

- 2) They consulted with Martin about "the strongest line of defense against any challenge to the gift after his passing." This is their goal and what they were seeking to do on or before 8/8/17.
- 3) They admit so casually that Debby is controlling James, that they can get "Ho" to do anything they desire. Oesterle claims "there is a pretty good chance she can 'convince' Ho to do whatever it takes to put a Certificate of Independent Review in place." Why are

they telling Martin this horrible financial elder abuse fact? It appears Martin is also in on the plot.

- 4) They are scheduling the appointment for James Ho, without his knowledge or consent. In fact, they are concerned about scheduling the meeting too far in advance, because they are not sure how sick James will be.
- 5) They are scheming to pick the best day (Mon or Tues) for James to meet Martin, because James may not feel well after chemo the other days.
- 6) On 8/14/17, Oesterle has “one more question” for Martin and asks for “a brief chat.” Oesterle is clearly interested in understanding the details of obtaining the “strongest line of defense” for their stolen gift, so he can strategize better how to “control Ho.”
- 7) Martin follows up with a reply e-mail to Oesterle’s question above, stating, “As we discussed over the phone, it is possible for Mr Ho to request to engage me to review his transaction.” So they are now plotting to have James request the appointment himself (rather than them). How are they able to schedule the appointment themselves with Martin? If Peter were to request from Martin the same, Martin would say to have dad call him to make the appointment.
- 8) Oesterle lies by taking the liberty to represent James in an e-mail on 8/17/17, “Mr. Ho would like to go ahead and schedule a meeting with you. He is wondering if you have any availability before Wednesday next week (the day of his next chemotherapy appointment).” They are making the appointment for dad without his knowledge or consent. First, dad doesn’t even know which day of the week it is on any given day. Second, **dad and Peter had no clue about this meeting until 8/20/17 around 10PM, when Debby admits to Peter and Dad that she had planned to tell dad on 8/19/17 about the scheduled meeting with Martin on 8/21/17**, stating “...he [Oesterle] found reviews of this lawyer okay. After Reinhart talked to him, he asked how about this lawyer. I said, ‘okay. It is not for me, it is for Uncle Ho.’ He replied, ‘Yes. he does not talk to everyone. He [lawyer] will only talk to him [dad]. He will talk for an hour and he does not want us there to listen. He will not talk to us.’ What is this lawyer’s name? I don’t know his name or phone number. He will send a letter of confirmation tomorrow to see Uncle Ho. **Uncle Ho’s mood was not good the last few days, so I was afraid to bring it up. I was going to tell him yesterday, but I was too busy.**”
- 9) They have thought about Plan B -- rescheduling another appointment for dad, as Oesterle writes on 8/17/17, “If Mr. Ho feels really bad that day there is a chance we might have to re-schedule.”

- 10) On 8/17/17, Oesterle continues with, "Can you send us a copy of the engagement letter prior to the meeting so Mr. Ho can review?" James never requested this engagement letter and had no clue of any meeting with any lawyer.
- 11) A 5:31 PM e-mail on 8/21/17, Oesterle thanks Martin for "being flexible" with the reinstatement of the meeting after Peter cancelled it. At 5:31 PM, Martin was right in the middle of the meeting with dad. Therefore, Debby or someone part of this financial elder abuse clan must have contacted Oesterle during Martin's meeting with dad to let Oesterle know that the meeting was reinstated - success! (note: Peter had called Oesterle earlier, letting Oesterle know that he had cancelled the appointment for dad).
- 12) In a follow-up e-mail on 9/14/17, Oesterle reveals two things after dad's death. First, they are still scheming to keep the stolen money, because Oesterle requests a litigation referral and is "happy to discuss" with Martin about representation against James' estate. They are clearly comfortable that Martin is on their side. How do they know this fact? This implies that whatever communication they had with Martin was favorable to them. Even Peter gets zero information despite his asking Martin for information about what was done, because Martin says "client privileged." Hence, Martin's findings and Certificate of Independent Review which supposedly is solely confidential for the client, James Ho, is not confidential at all. Second, James has died, so Oesterle states that "things could become contentious between the two families." They view it as a family fight. We thought the conflict was James Ho's estate vs. Debby Chang. From the horse's mouth, the Chang family are all in the scheming and plotting!!!

THEIR RELATIONSHIP WITH AND ATTITUDE TOWARD DAD FROM REINHARD OESTERLE E-MAILS:

- 1) The Oesterle email dated 8/11/17 clearly shows they just wanted James to do what they wanted. All they cared about is protecting what they have stolen from James after James' "passing."
- 2) They did not care about James' health, only his death or in their words "his passing." His weak condition was simply an inconvenience to them in what they wanted done.
- 3) They clearly state that they know James is in bad shape and not feeling well.
- 4) The tone of their emails throughout indicates their relationship with dad and the disrespect they had for him, e.g., Oesterle addresses "Prof. Dr. James Ho" as "Ho" when he himself announced to Martin's office that he is "Dr. Oesterle."

Conclusion: Reinhard Oesterle and Rita Chang should be named on the lawsuit. They were fully aware of the details and have actively taken part in the financial elder abuse of James Ho. Even if Oesterle and Chang wrongly thought that the 1.1 million was a gift, the evidence shows that they are still using cold unethical abusive manipulation.

Some Notes for John Minton:

-A couple things stand out in the Letter dated 8/31/2017 [p. 53] - new info :
"Peter Ho recently took you against your will from your home at 229 Fulton Street."
How did Martin know about this? Clearly, someone in the Chang family has talked to Martin between 8/24/17 and 8/31/17. [My guess is 8/24/17]. The following day, 8/25/17, Debby was hysterical trying to get dad back. Why didn't Martin mention this interaction somewhere in his notes or letter?

-[p. 54] Martin says, "from my ongoing review it appears Peter (rather than Debbie) may be wrongfully obtaining a benefit from you." Why is Martin having an "ongoing review"? Who is paying for this? Who asked him to conduct an ongoing review?

[p. 32] In Martin's Memorandum he says "He [James] expressed some dismay that his son had cancelled his meeting without his consent. He asked if we could still meet later. I proposed to meet him in about an hour, at 4:30pm. He said he would call me back to confirm. About five minutes later, Debby Chang called back to confirm the meeting time at 4:30PM."

Recording on 8/21/17 shows Martin is lying. Here is what James said to Martin (nannycam):

Debby [on the phone]: "Hi, Mr Martin? Mr. Ho, James Ho, he wants to make an appointment with you. 3 O'Clock? ...he is fine, he is here. Do you want to talk to him? Okay."

Dad: [talks on phone] Martin? Yes, this is James... I heard my son canceled my appointment....[long silence - Martin probably talking]...I do not know. I want to find out later. Could be a little more time...[silence]....uh, o'clock. Bye. Thank you.

[p. 19-20] In Martin's handwritten notes on 8/21/17: "Since his wife passed away, Debbie worked on weekends as a cook. Sometimes James would pay some money. Other times, Debbie would not be paid. Gave \$1,500 for one month. Then stopped making monthly payments." This is Martin interviewing Debby and her description of her long time relationship with dad was that of a servant cook. From the horse's mouth!

[p. 21] Handwritten notes: "Debbie unaware that James currently owns a rental property. 272 Booth, Foster City, CA." However, his memorandum says differently.

The Nannycam shows dad met with Martin from 4:30-6:00 (when he leaves the kitchen to when he returns). Martin was talking from the dining room to Debby around 6PM. Martin states that he talked to James for 90 minutes and then Debby for 30 minutes afterwards, with James in the room (but James fell asleep). The minutes do not add up! Martin is lying.

SYH remark: Martin has lied all over the place in these documents and his formal write ups cannot even hold consistency with his own notes. It is a shame that so many of us must waste our valuable time on such garbage produced by an unethical and incompetent lawyer who unfortunately passed the CA bar.

Peter is the closest confidant to our father since our mother's passing (and the second closest when our mother was alive). Peter talks to my father everyday, so is aware of almost everything going on in dad's life, except the occasions when Debby controls dad and tells him not to tell Peter (evidence clear on the tapes).

Some facts about Reinhard:

Dad always referred to him as "that freeloader."

When I took dad to acupuncture, I asked dad, "How many times did Reinhard take you to acupuncture?" He asked "Who is Reinhard?" I said , "Rita's boyfriend, that German guy." Dad replied, "Oh, haha, that freeloader."

THE ACTIONS AND WORK OF JOHN MARTIN

1. The Aug 17, 2017 at 3:10pm email and the Aug 18, 2017 letter of representation both state that the scope of Martin's services is to review a gift transaction and potentially draft a certificate of independent review. So the number one job he had was to review the gift transaction. However, he did not probe very deeply into the "gift" aspect. James said it was a gift and Martin left it at that. He didn't ask how the idea of a gift came about, who's idea was it to contribute money, why wasn't it a loan, why didn't he want his name on the deed, why didn't he file a gift tax return, why did he pay rent despite making the big gift, was it originally a loan and did it change later, did they ever discuss a loan, did he want to buy the house, who found the house, etc..... The conclusions that Martin drew aren't justified from the little evidence he elicited from James. Martin's inquiry was wholly inadequate. Basically, all he did was verify his competency, but not his intention. He failed miserably in his number one purpose of representation.

2. Page 2 of Martin's hand-written notes say James is "not sure what he own". He should have asked more questions about this and how it relates to the \$1 million gift. How can he give \$1 million if he does not know what he owns. If he had \$10 million and he gave away \$1 million, he would probably be fine with that. But what if he only had \$1 million and he gave it all away. Was that his intention? If he does not know what he owns, then how does he know that he wasn't giving away 100% of what he had?

3. Page 5 of Martin's hand written notes say that James "said once she sells the house (229 Fulton or El Cerrito), she would pay it back." This sounds like a loan. It certainly does not sound like a gift. This should have prompted Martin to probe deeper. Did they talk about paying it back after it is sold, did they put it into writing, why would she have to pay it back, what if she never sells it or she sells it after James dies, was it Debby who promised to pay it back or did James ask for this, did James offer to contribute the \$1 million or did Debby ask him if he would help contribute, etc...

4. James' memory and perception were poor – hand written notes say Della worked at Kaiser

Redwood City (really 21 years ago), he gave the \$1 million about 1 year ago (really 5 months ago)

5. The Initial Client Contact form is in James' handwriting, which shows some of his confusion. He couldn't remember his birth year, and he circled "Single" instead of "Widowed."

6. Why is there a second set of hand written notes with a different hand writing? Was there a second meeting? Was someone else in the room during the meeting (like an assistant)? Martin's report does not mention anything about this. It is strange that he was so detailed in the facts of how he went to the house and how the meeting started, but he failed to mention anything about a 3rd party helping out.

7. Page 1 of the second set of handwritten notes has a date of 8/24/17 in the top right corner. The interview occurred on 8/21/17 and the Certificate of Independent Review was dated 8/24/17. Was there another interview on 8/24/17?

8. Page 2 of the second set of handwritten notes says "thought owned house." This is huge. If James thought he was an owner, then it wasn't a gift. Martin completely ignores this counter gift evidence.

9. Last page of second set of handwritten notes says "son unduly influenced GF & Father" – where does this come from? He writes his thinking based on what? This sounds like it is an interview of Debby, not James. If it is, then Martin is basing his findings and conclusions upon Debby's statements and opinions.

10. Was the meeting recorded? A "smart" attorney would have recorded it. I would expect it to have been recorded. James said he remembered a machine (presumably a recording device). The recording probably isn't good for Debby (or Martin) because it shows James' confusion and statements that contradict his findings, so he conveniently decided to claim that it was not recorded. We should take the position that we know it was recorded because James said it was.

11. The Certificate of Independent Review:

a. Makes conclusions about Peter that aren't supported by the statements from James. Any "evidence" of this came from Debby, not James.

b. The meeting was supposed to have taken place because James wanted to find an attorney to so that he could confirm that the money was a gift. In other words, it was James' desire to call such a meeting. But Martin says he asked James if he knew why Martin was there. James says "he figured that the meeting was about the gift." This sounds like it was Debby who arranged the meeting and threw James into the meeting to tell Martin that the money was a gift. This sounds like undue influence

of a confused man, not a strong willed man.

c. End of 3rd paragraph on page 2 says Peter asked James not to sign anything. Why would Peter say this? From Peter's perspective, the meeting was cancelled. Thus, there was no need to instruct James not to sign.

d. Bottom of page 3 asks how long James has known Debby. His inquiry into their relationship was poor. He does not ask why they were never married, why they had separate residences until just recently, if he wanted to marry Debby, if Debby wanted to marry him, did he consider Debby to be his "wife", girlfriend or companion.... Such an inquiry would have been helpful in the determination as to whether this was a gift or a loan.

e. Middle paragraph of page 4 says his kids had plenty of money so he wanted to give money to Debby. What about Shan-Yuan? He believed she did NOT have plenty of money. Martin never probed into this – poor inquiry.

f. Martin never asked why he wanted to give this gift to Debby, why Debby charged him rent, was he angry about paying rent after giving such a large gift, did he feel trapped like he couldn't leave, did he love Debby, did she love him, what is your relationship like with each of your children, does he have grandchildren, why didn't he buy the RWC house together with Debby instead of giving the money to her to buy herself (did he mean to do this but Debby cheated him and put it under her name only)...

g. The most important thing is that Martin never asked about the facts around how he decided to give Debby a gift of \$1.2 million. This should have been a HUGE inquiry. Who brought this idea of a gift up, who wanted to buy the house, did they find the house together, when Debby is gone did James want the house to go to Debby's kids or his own kids, etc....

h. Page 5 is from an interview of Debby – is it appropriate to include a conversation with the beneficiary of the subject of the meeting (that it was a gift)? If so, didn't Martin think he should also interview Peter?

i. Middle paragraph of page 5 – Debby says she had been insisting on drawing up loan documents – this shows an initial intention that it was a loan – so the intention must have changed at some point. Didn't this "raise red flags" with Martin to ask more questions about this? The whole part about Peter's property tax benefit ALL came from Debby. It did not come from James. Martin did not interview the opposing side. He only interviewed one side in a meeting set up and controlled by that one side. His conclusions (especially about Peter) were drawn from evidence from that one side, not from James. Martin was unduly influenced by Debby, but since he is not elderly or fragile, his involvement and findings can't be blamed on Debby. He did this on his

own and should be held liable as a defendant in this case.

12. In the excerpt of the language of §6A.18, 2. Certificate of Independent Review:

a. The 3rd paragraph says Martin needed to counsel James of the effect of the intended transfer on his heirs and on Debby. Did he know that in the end, the \$1 million would go to Sophie, Judy, or Rita, and not his own children?

b. The 6th paragraph says the certificate of independent review is prepared by an attorney other than the drafter of the instrument, and the reviewing attorney must provide a copy of the certificate to the drafting attorney (so that the drafting attorney can know that James truly had the intent to draft the instrument) – this shows that the purpose of a certificate of independent review is to determine James capacity, intention, and lack of undue influence prior to the action taking place (the giving of the gift). Here, the certificate of independent review was done after the gift.

13. Cover letter to the Certificate of Independent Review – this says James “understood the intended consequences of the outright gift to Debby.” How can this be? Martin never explained the consequences of an outright gift to Debby. – the CERTIFICATE OF INDEPENDENT REVIEW also states this in the first paragraph.

14. Letter to James from Martin dated Aug 28, 2017 – Martin says he does not have any estate planning documents to give to Peter:

a. As a client, I would be furious if my attorney tried to play these “word” games with me, especially if English is my second language. Martin’s letter is completely disingenuous.

b. Of course Martin would not have estate planning documents. Shouldn’t Martin have questioned James’ competency? James should have known this. He just finished writing a Certificate of Independent Review and now James is acting confused. Doesn’t this concern Martin? If should have. It should have concerned him to the point where he would want to contact James to clarify. Just like the bank called Peter when James wanted to do something with an account that was closed – clearly James was confused and the bank called to clarify. Martin should have done the same. He is clearly biased towards Debby.

15. The statements in the August 31, 2017 letter from Martin are so biased!:

a. He had an intent to make a gift to Debby

b. Martin advised James that Peter is using fear and intimidation (what fear and intimidation – no examples! This is a conclusion based on no evidence. The

conclusion came from Debby, also with no evidence)

c. Martin says during the past several days, Peter held James against his will and kept him from residing at his residence of choice – how does he conclude this? Who told him this? He did not speak with James. It must have came from Debby. Does Martin know about Debby's voicemails that she can no longer take care of James and that she is going to LA and Taiwan so James can't go back home?

16. Martin's letter to James dated August 31, 2017:

- a. Clearly Martin is trying to cover his butt because he knows he acted improperly
- b. In the first paragraph, he says "as we discussed today," but James was in the hospital on that day (he was at Kaiser from 8/30 to 9/1). It is a lie that Martin spoke with James.
- c. This was the day James went on hospice.
- d. This whole letter repeats the same biased conclusions from his other letter written that same day.

Peter's Thorough Response to John Martin's Documents and Defense Against Martin's Ridiculous Accusations

Factual Errors

Dad's statement inconsistencies and contradictions--John did not verify any facts but tries to use them to support his wayward conclusions.

P. 32: "...property tax basis from the sale of his Foster City home for Peter Ho's sole use and benefit, without any fair compensation to James Ho.": SAN MATEO home, Peter is married (not his sole use), and James was indeed fairly compensated (we can produce the money trail).

P. 32: "Peter Ho may be attempting to use intimidation and fear to control James Ho's actions." What proof do you have other than Debby's word?

P. 34: Cogswell College never had 7 buildings.

P. 34: Dad sold the Mercedes over a decade ago. He owns a Lexus.

P. 34: If you look at Dad's check register, it is really messy in January 2017, which is why Peter had to start balancing his checkbook for him. The orderly and detailed listing was from Peter.

P. 34: Shan-Yuan did not own a home at the time.

P. 34: Dad first moved to 272 Boothbay Ave a few months before moving to 107 Flying Cloud Isle, which is the street Mr. Foster lived on.

P. 34: Della's alma mater is UC Davis, and the state nursing school she graduated from was SFSU. She is also working at Stanford Hospital (since 1996 = 21 years as an RN), not Kaiser Redwood City (where she worked as a phlebotomist, leaving in 1997).

P. 34: "He stated that he had known Debby from the time that he was engaged to his wife over 20 years ago.": Dad and Mom were engaged 48 years ago.

P. 35: "He told me that his children already had plenty of money.": He always believed Shan-Yuan has no money. At our two family dinners, he borrowed \$200 and \$100, respectively, from Peter to give to her.

P. 36: "He didn't want James' name to appear on title so that Peter could claim his own home as James' personal residence.": (1) Dad can be on title to any number of houses. (2) He doesn't need to be on title to claim a personal (or primary) residence; the vast majority of people rent houses and claim them as primary residences without being on title.

P. 36: "James had come back from the visit with Peter visibly upset, and said that Peter had been angry that James had scheduled a meeting with an attorney.": Dad was really happy that evening after our family dinner. He only became upset at 10pm when Debby tried to force the lawyer on him and when she nickeled-and-dimed him for \$164. Dad did NOT schedule the meeting with the lawyer; it was the first time either Dad or Peter heard about the lawyer meeting, and both were shocked. Dad strongly objected to the meeting and did not want to talk with a lawyer.

P.42: Since John Martin certifies the transfer of "approximately one million one hundred thousand dollars (\$1,100,000) by check made by James Ho to Debby Chang in March of 2017," does this mean he did NOT certify the transfer of \$1.1M by cashier's check made on 2/22/17? Also, can John Martin answer whether it was exactly \$1.1M or just approximately \$1.1M? Does he really know?

Procedural Errors

Why did John include Debby's statement in his memorandum? Who is his client? He should know better that there are two sides to an argument, and he produced only one.

Who has a copy of the Certificate of Independent Review? If all of John's mail to Dad was returned, who is it eventually sent to (or does it just get filed away)?

Billing statement: why did Dad have to pay for Debby's half hour talk with John? Also, drafting the short letter and the Certificate of Independent Review takes 1 hour!?

There is no postage date/time stamp on the envelope on P. 43; what was sent in this envelope?

What is the date of Debby's note on Pp. 45-46? Debby says she is sending "all the letters back to you, because I still have no chance to talk to James Ho after he left with his son (Peter Ho) from my house on Aug 23, 17." (We left on Aug 22, by the way, and Debby did talk to Dad at length 3 times on 8/24/17.) We can infer that it was sent with the three pieces of mail she returned to John Martin's office on 9/1/17 (P. 57 shows the USPS date stamp, and P. 11 shows the front of the same certified mail slip). The three pieces of mail we think were sent back are: P. 12 (USPS date stamp of 8/18/17 with a handwritten note "total=3"), P. 39 (USPS date stamp of 8/25/17), and P. 48 (USPS date stamp of 8/28/17). What happened to the fourth piece of mail (P. 53) dated August 31, 2017 that says "By hand delivery"? Who was it delivered to, when and where, and was it ever returned unopened?

John states that Dad might be held against his will in two separate documents on P. 52 and P. 53, both dated 8/31/17, before Debby sent back the 3 pieces of mail. It appears strongly that Debby (or Rita or Reinhard) must have called John to tell him that Dad was taken against his will. Shouldn't John Martin have disclosed that to us, at best? Did Debby have a separate agreement with John such that her conversations with him afterwards need not be disclosed, at worst (conflict of interest for John!)?

What are the notes about starting on P. 28 and dated 8/24/17? Are these notes from a recording of some sort that was not given to us? Dad and John met each other only once, on 8/21/17. The handwriting is also different from the the first set.

On P. 52, John addresses a letter to Dad (By hand delivery) to 229 Fulton St even though he states in his documents that Dad is no longer residing there. He also references that, "as we discussed today, you have requested a follow up meeting to discuss your general estate planning and personal care wishes." This is a blatant lie intended to mislead whoever happens to read this posturing letter; Dad only talked to John Martin once on 8/21/17 and never again; John Martin refused to see him when we went to his office on 8/28/17. Dad also never requested a follow-up meeting. John Martin drafts this letter dated August 31, 2017 stating that he is NOT agreeing to prepare any estate planning documents for Dad and would be happy to refer separate counsel. Either Debby is becoming his client, or he is attempting to distance himself from this entire situation.

Common-Sense Errors

Non-family members (Reinhard, Rita, and Debby) calling and setting up an appointment--does this really have precedence over a son who has Durable Power of Attorney, canceling the appointment? On P. 32, John is not truthful about the two phone calls from Debby: first, he says when he came on the line, he was immediately speaking with Dad (John talked to Debby first according to our transcripts); second, Dad never asked why John was late to the meeting nor did he ask to meet with John later. In these two calls, Dad was led to the 4:30 appointment time that was essentially placed in front of him, and he quietly consented to it--he did not actively reinstate the meeting himself as implied. And after reinstating the appointment, did John take the time to straighten it out with a family member, or did he continue correspondence with the non-family members as the email trail shows?

[14:01] recording

DC on the phone: "Hi, Mr Martin? Mr. Ho, James Ho, he wants to make an appointment with you. 3 O'Clock? ...he is fine, he is here. Do you want to talk to him? Okay."

Dad: [talks on phone] Martin? Yes, this is James... I heard my son canceled my appointment.... [long silence - Martin probably talking]...I do not know. I want to find out later. Could be a little more time...[silence]....uh, o'clock. Bye. Thank you.

- In Reinhard's email to John on 8/11/17 (P. 6), he talks about Debby being able to "convince" Ho to do whatever it takes to put a Certificate of Independent Review in place." You refer to our Dad as "Ho"?! Also, why put "convince" in parentheses? Do you mean something that looks like convincing but really isn't? I can think of two possible interpretations: (1) "convince" = force him, and (2) "convince" = handle him such that he thinks he reached his own conclusion.
- On 8/14/17 (P. 7), John replies and also refers to Dad as "Ho" and says in his email to Reinhard, "As we discussed over the phone, it is possible for Mr. Ho to request to engage me to review his transaction." Reinhard is trying to hide and is exploring ways to make it look like Dad requested the lawyer on his own. This should have been a red flag to John.
- On 8/17/17, Reinhard lies that Dad "would like to go ahead and schedule a meeting with you [John]." He misrepresents Dad and says "He [Dad] is wondering if you have any availability before Wednesday next week (the day of his next chemotherapy appointment)." Dad and Peter hear about the lawyer for the first time at 10pm on 8/20/17. Dad is so confused that he has no idea what day it is (in both Martin's and medical notes), and could not possibly have made that request.

Dad was never asked if he wanted John to produce a Certificate of Independent Review, and Dad never said he wanted one. Again, who is John Martin's client?

Also, John already knew Dad was undergoing chemotherapy, yet when he asks Dad about his current health condition, Dad only mentioned headaches. Why didn't John ask what type of cancer Dad had? (Dad would NOT have been able to tell him he had multiple myeloma. He would have been able to remember he had a meningioma, though.) And wouldn't it give you pause if your client couldn't tell you the current date?

Debby, a non-relative, purportedly receives a gift of over \$1,100,000 in 2017, when Dad is really sick. Peter and Jeanny, son and daughter-in-law, in 2015 (well before Dad got really sick) receive the transfer of the property tax base value, which is worth approximately \$15,000 per year in savings. That is over a 70x difference. Had Peter been "really smart," he would have ended up with the \$1,100,000 immediately and not the \$15,000 per year. Apparently, Debby had 70x more undue influence. It's also clear (P. 34) that she did not start living with Dad until recently as his caregiver--not for the entire 22 years they were companions. Dad is also confused (on P. 35) whether he owned the house (229 Fulton St) or not--he essentially says, "If that's what she [Debby] did, he was fine with that." You must pause here, don't you?

Also, if Peter received an "undue benefit," who was it really "due" to? Let's say Dad would be able to use the benefit at 229 Fulton St, and if Debby believes he could have, then she should not object to having him on title now. (Had Dad been put on title back then, she probably would have Dad quietly sign title over to her at a later date, as she did with 1627 McCollum St). Peter did not take anything away from Dad's estate--everything remains in the Ho family (under Dad's name when he is living and passed to his heirs when he is deceased). On the other hand, Debby did take more than \$1.1M away from Dad's estate--all of which would be passing down to HER heirs, something John did not ask Dad what he felt about that. Dad was always against leaving a single penny for any of Debby's daughters.

Finally, this "undue benefit" conjecture by John needs a stern response: John has no idea what he is talking about, and he simply took the word of Dad's companion Debby (NOT a family member) without discussing the issue with Dad nor checking out it was true or not. Here are the facts:

1. Transferred to Peter? False. The property tax base value is transferred between properties, not between people. The owner of the original property must be on title of the replacement property.
2. Dad could have used the benefit on 229 Fulton St were he on title? False. After selling 148 CSM Dr on 1/9/14, Dad had two years to transfer the property tax base value (otherwise it would be lost). The only houses he could transfer it to were 107 Flying Cloud Isle (which he listed for sale on 8/28/15) and 889 Galindo Ct (which was purchased on 9/2/15). Note: 229 Fulton St would not have qualified because (1) it was purchased over a year after the transfer deadline of 1/9/16, (2) its purchase price was far greater than the selling price of 148 CSM Dr, and (3) you can only transfer the property tax base value once in your lifetime.
3. No fair compensation? False. Since Dad was selling 107 Flying Cloud Isle (eventually owning it for only 22 months), the estimate was that he would have received a \$30k

refund from the county were he to transfer the property tax base value to that house (he would in actuality received only \$29k); after that, he would receive no benefit because the house would be sold. Peter and Dad agreed that it could be transferred to 889 Galindo Ct, and Peter would reimburse Dad \$30k while Dad would be on title as a 1% owner (equivalent to \$14,550). Also, Peter suggested to Dad that if Dad were ever to buy another house, Peter would pay up to the amount of his pre-transfer property tax, and Dad would cover the rest. Dad would not lose anything.

4. The agreement between Dad and Peter is written down in Dad's own handwriting on [scratch paper](#) (Dad frequently did this himself so he could remember later). Dad also said many times afterwards that he was really happy we were able to keep this "valuable treasure" in the family.

So, John Martin, nice try on attempting to deflect the undue influence issue away from Debby and trying to pin it on Peter. You should be reprimanded for your so-called "independent" review and the disservice you provided to James based on the arrogance of your assumptions without verifying the facts.

And yes, Ed Koplowitz was telling you the truth that Dad was on hospice care. We have all the [medical records \(password: 07211933\)](#) to prove it.

And what made you believe Dad was being influenced through fear and intimidation by Peter (P. 52)? Was Dad acting fearful in any way? Did Dad have bruises on his body? Have you ever seen father and son interact? Could there be other explanations for why a father wouldn't want to upset his children?

Can we prevent all of these John Martin documents from going to Debby? (Attorney-client privilege with Dad?) Does Debby already have a copy of the Certificate of Independent Review?

Why Dad came off title

Peter C. Ho <peter.ho@alumni.stanford.edu>

Sun, Oct 22, 2017 at 12:27 PM

To: John Minton <jminton@ayhmh.com>

Hi John,

We sold our townhouse in February and had finished paying Dad back for all his various loans to us and the \$30k reimbursement for the property tax base transfer by 2.15.17. There was no reason Dad had to stay on title anymore--he could have come off immediately after the county transferred the property tax base back in late 2015/early 2106; we waited until we reimbursed Dad fully (February 2017), and then even a little longer until May 2017 when it was convenient. My wife Jeanny had also asked me in 2017 to have Dad removed from title because she didn't want any problems or misunderstandings concerning the ownership of the house in the future.

Let me know if you need additional details.

Thanks,

Peter

On Sun, Oct 22, 2017 at 11:58 AM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

Question about the issue of transferring the property tax basis to your home – why did your father come off title in May 2017?

Best,

John

John D. Minton

• • •

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Oesterle

4 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Oct 22, 2017 at 10:20 AM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>

Wow! His texts to Peter (Della, Peter already uploaded it), especially

"As discussed, your dad should decide what he wants to do and then talk to the lawyer."
Peter, what was the discussion? Please elaborate?

but Reinhshits emails to Martin clearly show that he misrepresented dad (making appointment) and manipulated with Satan, who, according to Reinhshit, "can 'convince' Ho to do whatever it takes to put a Certificate of Independent Review in place"

If only Peter had texted Reinhshit to let him know that dad did NOT want to see the lawyer, or he canceled BECAUSE dad did not want it (I heard it constantly on 2 different tapes),... Right now, from the admissible evidence, there is no indication anywhere that dad did not want to see the lawyer, Martin was canceled because Peter wanted to cancel.

It is good to see all this, because I have a clearer picture of how Reinhshit operates and how to deal with him. I am still perplexed though.

Reinhshit is an unethical piece of shit. He was in with Satan trying to get dad back on Friday 8/25, but uses a different tact (read his text to Peter). He continues with Satan in getting Jeff Lowe.

Yup, he played Peter like a fiddle. I don't understand why Peter thought Reinhshit is so fair and ethical, i.e. at one point Peter trusted Reinhshit more than he trusted me. I must be missing something. Only saving grace is Peter did not meet with him.

We all know reality about Reinhshit, but from pure evidence so far, if he has a good lawyer, he will be able to squirm out of this. Either we need more evidence or John nets and traps Reinhshit at his deposition. I have a bunch of strategies and if I deposed Reinhshit, I think I can get him. I will need to work with John on Reinhshit's deposition. Satan. Sophie, John Martin will be easy to depose.

Peter, please upload all your texts from Satan's clan, especially Ritashit.

John Minton <jminton@ayhmh.com>

Sun, Oct 22, 2017 at 11:57 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Hi Shan-Yuan –

Just so you know, I have not been routinely checking uploads and seem to have difficulty doing so (e.g., periodically losing access rights). It is important to send me pdfs of new documents in real time.

Thanks,

E-MAIL 0257

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Sun, Oct 22, 2017 at 9:41 PM

Dear John,

I am very sorry and totally embarrassed that you accidentally received my e-mail below. You were obviously not intended to be a recipient (yes, poor siblings), and I don't know what happened when I sent it in an angry fog. My apologies for such foul language and the impression that I am so arrogant about depositions. My explanation below is by no means an excuse but just to give you some insight why I became the strange person that I unfortunately am today.

1. I have TBI (traumatic brain injury) and I was treated for 3 years at Spaulding Rehabilitation Hospital. My memory, problem solving ability, processing speed all went haywire. My neurologist did not think I could ever be normal again (and I am not). He was shocked that I was able to eventually function, although with enormous difficulty. I am also diagnosed with severe PTSD. The combination of the TBI and PTSD contribute to my potty mouth, my horrible anger outbursts, and my diarrhea of the mouth, among other unpleasant attributes.
2. I appeared so confident that I can do a great job in deposing Reinhard Oesterle when I know close to nothing about law. I fear that what I stated is not what I meant. I wanted to express that I understand the mindset and have experience dealing with Oesterle's type -- sneaky calculating MBA from Berkeley with a PhD in science. Aside from my own depositions, I have had to deal with a number of incidences of my students cheating. Unfortunately part of an academic job is dealing with the Committee on Discipline and their "trial" of student violations. Depending on the circumstances, it sometimes moves to real court. From my experience, the worst student cheaters to deal with are typically the MBA students (but not always). These MBA's can argue and they are slimy. The amount of time my colleagues and I need to deal with evidence and prepare questions to grill these students in front of the committee is a pain. I apologize if I sounded like I can do your job. I absolutely cannot. I just think I understand Oesterle's cunning logical frame of mind, because I have dealt with this type plenty. The day Peter and I moved our father's things out of Debby's house, Oesterle was there helping Rita holding fort. I somehow managed to get Oesterle screaming mad at me. I would never be able to handle Debby or John Martin, although they are clearly easy for you to handle in your E-MAIL 0258

sleep. Oesterle is in a way a different animal, and there is no doubt that you will handle him just fine, but I am so mad that I just want to make sure he does not slip through anything.

My apologies again that you received this e-mail and for how I sounded.

Best regards,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Sun, Oct 22, 2017 at 9:59 PM

Hi Shan-Yuan –

I appreciate your email but no apology is necessary. I understand where you are coming from and didn't take offense to it.

As for the foul language, you have every reason to be seriously pissed off given everything that has happened. I'm sure the new Martin documents aren't helping. They really are asinine and deserving of your outrage.

One thing I should note is to be careful emailing and texting each other now that we're in litigation. In order to have these communications protected by the attorney-client privilege, I either need to be a recipient of the emails or we have to be able to argue that the communications you're having amongst yourselves were done at my direction. We can probably get away with that argument for many of the communications but not necessarily all of them. When in doubt, you should favor a phone call whenever possible lest some of your emails or texts become subject to production to Debby in this litigation.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended

E-MAIL 0259

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Sunday, October 22, 2017 9:41 PM
To: John Minton
Cc: Peter C. Ho; Della N. Lau
Subject: Re: Oesterle

Dear John,

I am very sorry and totally embarrassed that you accidentally received my e-mail below. You were obviously not intended to be a recipient (yes, poor siblings), and I don't know what happened when I sent it in an angry fog. My apologies for such foul language and the impression that I am so arrogant about depositions. My explanation below is by no means an excuse but just to give you some insight why I became the strange person that I unfortunately am today.

1. I have TBI (traumatic brain injury) and I was treated for 3 years at Spaulding Rehabilitation Hospital. My memory, problem solving ability, processing speed all went haywire. My neurologist did not think I could ever be normal again (and I am not). He was shocked that I was able to eventually function, although with enormous difficulty. I am also diagnosed with severe PTSD. The combination of the TBI and PTSD contribute to my potty mouth, my horrible anger outbursts, and my diarrhea of the mouth, among other unpleasant attributes.
2. I appeared so confident that I can do a great job in deposing Reinhard Oesterle when I know close to nothing about law. I fear that what I stated is not what I meant. I wanted to express that I understand the mindset and have experience dealing with Oesterle's type -- sneaky calculating MBA from Berkeley with a PhD in science. Aside from my own depositions, I have had to deal with a number of incidences of my students cheating. Unfortunately part of an academic job is dealing with the Committee on Discipline and their "trial" of student violations. Depending on the circumstances, it sometimes moves to real court. From my experience, the worst student cheaters to deal with are typically the MBA students (but not always). These MBA's can argue and they are slimy. The amount of time my colleagues and I need to deal with evidence and prepare questions to grill these students in front of the committee is a pain. I apologize if I sounded like I can do your job. I absolutely cannot. I just think I understand Oesterle's cunning logical frame of mind, because I have dealt with this type plenty. The day Peter and I moved our father's things out of Debby's house, Oesterle was there helping Rita holding fort. I somehow managed to get Oesterle screaming mad at me. I would never be able to handle Debby or John Martin, although they are clearly easy for you to handle in your sleep. Oesterle is in a way a different animal, and there is no doubt that you will handle him just fine, but I am so mad that I just want to make sure he does not slip through anything.

[Quoted text hidden]

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Question

6 messages

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Sun, Oct 22, 2017 at 11:58 AM

Hi Peter –

Question about the issue of transferring the property tax basis to your home – why did your father come off title in May 2017?

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900

650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Sun, Oct 22, 2017 at 12:27 PM

Hi John,

We sold our townhouse in February and had finished paying Dad back for all his various loans to us and the \$30k reimbursement for the property tax base transfer by 2.15.17. There was no reason Dad had to stay on title anymore--he could have come off immediately after the county transferred the property tax base back in late 2015/early 2016; we waited until we reimbursed Dad fully (February 2017), and then even a little longer until May 2017 when it was convenient. My wife Jeanny had also asked me in 2017 to have Dad removed from title because she didn't want any problems or misunderstandings concerning the ownership of the house in the future.

Let me know if you need additional details.

Thanks,
Peter
[Quoted text hidden]

E-MAIL 0261

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Sun, Oct 22, 2017 at 1:04 PM

Thanks, Peter. Just what I was looking for.

Best,

John

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Oct 23, 2017 at 11:38 AM

Hi Peter –

Can you please do me a favor and add the below to the John Martin document, and then email the updated version in pdf format?

Thanks,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Mon, Oct 23, 2017 at 1:16 PM

Hi John,

I added my email response and am attaching the updated pdf version of the document. You can also access the same document on google drive:

<https://drive.google.com/open?id=1HuE99mSRIxzICO6G0LeR8D9pvy3CIFsW-CjiKZdbatl>

Thanks,
Peter

[Quoted text hidden]

 **Response to John Martin's Documents - Google Docs.pdf**
201K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Oct 23, 2017 at 1:36 PM

Thanks, Peter.

[Quoted text hidden]

E-MAIL 0262



Peter Ho <peter.ho@gmail.com>

Amended Petition

8 messages

John Minton <jminton@ayhmh.com>

Mon, Oct 23, 2017 at 3:21 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Attached is a further revision of the Amended Petition. I was primarily focused on incorporating the information from the Martin documents, but I ended up going through the whole document again and making some refinements. I'd like to get this on file this week if possible. Please let me know if you have any final edits – otherwise we will fire this off and record the lis pendens on the LA property.

A note on my treatment of the new Martin information – there is obviously far more to say. I wanted to hit only on some key points. The rest we will save for his deposition. I don't want him to be fully clued in to everything we're going to do.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Amended Petition.DOCX
40K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Oct 25, 2017 at 5:39 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

E-MAIL 0263

Attached are our minor edits and comments for the Amended petition.

Thanks,
Peter

[Quoted text hidden]

 Ho_ Amended Petition (draft 2.1).DOCX
48K

John Minton <jminton@ayhmh.com>

Thu, Oct 26, 2017 at 9:53 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Thank you for your revisions to the Amended Petition. I've been reflecting on our discussions of late, and want to consider making some tweaks to the Amended Petition that I think will put us in the strongest position going forward. We need to make the most compelling case we can, without stretching so far as to undercut our credibility.

I will be back in touch soon.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Oct 27, 2017 at 7:42 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

E-MAIL 0264

Dr. Peak (neuro oncologist) called me back this evening, and we chatted for a few minutes. Here are my notes:

Here are the words Dr. Peak used:

Wow. Pretty sad. Unfortunate. Dad demonstrated cognitive difficulty--his thought process was not what it used to be. Cognitive impairment. Can happen from the radiation treatments and multiple myeloma. Diseased. Circumstances out of his control. Deterioration. Not his usual self. Apparent cognitive impairment--extent of which we don't know for sure. Dad was a high-functioning individual, and a lot of times they can hide problems better than others. His recent condition may have impaired his judgment.

Dr. Peak also said his in-laws were taken advantage of (~\$100k) and that he was disappointed the legal system wasn't as supportive unless criminal activity was involved. He hopes we can recoup our losses and that it is worth talking to an attorney. Unfortunately, elderly individuals ARE taken advantage of. If Dad gave his money away without a clear understanding of what he was doing, the lawyers should be able to prove it.

Dr. Peak never used the words troubling, concerning, or disturbing. His words of choice were "sad" and "unfortunate."

I have also been thinking about our last conference call and think the following notes I made for myself might provide some additional clarity:

Debby was able to manipulate me because I was focused on Dad's care. I was naive and gullible and believed her and Dad that a handwritten note would be signed or Debby would contact a lawyer to have a lien put on her house or a promissory note drafted up. She did not want Dad to go on title. Dad also did not want to go on title (**and I relayed the same to Debby**) because this was strictly a loan where he expected to get his money back shortly as he did with me: he loaned me \$200k--\$100k checks in March and May 2016, after he sold 107 Flying Cloud Isle in February 2016 and was feeling cash-rich, such that he asked me if I needed to borrow any money--but essentially pushed me to sell my townhouse a few months later so I could return it to him; I did so in February 2017, less than a year after the initial loan. It might be being flush with cash that triggers him to have momentary bouts of generosity. It was a month after we accepted an offer on our townhouse in January 2017 when Dad decided he can lend Debby \$1M. When we returned \$200k to Dad in February 2017, the loan to Debby increased by almost that much (to almost \$1.2M). Dad was probably thinking: I lent Peter money, and he returned it after selling his townhouse (no problems!); I can do the same with Debby, and she can pay me back after selling her house in El Cerrito.

Nevertheless, even with Dad not going on title, I was very concerned about the transfer of money. Since money is always a touchy subject and I didn't want to offend or anger anyone from the "elder generation", I would politely ask her almost every week if she had made progress on the lien or promissory note. She would always answer she did not have time to talk to a lawyer yet.

Regarding Debby's compensation after she said she wanted some, I asked Dad to "write down" or tell me what he wanted to leave for Debby because I would be the executor of his will, and I would be able to explain to my sisters what he wanted. He always answered he would think about it, but he never told me. Debby was the first to announce on 7/11/17 that Dad gave her the entirety.

I knew when Debby was going to purchase the house and only what she told me about the details. She told me she had given the sellers a free 2-month rent-back with a full-price offer (there were 3 parties interested, and one European lady who really liked to already submitted an offer); later on, she says she wished she did not do this because she wanted to move in sooner and that the Russian listing agent was really tricky and scheming. Debby kept on worrying during the two-month rent-back period that she did not yet receive the house keys; in order to help Debby, I had to ask other people (including Juliana Lee, our agent when buying 889 Galindo Ct) what her experience was as to rent-backs. As for the signing date, I asked her when she would be signing and where; since a notary would be present, if Dad was going to be there, I would prepare a Grant Deed for transferring back his 1% in 889 Galindo Ct so he could sign in the presence of the notary--this was purely out of convenience for both Dad and me. Debby said they would be signing

papers at home, and she would take care of having the Grant Deed notarized. I am trying to recall if Debby asked me to be present at signing.

Of the \$1.1M she received from Dad, she only put down \$1,053,862.62 according to the Buyer's Final Statement that I found among Dad's papers on the dining room table.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sat, Oct 28, 2017 at 9:14 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thank you, Peter. Question: Is there any evidence (witness or document) other than your word vs. Debby regarding your father's statement (and your conveying it to Debby) that he supposedly didn't want to be on title?

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sat, Oct 28, 2017 at 10:14 AM

To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Also, that is good news about your conversation with Dr. Peak. Nice job.

Best,

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Oct 30, 2017 at 7:11 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear John,

There is no document. Dad would have been the only witness. He waffled in the decision to go on title or to stay off, finally deciding to stay off. He must have waffled some more after telling her, because then she came to ask me, and I had to ask Dad again.

Now, in hindsight, I can totally see her manipulating Dad during all these interactions by confusing him and saying that I wanted him to stay off title. Dad had his reasons for going on title or staying off--he was pretty much on the fence for the most part.

-Peter

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Nov 1, 2017 at 4:00 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>

My comments are in blue.

I have also been thinking about our last conference call and think the following notes I made for myself might provide some additional clarity [in my opinion and what John stated in his email, your comments below just adds more confusion and unfortunately more damage to us. Your statement contains more of your opinion than facts in what you have written. It is unclear whether your opinion below was your opinion in the past or now looking back. So confusing.]

Debby was able to manipulate me [how did she manipulate you? This is so vague and does not give any information or add anything to what I already wrote. In my writing, I state exactly how she manipulated me] [because I was focused on Dad's care. I was naive and gullible and believed her [this is fine, but where are the facts? What exactly did she say?] and Dad [here you completely go against all the medical records that dad was not in his right mind, so you help Debby and John Martin that dad's mind is fine in making decisions] that a handwritten note would be signed or Debby would contact a lawyer to have a lien put on her house or a promissory note drafted up [Again, what exactly was the promise, what was said and when?]. She did not want Dad to go on title [YOUR OPINION unless you state what she said. Did she say this to you or did dad tell you this?] Dad also did not want to go on title (and I relayed the same to Debby) because this was strictly a loan where he expected to get his money back shortly as he did with me [YOUR OPINION. YOUR ASSUMPTION. Did dad say this to you or write something down? It is clear he loaned you money but maybe he wanted to give money to her? This is really damaging to us, do you understand why?] : he loaned me \$200k--\$100k checks in March and May 2016, after he sold [107 Flying Cloud Isle](#) in February 2016 and was feeling cash-rich [YOUR OPINION Did dad say this to you? Your comment here hurts us, can you understand why?], such that he asked me if I needed to borrow any money--but essentially pushed me to sell my townhouse a few months later so I could return it to him [this entire sentence is embedded with your commentary and your opinion again and does not make any sense. There are only 2 facts here. He loaned you the money, he pushed you to sell your townhouse to get the money returned]; I did so in February 2017, less than a year after the initial loan. It might be being flush with cash that triggers him to have momentary bouts of generosity [YOUR OPINION. Completely unnecessary comment that hurts us and helps Debby's cause. Can you see why?]. It was a month after we accepted an offer on our townhouse in January 2017 when Dad decided he can lend Debby \$1M. When we returned \$200k to Dad in February 2017, the loan to Debby increased by almost that much (to almost \$1.2M). Dad was probably thinking: I lent Peter money, and he returned it after selling his townhouse (no problems!); I can do the same with Debby, and she can pay me back after selling her house in El Cerrito. [YOUR COMPLETELY UNNECESSARY OPINION which I totally disagree with. This opinion of yours completely undermines our petition. That is why John's amended petition has now backed off "based on the new information he received."]

Nevertheless, even with Dad not going on title, I was very concerned about the transfer of money. Since money is always a touchy subject and I didn't want to offend or anger anyone from the "elder generation", I would politely ask her almost every week if she had made progress on the lien or promissory note. She would always answer she did not have time to talk to a lawyer yet. [This is where it kills us and the events are completely unclear. Your actions make no sense. People will think if you are so concerned, you would have made sure there was a promissory note or something at the point of transaction and not asking her every week after the fact. If this is your testimony, I would believe Debby that it was a gift. What was said

and when and what was her reaction -- why don't you write the facts like I asked you to, so John and I can have a clear picture what happened and reconstruct in our minds the events. Do you understand what facts are and why we need the facts and not your opinion (at least not at this stage). I cannot reconstruct what happened with the minor amount of facts you have provided.]

Regarding Debby's compensation after she said she wanted some, I asked Dad to "write down" or tell me what he wanted to leave for Debby because I would be the executor of his will, and I would be able to explain to my sisters what he wanted. He always answered he would think about it, but he never told me. Debby was the first to announce on 7/11/17 that Dad gave her the entirety.

I knew when Debby was going to purchase the house [when? You do realize they are going to ask you this question in the interrogatories and deposition right?] and only what she told me about the details. She told me she had given the sellers a free 2-month rent-back with a full-price offer (there were 3 parties interested, and one European lady who really liked to already submitted an offer); later on, she says she wished she did not do this because she wanted to move in sooner and that the Russian listing agent was really tricky and scheming. Debby kept on worrying during the two-month rent-back period that she did not yet receive the house keys; in order to help Debby, I had to ask other people (including Juliana Lee, our agent when buying 889 Galindo Ct) what her experience was as to rent-backs. As for the signing date, I asked her when she would be signing and where; since a notary would be present, if Dad was going to be there, I would prepare a Grant Deed for transferring back his 1% in 889 Galindo Ct so he could sign in the presence of the notary--this was purely out of convenience for both Dad and me. Debby said they would be signing papers at home, and she would take care of having the Grant Deed notarized. **I am trying to recall if Debby asked me to be present at signing. [who cares if she asked you to be present at the signing or not, what is the significance of this fact? Were you there at the signing or not? Here is a fact which you don't say and which is important!!!]**

This paragraph confirms the fact that you knew pretty much all the details and were closely involved in the house purchase. If you claim you are not, then explain with facts.

Of the \$1.1M she received from Dad, she only put down \$1,053,862.62 according to the Buyer's Final Statement that I found among Dad's papers on the dining room table. [we already have this fact, but what is important and what you don't mention is that she told dad or you that she used the entire 1.1 million for the downpayment but did not - this is what you told me but you need to state what she said -- the facts!].

It is clear from these past 3 months, you have very little idea what is important and what is not, what is essential and what is not. You also have trouble understanding the difference between fact and opinion. We want to hear your opinion (maybe later), but it must be separate from the facts. We really need all the facts. John already mentioned he does not want to be blindsided with something you did not tell him and that he will be hit with later. Why can't you just write the facts in timeline fashion, then imbed it into the spreadsheet after we see it?

Peter, I cannot spend any more time trying to train your mind and getting you to the right mindset, and according to John, making sure you are a "credible witness." My profession is academia and I have had a lot of students. Your ego is big, you think you know more than you do, you ask me not to repeat, you don't get it, and continue making some of the same mistakes. Della, you will really need to step in and help,

because I am just overwhelmed and frustrated. John was blindsided and deflated, and I am too. I am not surprised that his amended petition is so much weaker, because I would do the same. He needs to defend our position credibly and he cannot do so when Peter did not correct such a huge essential incorrect fact: "the children did not know about what happened until a few months later." At least Della and I can defend all our edits and our role in all the events. Right now this is so embarrassing and humiliating. We have become nightmare clients. We got on their case for not getting the facts correct? Well, we have make a much bigger mistake than they did in the facts. Shame on us.

Peter, I have asked you (more than once) to listen to those tapes with Satan, so you can see more from an objective point. It will also be your testimony. You just listened to the smoking gun. Have you listened to the others? I urge you to do so, because I think it will help your mind.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Call?

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Oct 23, 2017 at 5:40 PM

Thanks, Peter. Very helpful conversation today.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, October 23, 2017 5:05 PM
To: John Minton
Subject: Re: Call?

Hi John,

This is the section I wrote in the Random Notes file located on google drive (https://drive.google.com/open?id=1dnSj7j_vBmLt2kmlz5BFPLV2Jvm7ljKcm_BAQUpDnmM) pertaining to our conversation today:

***Peter's section on Fulton house **IN PROGRESS**

~**2/2017** Debby tells Peter that she is thinking about the future and where she is going to land after Dad passes away. She says she doesn't really like her El Cerrito house ([1319 Brewster Ct](#)) that much, and since Rita has a house in Redwood City, she would like to be close by so Rita can help her out as she ages. She says buying a house in Redwood City is also good for my Dad because it is closer to Kaiser. In order to do so, she wants to borrow \$1M from Dad, but she doesn't want anyone thinking that she is taking advantage of him. I ask her how she is going to pay Dad back. She says she can put a lien on 1319 Brewster Ct, and that there is plenty of equity there to pay Dad back and to make mortgage payments. She also says she plans to pay Dad back by giving him \$1000/month because he misses his money and will always be chattering in her ear about the loan if she doesn't do this. In my mind, that would be a lot of monthly payments: 1000 months ~ 83 years. Who is she trying to kid? ALL of this changes later--none of it ever comes true--and it becomes evident she is taking advantage of him and this is a long con.

Why move again? 4 times in 3 years. 85 years old! What's wrong with the penthouse? Debby convinces Dad to move from a one-story beautiful penthouse with an elevator into a two-story house unsuited for him, full of hard surfaces. Later on in August when we pass by Promontory Point, Dad looks at it longingly and comments that it is a good place to live. I ask him why did he move? Dad says we're closer to the hospital, but I know these are Debby's words, not his.

It was not a 0% loan from Day 1. Dad would be able to get 3% from putting his money into his VALIC account (which he where he actually parked \$1M after he sold [107 Flying Cloud Isle](#) and lived in the penthouse for a year); so he was going to lend it to her for 3%. I remember this now because I am dealing with the administration of the VALIC accounts; Dad also told me that only a father would lend money to his son (and children) for 0% (Debby doesn't qualify); and also I remember thinking that 3% of \$1M would be \$30k/year, which would be approximately the amount Dad would have to pay in rent for 229 Fulton St, so it should be a wash. Somewhere down the line, this turned into a 0% loan (I believe after she complained about the high \$9000 monthly payment), but Dad still had to fork over rent money.

Dad: 0% interest. Proud of it. Said only a father would do that for a son, yet he made me pay some of his taxes for it. And then he does it for Debby.

Do you trust her? YES, with thumbs up. He was totally suckered by her.

She would have to sell a house in order to pay you back. Dad understands this. It later becomes evident she has no intention of selling any of her houses in her long con.

Promissory note and liens were both options. I tell her she should pay back within a year (that's what Dad had me do), but since the only way to do this is by selling a house and market conditions are variable, allowing her two years would help her; she didn't say anything and her face wasn't happy when a time limit was brought up on returning the money. I start to suspect she doesn't intend to pay back this loan. She is slow in finding lawyer to do any of these things. Fast in finding Martin for gift acknowledgment in 8/2017. Debby didn't want Dad to go on title because of problems that might arise after he passes away; Dad also did not want to go on title--didn't want the headache, lazy to sign papers. Although she told me she was buying for herself, she later tells people she bought the place for Dad, but nobody really believes it. Dad goes along with it because he's under her spell and wants her to take care of him. I told him that [107 Flying Cloud Isle](#) wasn't suitable because of the second floor and now he's moving back into a place with a second story (and at least [107 Flying Cloud Isle](#) had a master suite downstairs; 229 Fulton St doesn't even have a full bathroom downstairs). He said he could manage. I let it go because he was responding superbly to chemotherapy and was continuing to improve.

3/28/2017 On the title of my house, Jeanny and I were 99% owners, and Dad was 1%. Dad needed a notary to return his 1% to us. Since Debby was signing loan papers for the purchase of 229 Fulton St, and Dad was going to be with her, I asked that she help with the notary. It was shortly after this when she returned the notarized grant deed to me that I happened on some closing documents for 229 Fulton St that were in my father's files. I took pictures of them, which showed that Dad had loaned Debby \$1.1M (not \$1M as originally intended!) on a cashier's check receipt and paid the earnest money deposit (\$67050). From

this \$1.1M, Debby only came up with \$1,053,862.62 at closing; she did not use all \$1.1M for the purchase of the house, and she kept ~\$47k in her bank account. This money should have been returned to Dad, but she kept it, and kept him in the dark about it!!! It's my contention that she is not willing to return any money to Dad. My other comment is that Dad asked me to sell my townhouse rental property in order to return \$200k I borrowed from him for less than a year; that money was deposited into his account on 2/17/17, and shortly afterwards, he paid the earnest money deposit (2/19/17) and made the \$1.1M (instead of \$1M) loan to Debby (2/22/17). She ended up with \$1.167M.

~4/2017 (?) Debby told me she deserves "compensation" after being with him all this time and *taking care of him. She said that after taking care of him for so long, she would feel like there would be something unrequited in her heart if he didn't leave her something [money]. She said that over the years, there were times Dad treated her really well and other times not very well.

*[Debby came back into Dad's life pretty quickly in 1995 when my mother died, and in these 22 years, they basically lived apart until he sold [148 CSM Dr](#) in 2014. They only lived together these past 3 years, and Dad was self-sufficient until Thanksgiving 2016 when he went to the ER 4 times. Debby only really took care of Dad like a caregiver for 9 months]

[They renovated and lived together in [272 Boothbay Ave](#) for a short time.

Buy penthouse! Mary Bee said no. Then rent!

[107 Flying Cloud Isle](#) was one of 3 houses left: don't say anything bad about it. Feng Shui guy ex post facto--always. Dad feeling poor if checking account < \$10k.

Finally another penthouse (2!) for rent. This is our chance. Finally got him to free up cash from properties. Until Fulton.]

Having witnessed at times Dad treating her more like a servant than a lady-friend, I mentioned to Dad that it would be a nice gesture for him to leave something for her, having briefly forgotten that he was already leaving something for her in 1627 McCollum St (he told me in 2012). He agreed but couldn't decide the amount. Knowing that I was the executor of his will, I kept asking if he decided yet so I would know how to handle his estate should he pass away.

~4/2017 Debby tries to refinance 229 Fulton St and 1627 McCollum St simultaneously, but her DTI (debt to income) ratio is too high. She needs to increase her income (by raising rent on 1319 Brewster Ct and 1627 McCollum tenants); she also asks Rita to co-sign, but for some reason she wants to keep this info from Dad. (It turns out that Rita's income won't help her in refinancing because she already bought [a house \(242 Upland Rd, Redwood City\)](#) in 2015 but is now renting with Reinhard in Palo Alto because of his kids going to school there.) She tries for a couple of months to refinance with Sandy Wong at Bank of America, but it falls through and she blames Sandy. I get her in touch with my friend Jenny and US Bank, and it's going to take awhile here, too, because exceptions need to be approved for the high DTI.

~5/2017 All this time, we were still on a verbal agreement with Debby regarding the \$1.2M loan. She and I were going to talk about it one day, but the night before, she and Dad got into another argument about it, and then she said she was done talking about it. I asked Dad what happened, and not only did he not tell me any details, he told me not to mention the subject of the loan to her anymore. Dad tied my hands.

6/12/2017 I helped Dad and Debby move to 229 Fulton St, and this is the week where I witnessed Debby paying friends like Jean to watch over Dad while she did other stuff. Also, Su Chen, the friend who was helping her move (for pay), also told her that she had to leave on the third day so she could help take care of her father-in-law, who was in the hospital. On the third day, Debby still needed her, so Debby lied about

heavy traffic, saying she couldn't send her to the BART station; hence, Su stayed an additional day helping Debby move. This is how she treats her friends.

7/10/2017 Debby now has a \$9000 monthly payment for 229 Fulton, and she's not sure how she can afford it. Long gone is the talk about giving my Dad \$1000/mo. Instead, without me being present, she convinces Dad that he should pay her \$3500 in rent (because he is using 3 or the 4 bedrooms) plus \$3000 per month for food and taking care of him (she says this is very cheap and acts like he is getting a deal). I can only say: "compensation" is not a term used by loved ones for loved ones. When we were taking care of Dad, none of us talked to him about inheritance or "compensation"; Debby and her daughters were the only ones concerned about what he would leave behind (for her, and by extension, for them) during his time battling cancer and trying to get well.

After she gets this first \$6500/month from my Dad (Dad also pays for the internet and the PG&E utility bills), she asks me if she should still try to refinance (because it's a headache for her). I exclaimed, "Of course!" Her rate was already high and could be higher in a few years when the loan changes to an ARM.

With not enough equity in 1319 Brewster Ct, Debby convinces Dad that she should keep that house in order to continue getting income. Dad sees the "logic" in this and doesn't want her to be without income. So he tells her she "doesn't have to worry about the \$1.2M" loan.

7/11/2017 At a Thai Restaurant (normally Debby doesn't come to eat with us--only when Dad insists or she has something to talk to me about) Debby tells me Dad has given her the money. I turn to Dad and ask if this is true. She quickly interjects and says he told her not to worry about the money. Dad confirms that he doesn't want her to be concerned about payments, that it is a 0% loan. I clarify that she still has to return the principal, and Dad agrees, to the chagrin of Debby. She says that's not what he said.

Dad and I discuss the loan privately, and I mention to him that after she passes away, the \$1.2M will go to her daughters and their spouses. He is visibly upset, specifically pointing out that Judy and her husband Mark will never get his money and that Mark is a playboy. He also says that Reinhard (Rita's boyfriend) is a freeloader, that he never pulls out his wallet when they go out to dinner, and **reiterates that he doesn't want any of Debby's daughters inheriting any of his money**. Since it has been like pulling teeth to get Debby to sign even a note that she borrowed Dad's money, I suggest incentivizing her by saying that Dad wants her to be taken care of after he passes away, that she can use the money for the rest of her life, but she has to return it afterwards. The best way to achieve this is with a lien, but we would have settled for a signed note. With a 0% loan until she dies, Dad is being more than generous with her with free money to use for the rest of her life. She declines my offer, and then repays him by continuing her long con and doing nothing but try to appropriate more of his estate. Her 8/28/17 cashing dad's April \$5,000 check that she was told to avoid and she agreed to void is evidence of her trying everything to clean dad out. Downright stealing.

7/21/2017 Della inquires of Debby where the money from the [148 CSM Dr](#) house went. The next day, Debby tells Dad a half truth taken out of context for the sole purpose of injuring his relationship with his daughter Della. That is simply vile, to be a manipulative home breaker. Debby didn't care about her friends (Su Chen and her hospitalized father-in-law) and now she demonstrates she doesn't care about Dad's family. Debby said what she did to purposely injure someone else even with the collateral damage of Dad becoming extremely upset (on his birthday!) while being sick. I would not touch this type of caretaker with a 10-foot pole.

8/1/2017 Out of the blue, Dad asks me to see a copy of his Trust. This request is so out of place, it couldn't be anything other than Debby asking to see it. I find out later from Debby that she invited a lawyer to their

house to talk to Dad--a Chinese lawyer she found in the Chinese newspaper whom she said wanted to see Dad's trust. I immediately put that to rest by saying no ambulance-chasing lawyer is ever going to look at Dad's Trust, that he told me who to go to if something happened to him, that it would be Faye Lee Bressler (even though this wasn't quite true). She bought it, but then had Reinhard and Rita find a different lawyer for a Certificate of Independent Review; she wanted to give the appearance that she has nothing to do with this new lawyer (John Martin).

8/6/2017 Family reunion dinner #1. Dad is cautious and uneasy, but he becomes relieved and happy afterwards when I said we weren't going to tell Debby he met his family for dinner. We asked to borrow his car (so we don't have to keep renting cars to take him to his med appts.), He cannot drive and it is sitting in the garage collecting dust. He hesitates and finally says ,”No, what would I tell Debby if the car is missing? She will be mad.” This shows how much control Debby has on him, and it's really sad, that he has to make an excuse or lie about having dinner with his immediate family.

8/11/2017 Della rocks Debby by confronting her with her home-breaker comments to Dad. Della also says she is ready to sign something that says she doesn't want Dad's money--what about you, Debby? Debby goes upstairs crying. Dad is happy, saying everything Della said is true.

~8/20/2017 Dad seems embarrassed to tell me that he “gave” her the \$1.2M; he essentially tried to keep this from me, not knowing how I would react; my contention is that he wasn't serious about giving it to her--just saying yes to her because she's constantly pestering him about money (while he's sick) such that he's tired of hearing it. Since I told Dad many times that he should let me know how much he wants to give her in order for me to handle it properly (as Executor of his Will) and smoothly (as one of his heirs), I can only surmise that the reason he didn't was because he really didn't want her to have it, and that he expects me to fight for it back after he passes away. (He wants to avoid conflict while he is still alive.)

8/20/2017 Family reunion dinner #2. Dad is happy when at the start of the evening, we decide not to tell Debby about our family reunion. Sad but true. When I take Dad home, Debby tells Dad and me at 10pm that an estate lawyer (first try with the Chinese lawyer wasn't enough) will be coming by the house tomorrow at 3pm. She said she didn't tell us earlier because Dad was in a bad mood and was afraid he would get angry. Why do something that would make a sick person angry (again)? Since it benefits Debby, should I be surprised she is this selfish?

Debby bullies Dad with the lawyer. Nickels and dimes him. Dad wants to pay me back \$100, and she interjects and says he should pay her back, too (\$164). Really? \$1.2M isn't enough? Are you missing something? What is it with your psyche that gets you all riled up if he shows concern and care and love for one of his children?

8/21/2017 Dad is confused between 0% loan and “giving” the money to her: to him, neither require regular monthly payments, so he's thinking they're the same thing in his confused state. Debby won't let me talk to Dad alone (first time ever--who are you to prevent a father from talking to his son?). Canceling lawyer. Calling me a liar and saying I am going to brainwash Dad. Isolating him by saying no one is going to talk to him before he talks to the lawyer. Tells Dad that he has to tell the lawyer he gave her all the money. Trying to make it look like she had nothing to do with the lawyer, but she calls him twice to reinstate the appointment. Elder abuse alert!

***End of Peter's section on Fulton house **IN PROGRESS**

Thanks,

E-MAIL 0274

Peter

On Mon, Oct 23, 2017 at 3:22 PM, John Minton <jminton@ayhmh.com> wrote:

Sounds good – feel free to call my direct dial at 4:00 ([650-212-5920](tel:650-212-5920)).

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, October 23, 2017 3:20 PM

To: John Minton
Subject: Re: Call?

Hi John,

Absolutely--I have started thinking about the questions now for our discussion at 4pm.

Thanks,

Peter

On Mon, Oct 23, 2017 at 2:57 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

I wanted to chat for a few minutes about the issues raised in my email to the group of a moment ago. I realize Debby is feeding Jeff a bunch of lies, but I want to know if there is anything related to the issues in question that I should know about or that causes you any concern whatsoever, even if it's an innocent fact that you are concerned Debby might spin into something negative. Best that I know these things as soon as possible so that I can better plan our defenses.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0275

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, October 23, 2017 2:38 PM
To: John Minton
Subject: Re: Call?

Hi John,

I'm available at 4pm, but I'd like to know beforehand what we will be talking about and who will/should be on the call.

Thanks,

Peter

On Mon, Oct 23, 2017 at 2:36 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

Do you have time for a call at 4:00 or 4:30 today?

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0276

E-MAIL 0277



Peter Ho <peter.ho@gmail.com>

Update

3 messages

John Minton <jminton@ayhmh.com>

Mon, Oct 23, 2017 at 2:54 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I received a call from Jeff Loew this afternoon. He wanted to talk about the lis pendens and make a formal settlement offer.

Regarding the lis pendens, he stated that he is going to work with Debby and the buyers' agent to see if he can get the net proceeds up to \$1,167,050.

He also conveyed a settlement offer from Debby: We dismiss the lawsuit in exchange for half of the net sale proceeds from the sale of Fulton Street. Obviously this is dead on arrival, but I am duty-bound to convey it. He was quick to say this was just a "first offer." But the ball is in our court.

During the course of our discussion, he made some statements about how Debby will position her defense: "Neither daughter was in their father's life at all" ... "Peter was intimately involved in the purchase of the Redwood City property" ... "Peter handed his father's taxes and so would have known about and consented to any change in the tax treatment regarding the LA property." (He said "I gather from your subpoenas that your amended petition will deal with the LA property.") On the issue of Peter's supposed involvement in the Redwood City property, I challenged him to provide me a document corroborating this. He said he would check but laughed and said there might not be one.

He wasn't exactly passionate in expressing the foregoing; he seemed to be more going through the motions. He knows he has a tough case to defend. I told him I was shocked at the Martin file. He didn't say much other than to laugh and say that Martin was "intrepid." I believe he knows that issue is a hornet's nest.

On more than one occasion, he would say "again, Debby might be just making that part up..." This is how Jeff operates.

Best,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Oct 24, 2017 at 1:01 AM

To: John Minton <jminton@ayhmh.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Dear John,

Thanks for the update. Although it was exactly what we guessed for her first move, Debby's settlement offer does not deserve a response. Well, maybe a laugh like HaHa? Ball back into Debby's court to play another card, unless you have a suggestion for us?

Would you like us to comment now on Jeff's statements below, or are the statements for information? I guess we will see it all in her response to our petition.

best,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Oct 24, 2017 at 9:01 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Hi Shan-Yuan –

I think we can sit tight on the settlement proposal for now. Jeff will bring it back up at some point and I will tell him it is rejected.

No need to respond to Jeff's comments. I spoke at length with Peter yesterday and have a good idea how we'll deal with Debby's various lines of attack.

Best,

John

John D. Minton

E-MAIL 0279

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Call

8 messages

John Minton <jminton@ayhmh.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>

Tue, Oct 24, 2017 at 9:51 AM

Hi Peter –

I've been reflecting a lot on our call yesterday and have some follow-up questions. Are you available to talk today at 2:00 p.m.?

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900

650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Oct 24, 2017 at 1:53 PM

Hi John,

Sorry for the late response--I've been in meetings and phone calls until now, continuing for the rest of the day. I won't be able to chat with you today, but I can tomorrow--and perhaps it might be helpful if my sisters sat in on the call (if they're available) so they refresh their memory, know more details of my interactions with Debby, etc. Otherwise, you can send me your questions over email, and I can respond to them tonight.

Thanks,
Peter
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Oct 24, 2017 at 2:29 PM

E-MAIL 0281

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

No problem at all. How would tomorrow at 10:30 a.m. or 2:00 p.m. work for everyone? I agree it would be good for us all to be on the same page.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Oct 25, 2017 at 12:47 AM

Hi John,

2pm would work better for me.

Also, regarding the furniture issue that we took out from one of the earlier drafts of the Petition: we found the receipt! When we were moving Dad's things out of 229 Fulton St, we wanted to take the dining room table, chairs, couch, and piano. Rita had to call up Debby, who relented on the piano (even though she said Dad gave it to her), but she would not budge on the furniture, saying that she had paid for it with her credit card. If we were going to move it, Debby told Rita to call the police.

The receipt and credit card statement are located in this google drive folder:
<https://drive.google.com/drive/folders/0B87WqxKd-ox9bXB0LTZDOXJlcjg>

The only snag is that the furniture cost \$4754.35, but there was a store credit for \$1000--we don't know if this belonged to Debby or Dad--so Dad paid \$3754.35 with his credit card.

Thanks,
Peter

E-MAIL 0282

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Oct 25, 2017 at 9:26 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thanks, Peter. Let's plan on 2:00 p.m.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Oct 25, 2017 at 11:56 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Hi John,

Can we use the same conference call number?

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Oct 25, 2017 at 12:00 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Yes. Here it is again:

Phone Number: (800) 511-7985

Access Code: 772-3500

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Oct 25, 2017 at 3:11 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Let's make it 3:20. If everyone could please let the others know. Thanks.

Sent from my iPhone

On Oct 25, 2017, at 12:00 PM, John Minton <jminton@ayhmh.com> wrote:

Yes. Here it is again:

Phone Number: (800) 511-7985

Access Code: 772-3500

E-MAIL 0283

Best,

John

John D. Minton

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, October 25, 2017 11:56 AM
To: John Minton
Cc: Della Lau; Shan-Yuan Ho
Subject: RE: Call

Hi John,

Can we use the same conference call number?

-Peter

On Oct 25, 2017 9:26 AM, "John Minton" <jminton@ayhmh.com> wrote:

Thanks, Peter. Let's plan on 2:00 p.m.

Best,

John

John D. Minton

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If E-MAIL 0284

you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, October 25, 2017 12:48 AM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Call

Hi John,

2pm would work better for me.

Also, regarding the furniture issue that we took out from one of the earlier drafts of the Petition: we found the receipt! When we were moving Dad's things out of 229 Fulton St, we wanted to take the dining room table, chairs, couch, and piano. Rita had to call up Debby, who relented on the piano (even though she said Dad gave it to her), but she would not budge on the furniture, saying that she had paid for it with her credit card. If we were going to move it, Debby told Rita to call the police.

The receipt and credit card statement are located in this google drive folder:

<https://drive.google.com/drive/folders/0B87WqxKd-ox9bXB0LTZDOXJlcjg>

The only snag is that the furniture cost \$4754.35, but there was a store credit for \$1000--we don't know if this belonged to Debby or Dad--so Dad paid \$3754.35 with his credit card.

Thanks,

Peter

On Tue, Oct 24, 2017 at 2:29 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

No problem at all. How would tomorrow at 10:30 a.m. or 2:00 p.m. work for everyone? I agree it would be good for us all to be on the same page.

Best,

John

John D. Minton

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Tuesday, October 24, 2017 1:53 PM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Call

Hi John,

Sorry for the late response--I've been in meetings and phone calls until now, continuing for the rest of the day. I won't be able to chat with you today, but I can tomorrow--and perhaps it might be helpful if my sisters sat in on the call (if they're available) so they refresh their memory, know more details of my interactions with Debby, etc. Otherwise, you can send me your questions over email, and I can respond to them tonight.

Thanks,

Peter

On Tue, Oct 24, 2017 at 9:51 AM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

I've been reflecting a lot on our call yesterday and have some follow-up questions. Are you available to talk today at 2:00 p.m.?

Thanks,

John

John D. Minton

<image001.png>

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

350 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

E-MAIL 0287



Peter Ho <peter.ho@gmail.com>

Automatic reply: Amended Petition

1 message

John Minton <jminton@ayhmh.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Fri, Oct 27, 2017 at 7:42 PM

I am out of the office in a deposition today and will have limited access to email. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.



Peter Ho <peter.ho@gmail.com>

Amended Petition

7 messages

John Minton <jminton@ayhmh.com>

Mon, Oct 30, 2017 at 12:32 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Further to my message of Friday, I have modified the Amended Petition in a way that I think puts us in the strongest position going forward, based on all information that has been provided to me to date. I hope my changes are self-explanatory. One question you may have: You will see that I removed any claim to recover the cash and checks written to Debby other than those related to the Fulton purchase. If we are portraying Debby as essentially a caregiver, she is entitled to compensation under the law. I think what we now have in our petition is a much cleaner, more logical and persuasive narrative.

I have attached two versions – a redlined version that shows all changes since the last version I sent to you, and a “clean” fully updated version.

Please review and let me know your thoughts.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Redline.pdf
276K

E-MAIL 0289

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Oct 30, 2017 at 7:25 PM

Thanks, John.

I will be looking at this later tonight or tomorrow morning. Without reading it yet, I have in the back of my mind that Dad was paying all the rent and utilities when they were living together and renting the condo (720 Promontory Point Ln, #2401); is this not compensation enough for a caregiver? I also might look up the tables from the Dept of Labor to see how much a caregiver should be compensated. Some (if not most or all) of those checks were definitely coerced-- groceries simply do not cost that much in total. Also, Dad wrote a \$3000 check for her caring for him (this was the same day he wrote the \$3500 rent check for 229 Fulton St).

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Oct 30, 2017 at 8:16 PM

Hi Peter –

Live-in caregivers do not pay for rent or food. I calculate the payments to Debby over the last year of your father's life at around \$95,000. Excessive for a caregiver? Yes. And the trial judge will be aware of this. But I would really rather not have our case bogged down with a discussion about the appropriate rate of pay to which Debby was entitled, as well true grocery costs, etc. This will detract from our focus on her theft of \$1,167,050.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Della Lau <DellaLau@launet.com>
To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Nov 1, 2017 at 11:34 AM

Hi John,

Are you available for a conference call TODAY with the 3 of us?

Thanks,
Della

At 08:16 PM 10/30/2017, John Minton wrote:

Hi Peter –

Live-in caregivers do not pay for rent or food. I calculate the payments to Debby over the last year of your fatherâ€™s life at around \$95,000. Excessive for a caregiver? Yes. And the trial judge will be aware of this. But I would really rather not have our case bogged down with a discussion about the appropriate rate of pay to which Debby was entitled, as well true grocery costs, etc. This will detract from our focus on her theft of \$1,167,050.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, October 30, 2017 7:26 PM
To: John Minton
Cc: Shan-Yuan Ho; Della N. Lau
Subject: Re: Amended Petition

Thanks, John.

I will be looking at this later tonight or tomorrow morning. Without reading it yet, I have in the back of my mind that Dad was paying all the rent and utilities when they were

E-MAIL 0291

living together and renting the condo (720 Promontory Point Ln, #2401); is this not compensation enough for a caregiver? I also might look up the tables from the Dept of Labor to see how much a caregiver should be compensated. Some (if not most or all) of those checks were definitely coerced--groceries simply do not cost that much in total. Also, Dad wrote a \$3000 check for her caring for him (this was the same day he wrote the \$3500 rent check for 229 Fulton St).

Thanks,
Peter

On Mon, Oct 30, 2017 at 12:32 PM, John Minton <jminton@ayhmh.com> wrote:
Dear all –

Further to my message of Friday, I have modified the Amended Petition in a way that I think puts us in the strongest position going forward, based on all information that has been provided to me to date. I hope my changes are self-explanatory. One question you may have: You will see that I removed any claim to recover the cash and checks written to Debby other than those related to the Fulton purchase. If we are portraying Debby as essentially a caregiver, she is entitled to compensation under the law. I think what we now have in our petition is a much cleaner, more logical and persuasive narrative.

I have attached two versions – a redlined version that shows all changes since the last version I sent to you, and a “clean” fully updated version.

Please review and let me know your thoughts.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Hi Della – Yes. How is 3:00 p.m.?

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Wednesday, November 01, 2017 11:35 AM
To: John Minton; 'Peter C. Ho'
Cc: Shan-Yuan Ho
Subject: RE: Amended Petition

Hi John,

Are you available for a conference call TODAY with the 3 of us?

Thanks,
Della

At 08:16 PM 10/30/2017, John Minton wrote:

Hi Peter –

Live-in caregivers do not pay for rent or food. I calculate the payments to Debby over the last year of your fatherâ€™s life at around \$95,000. Excessive for a caregiver? Yes. And the trial judge will be aware of this. But I would really rather not have our case bogged down with a discussion about the appropriate rate of pay to which Debby was entitled, as well true grocery costs, etc. This will detract from our focus on her theft of \$1,167,050.

Best,

John

E-MAIL 0293

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, October 30, 2017 7:26 PM
To: John Minton
Cc: Shan-Yuan Ho; Della N. Lau
Subject: Re: Amended Petition

Thanks, John.

I will be looking at this later tonight or tomorrow morning. Without reading it yet, I have in the back of my mind that Dad was paying all the rent and utilities when they were living together and renting the condo (720 Promontory Point Ln, #2401); is this not compensation enough for a caregiver? I also might look up the tables from the Dept of Labor to see how much a caregiver should be compensated. Some (if not most or all) of those checks were definitely coerced-- groceries simply do not cost that much in total. Also, Dad wrote a \$3000 check for her caring for him (this was the same day he wrote the \$3500 rent check for 229 Fulton St).

Thanks,
Peter

On Mon, Oct 30, 2017 at 12:32 PM, John Minton <jminton@ayhmh.com> wrote:
Dear all –

Further to my message of Friday, I have modified the Amended Petition in a way that I think puts us in the strongest position going forward, based on all information that has been provided to me to date. I hope my changes are self-explanatory. One question you may have: You will see that I removed any claim to recover the cash and checks written to Debby other than those related to the Fulton purchase. If we are portraying Debby as essentially a caregiver, she is entitled to compensation under the law. I think what we now have in our petition is a much cleaner, more logical and persuasive narrative.

I have attached two versions -- a redlined version that shows all changes since the last version I sent to you, and a "clean" fully updated version.

Please review and let me know your thoughts.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Nov 1, 2017 at 1:30 PM

To: John Minton <jminton@ayhmh.com>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Hi John,

3pm is perfect for me. Same number?

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Nov 1, 2017 at 1:55 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Yes, here it is again:

Phone Number: (800) 511-7985

Access Code: 772-3500

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

FW: Trust A of the Ho Trust

3 messages

John Minton <jminton@ayhmh.com>

Mon, Oct 30, 2017 at 5:55 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

See below from Jeff Loew. The “new purchase price” idea was Jeff’s effort to see if he could generate \$1,167,050 in net sale proceeds, to be used to fund a blocked account.

Under the circumstances, I’m comfortable not responding to Jeff, and the chips will just need to fall where they may. Please let me know if you see things differently.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Monday, October 30, 2017 5:11 PM
To: John Minton
Cc: Sarah Sheppard; Naomi Takenaka
Subject: Trust A of the Ho Trust

Hello John:

E-MAIL 0296

The potential buyer of the Redwood City home has rejected the proposed new purchase price, as per the update below from Pierre Malak, Debby's real estate agent. We still believe it is in all parties' interest to allow the current sale to proceed, which would allow more than one million dollars to be deposited into a blocked account.

Debby was also unsuccessful in negotiating more favorable terms with her mortgage lender. As a result, it may harm all the parties' interests if the property is not sold shortly. I am told that the buyer's loan expires this Friday.

The person Debby spoke with at her lender, Sterling Bank, is Larry Gmerick at 1-800-372-7694.

Please let me know if your clients are interested in allowing the sale to go through. Please also contact me with any questions or concerns.

Best regards,

Jeff

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

From: Pierre Malak [mailto:pierre@pierremalak.com]
Sent: Thursday, October 26, 2017 2:35 PM
To: Sarah Sheppard <ssheppard@loewlawgroup.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>; Naomi Takenaka <admin@loewlawgroup.com>
Subject: Re: Fulton property- Update on Litigation
Importance: High

Hello All,

The buyer does not want to come up at all and feels they already accepted an offer above their comfort level when looking at comparable sales for this home.

The buyer is looking into other homes now so their commitment to our offer is deteriorating since your lis pendens has stopped the sale. Their lender was ready to close on time and my seller was willing to move forward with this sale on time. Now the buyer's lock for their loan will expire and I am not certain how long they will need IF they decide to hang on with us and restart their loan.

Please come to an agreement so our ONLY buyer does not find a different home to buy.

Pierre Malak
CAL BRE 01374262
408-807-3409

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Oct 30, 2017 at 7:20 PM

Hi John,

No response is fine with me. Their emails have the tone of guiltling us into not letting the sale go through. There is no real benefit for us in allowing the house to be sold.

Is the lis pendens in jeopardy with me conveying to Debby that Dad did not want to go on title? Dad was really going back and forth on his decision.

Thanks,
Peter
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Oct 30, 2017 at 8:11 PM

Thank you, Peter. We need to be careful about using words such as "his decision" to describe decisions made by your father in 2017. Based on the medical records and all the other information that has been provided to me, I don't

think we can say that *anything* your father was telling you at that time truly represented his wishes, particularly in situations where it hurt him financially and benefitted Debby.

Regarding your comment about relaying to Debby what your dad may have said at one point regarding title to Fulton, I'm not going to sugarcoat it – this is a damaging fact for us. But there is hope. With respect to any conversation you had with Debby regarding the subject of how title to Fulton was to be held, I want you to think very hard about this to be sure you have all the relevant conversations in your mind. Remember, your dad told Martin that he thought he was on title to the home. There seems to be some missing element here. Let's discuss this on our next phone call.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0299



Peter Ho <peter.ho@gmail.com>

Estate and Trust of James F. Ho ~ Ho vs. Chang [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>

Wed, Nov 1, 2017 at 11:29 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "shanyuan@gmail.com" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

Attached please find the documents produced by CSR Real Estate Services in response to our subpoena.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

3 attachments

Ho_CSR Real Estate Records (3 of 3) (2).PDF
4351K

Ho_CSR Real Estate Records (2 of 3) (2).PDF
15434K

E-MAIL 0300

 **Ho_CSR Real Estate Records (1 of 3) (2).PDF**
10522K

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Nov 1, 2017 at 2:01 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear All,

1) Please update records, because my address has changed to

Shan-Yuan Ho
5607 Clay Avenue
Austin, TX 78756

2) In the CRS Real Estate subpoena documents attached, all the signatures of "James Ho" and initials "J. Ho" are forged. Those are NOT our father's signatures. It appears to be Debby's handwriting.

Question: Peter has our father's DPOA. Is it possible that Debby also has our father's DPOA or some form of limited POW?

If yes, is there a way to know this information other than asking Jeff Loew directly?

best,
-SYH

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Wed, Nov 1, 2017 at 2:07 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Shan-Yuan:

Thank you for letting us know about your new address. I'll update our records accordingly.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0301

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0302

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1582889472036793426&simpl=msg-f%3A15828894...> 3/3



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>

Wed, Nov 1, 2017 at 11:35 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "shanyuan@gmail.com" <shanyuan@gmail.com>,

"DellaLau@LauNet.Com" <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

Attached please find the first of three pdfs containing the documents produced by CSR Real Estate Services in response to our subpoena.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_CSR Real Estate Records (1 of 3).PDF
10522K

Wed, Nov 1, 2017 at 11:47 AM

E-MAIL 0303

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1582889826113897552&simpl=msg-f%3A158288989...> 1/2

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "shanyuan@gmail.com" <shanyuan@gmail.com>, "DellaLau@LauNet.Com" <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi ...

Attached are the remaining pdfs containing documents from CSR Real Estate Services.

[Quoted text hidden]

2 attachments

 Ho_ CSR Real Estate Records (3 of 3).PDF
4351K

 Ho_ CSR Real Estate Records (2 of 3).PDF
15434K

E-MAIL 0304

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1582889826113897552&simpl=msg-f%3A15828898...> 2/2



Peter Ho <peter.ho@gmail.com>

Subpoenas

1 message

John Minton <jminton@ayhmh.com>

Wed, Nov 1, 2017 at 4:34 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau

<DellaLau@launet.com>

Cc: Carol Loza <cloza@ayhmh.com>

Dear all –

Attached is the updated subpoena table. We expect additional records in the next few days. Note that the records are sent from the subpoenaed party to our subpoena service for processing, which then sends the documents to us.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Subpoenas.pdf
51K

E-MAIL 0305

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1582908586049935487&simpl=msg-f%3A15829085...> 1/1



Peter Ho <peter.ho@gmail.com>

timeline about Rita and Reinhard talking to John Martin

1 message

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Nov 1, 2017 at 11:47 PM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>

Peter: Why did you write in the timeline that "Rita and Reinhard talk on the phone with John Martin for about 10 minutes and then talked to Debby..." ?!

You don't know how long they talked with John Martin because you have no proof.

We just know it is in the range [10-40 minutes].

You are again writing things that helps Debby and hurts us. Leave the time out.

The longer the length of their meeting, the better it is for our case. Do you understand this?

I personally think they probably talked longer than 10 minutes, but I also have no proof nor can I draw any logical conclusions.

I remember discussing this issue with you, but you insisted that they talked for only 10 minutes because Reinhard is so cheap. That is your personal opinion and not a fact based on the evidence we have (Martin files).

Don't write things like this as if it were a fact.

BTW, so what if the first 10 minutes are free. Just look at us -- we have gone way beyond the free consult time limit in all our initial consultations with every lawyer we talked to.

E-MAIL 0306<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1582935817651367955&simpl=msg-f%3A15829358...> 1/1



Peter Ho <peter.ho@gmail.com>

Estate and Trust of James F. Ho ~ Ho vs. Chang [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 1:47 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

We have received copies of the Sterling Bank records.

This is the first of several emails I will send to you in the next several minutes, transmitting the Sterling Bank pdfs.

Please let me know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

6 attachments

Adjustable Rate Rider.pdf
209K

E-MAIL 0307

 **CA impound Acct stmt.pdf**

35K

 **Compliance Agreement.pdf**

31K

 **Credit Explanation.pdf**

516K

 **Credit Report.pdf**

1185K

 **DOC TYPE= APPRAISAL MAAAKNRD.PDF**

1947K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:21 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi:

I am now going to send 10 separate emails transmitting closing documents.

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part1.pdf**

5061K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 4:45 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Peter:

I have a record of sending Part 1 of 10 emails ... I wonder why you didn't receive it ... Here it is again.

Have a nice weekend.

Carol

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part1.pdf**

5061K

E-MAIL 0308



Peter Ho <peter.ho@gmail.com>

Estate and Trust of James of Ho ~ Ho vs. Chang [IWOV-WorkSite.FID72092]

13 messages

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:22 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

2 of 10

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

DOC TYPE= CLOSING DOCS MAAAKHYM_Part2.pdf
4966K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:23 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

3 of 10

[Quoted text hidden]

DOC TYPE= CLOSING DOCS MAAAKHYM_Part3.pdf

E-MAIL 0309

4951K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:23 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part4.pdf**
5070K**Carol Loza** <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:24 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part5.pdf**
5056K**Carol Loza** <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:25 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part6.pdf**
4847K**Carol Loza** <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:26 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part7.pdf**
4528K**Carol Loza** <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:27 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part8.pdf**
4419K**Carol Loza** <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:27 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part9.pdf**
4473K

E-MAIL 0310

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:28 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

10 of 10 re Closing Documents ...

[Quoted text hidden]

 **DOC TYPE= CLOSING DOCS MAAAKHYM_Part10.pdf**
1279K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:29 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Additional Sterling Bank records ... More to follow ...

[Quoted text hidden]

4 attachments

 **DOC TYPE= FINAL SETTLEMENT STATEMENT MAAAKIWT.PDF**
94K

 **DOC TYPE= FUNDING DETAIL MAAAKHYD.PDF**
811K

 **DOC TYPE= GRANT DEED MAAAKHYH.PDF**
1322K

 **DOC TYPE= INSURANCE MAAAKHYG.PDF**
914K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 3, 2017 at 2:35 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

One more to follow ...

[Quoted text hidden]

6 attachments

 **Initial Application.pdf**
280K

 **Intent to proceed.pdf**
2131K

 **Loan Summary.pdf**
127K

 **LOX - Motivation & Irg deposit.pdf**
104K

 **Paystubs.pdf**
1472K

 **SBT & Chase Bank Statements.pdf**
2083K

E-MAIL 0311

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Nov 3, 2017 at 2:37 PM

This is the final email transmission regarding the Sterling Bank records ...

[Quoted text hidden]

 Purchase Contract.pdf
5600K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Fri, Nov 3, 2017 at 4:20 PM

Hi Carol,

Is there a part 1 for Closing Docs?

Attached is the list of 32 files we received.

- | | |
|---|--|
|  Adjustable Rate Rider.pdf |  DOC TYPE= FUNDING DETAIL MAAAKHYD.PDF |
|  CA impound Acct stmt.pdf |  DOC TYPE= GRANT DEED MAAAKHYH.PDF |
|  Compliance Agreement.pdf |  DOC TYPE= INSURANCE MAAAKHYG.PDF |
|  Credit Explanation.pdf |  DOC TYPE= NOTE-CERT MAAAKHYJ.PDF |
|  Credit Report.pdf |  DOC TYPE= RECORDED DEED OF TRUST MAAAKMFN.PDF |
|  DOC TYPE= APPRAISAL MAAAKNRD.PDF |  DOC TYPE= SIGNED CLOSING DISCL MAAAKGSO.PDF |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part2.pdf |  Final Application.pdf |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part3.pdf |  Flood Hazard Determination.pdf |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part4.pdf |  Gift letters & checks from James Ho.pdf |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part5.pdf |  Initial Application.pdf |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part6.pdf |  Intent to proceed.pdf |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part7.pdf |  Loan Summary.pdf |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part8.pdf |  LOX - Motivation & lrg deposit.pdf |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part9.pdf |  Paystubs.pdf |
|  DOC TYPE= CLOSING DOCS MAAAKHYM_Part10.pdf |  Purchase Contract.pdf |
|  DOC TYPE= FINAL SETTLEMENT STATEMENT MAAAKIWT.PDF |  SBT & Chase Bank Statements.pdf |

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0312



Peter Ho <peter.ho@gmail.com>

FW: Estate of James F. Ho ~ Ho vs. Chang [IWOV-WorkSite.FID72092]

4 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Tue, Nov 7, 2017 at 2:03 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "DellaLau@launet.com"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

All,

We sent the attached follow-up letter to Sterling Bank & Trust today, asking for copies of Debby's tax returns. A Sterling representative called and informed me that they don't have copies of her tax returns. They did not require Debby to submit tax returns and instead relied on other documents for proof of employment income. Debby qualified for this type of "low document" loan, because of the large down payment.

We are going to seek tax returns directly from Debby in our forthcoming discovery requests.

Best,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0313

From: Carol Loza
Sent: Tuesday, November 07, 2017 1:02 PM
To: awhite@sterlingbank.com
Cc: Daniel E. Lassen
Subject: Estate of James F. Ho ~ Ho vs. Chang

Dear Mr. White:

Attached please find correspondence of today's date from Daniel Lassen in the above-referenced matter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
 Direct Phone: 650.212.5905
 Direct Fax: 650.212.5993



350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 11-7-17 D. Lassen Ltr to A. White.PDF
 632K

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Nov 7, 2017 at 2:42 PM

Jie Jie,

I would like to respond to this email with the following, but before I do so, please let me know if I should include Dan or not.

Dear John (and Dan?),

E-MAIL 0314

I remember that Debby was trying to obtain a loan (or pre-qualification) WITH DAD from Bank of America in February 2017 for the purchase of 229 Fulton St. Sandy Wong is the person she worked with:



Later, Debby told me Sandy "could not do the loan for her," and her mortgage ended up with Sterling Bank and Trust.

After Debby purchased 229 Fulton St, she attempted to re-finance her mortgage (by herself) with at least three different parties, including Sandy Wong. Debby was not successful with any of the parties.

Do you think it would be prudent to subpoena records from Sandy Wong (Bank of America) for both the initial mortgage attempt and subsequent re-finance attempt? Perhaps she also knows something about Dad's down payment funds.

Thanks,
Peter

[Quoted text hidden]

[Ho_ 11-7-17 D. Lassen Ltr to A. White.PDF](#)
632K

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Tue, Nov 7, 2017 at 2:52 PM

Peter: Great job on dad's signatures. Definitely send the e-mail below to John (not Dan). If John decides the subpoena will be useful, he will forward your email to Dan. No need to wasted money having Dan read your email unnecessarily.
[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Wed, Nov 8, 2017 at 8:55 AM

Please add to your e-mail that we would like to see the list before it goes out, so we can add items to the list, e.g. other bank accounts, etc.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Hearing

1 message

John Minton <jminton@ayhmh.com>

Tue, Nov 7, 2017 at 9:31 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau

<DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear all –

FYI, the November 20 hearing on the primary case has been moved to January 26, 2018. The November 20 hearing on the petition for probate remains on calendar and we should have an order appointing Peter administrator that day.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0316

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1583429323914489107&simpl=msg-f%3A15834293...> 1/1



Peter Ho <peter.ho@gmail.com>

Ho: Trust B under the James F. Ho and Grace C. Ho Declaration of Trust [IWOV-WorkSite.FID72080]

2 messages

Kelly Mohr <kmohr@ayhmh.com>
To: "shanyuan@gmail.com" <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Nov 8, 2017 at 9:22 AM

Dear Ms. Ho:

Please accept my condolences on the death of your father. I am the paralegal assisting Mr. Anderson and Mr. Minton with the administration of your father's trust(s) and estate. In that regard, I am preparing documents with respect to the administration of Trust B following the death of your father. One of the documents I am preparing is a Certificate of Trust. The Certificate of Trust verifies your authority to act as Trustee and can be provided to third parties to deal with trust accounts. In order to complete the Certificate, I need the taxpayer identification number for the trust. (This would be the number you use for filing tax returns). Please provide the taxpayer identification number to me at your convenience.

If you have any questions, please contact me.

I look forward to working with you.

Best regards,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>
Cc: "shanyuan@gmail.com" <shanyuan@gmail.com>

Wed, Nov 8, 2017 at 11:19 AM

Hi Kelly,

The taxpayer ID for Trust B is: 94-6683482

Before you continue working on the administration of Trust B, we would like for you to provide a statement of work and expected costs. Dad kept meticulous records for Trust B, and we do not want to pay any more than we have to for its administration, which should be straightforward. I will most likely be able to help cut costs because of his excellent record-keeping, so please continue asking me for what you need. We want to avoid a repeat of the administration of Trust A where the expected costs of Trust A would have been about the same if we administered it entirely through probate.

Thanks,
Peter

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

one more subpoena; discovery request list

2 messages

Peter C. Ho <peter.ho@gmail.com>

Wed, Nov 8, 2017 at 11:04 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear John,

I remember that Debby was trying to obtain a loan (or pre-qualification) WITH DAD from Bank of America in February 2017 for the purchase of 229 Fulton St. Sandy Wong is the person she worked with:



Later, Debby told me Sandy "could not do the loan for her," and her mortgage ended up with Sterling Bank and Trust.

After Debby purchased 229 Fulton St, she attempted to re-finance her mortgage (by herself) with at least three different parties, including Sandy Wong. Debby was not successful with any of the parties.

Do you think it would be prudent to subpoena records from Sandy Wong (Bank of America) for both the initial mortgage attempt and subsequent re-finance attempt? Perhaps she also knows something about Dad's down payment funds.

We would also like to take a look at the discovery request list you've been compiling in case we'd like to add something to it. Will the discovery requests be sent to Jeff before or after the initial hearing?

Finally, for all the documents that we subpoenaed, if Jeff wanted to see them too, would he have to subpoena them himself from the third parties or would he just send a discovery request to us?

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Wed, Nov 8, 2017 at 5:52 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

Interesting indeed. Yes, we should (and will) send a subpoena to BofA for these records.

E-MAIL 0319

The discovery documents should be on their way shortly. However, before I start having you focus on those, I would appreciate getting any final comments on the Amended Petition.

Regarding the subpoenaed documents, Mr. Loew needs to order them directly through the document records processor that we used (County Legal & Notary Service).

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0320

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1583525800545721677&simpl=msg-f%3A15835258...> 2/2



Peter Ho <peter.ho@gmail.com>

Estate and Trust of James F. Ho ~ Ho vs. Chang [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>

Thu, Nov 9, 2017 at 12:44 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find:

1. The Notice to Consumer and Subpoena for Records from Bank of America, N.A. (Sandy Wong); and
2. The table reflecting status of the subpoenas served to date.

The Peter Malak records will be sent to you later today.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0321

2 attachments

 **Ho_ 11-9-17 Subpoena Status.DOCX**
12K

 **Ho_ Notice to Consumer with Subpoena for Records from Bank of America, N.A..PDF**
318K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Nov 13, 2017 at 1:05 PM

Hi Carol,

Were you able to send us the "Peter Malak records" mentioned in the attached email?

Thanks,
Peter
[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Nov 13, 2017 at 2:00 PM

I am working on that, Peter. I hope to send you everything by tomorrow.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0322

[Quoted text hidden]

E-MAIL 0323

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1583622683258139008&simpl=msg-f%3A15836226...> 3/3



Peter Ho <peter.ho@gmail.com>

Estate of James F. Ho ~ Ho vs. Chang

John Minton <jminton@ayhmh.com>

Thu, Nov 9, 2017 at 10:31 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thanks, Peter.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho

Sent: Thursday, November 09, 2017 10:21 PM

To: John Minton

Cc: Shan-Yuan Ho; Della Lau

Subject: Re: Estate of James F. Ho ~ Ho vs. Chang

Thanks, John. Attached is the signed Verification page.

-Peter

On Thu, Nov 9, 2017 at 9:53 PM, John Minton <jminton@ayhmh.com> wrote:

Thanks, Peter. Good catches. I will make those modifications, and look for the signed verification.

Tomorrow is a court holiday so we will file on Monday.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0324

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho

Sent: Thursday, November 09, 2017 6:27 PM

To: John Minton

Cc: Shan-Yuan Ho; Della Lau

Subject: Re: Estate of James F. Ho ~ Ho vs. Chang

Hi John,

Only a couple of very minor things:

Paragraph 50 and 51: "Home" is used twice in each paragraph--perhaps you might want to change some of these instances to "house."

Paragraph 66: Should "Debby" be replaced with "Respondent" or even "Respondent Debby"?

I will print out the Verification page, sign it, and email a scanned copy to you tonight.

Thanks again,

Peter

On Thu, Nov 9, 2017 at 2:56 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

See below for my comments in all caps. Attached is a final version for filing. With your approval, Carol will do a final proofread, and we'll be ready to file.

Best,

John

John D. Minton

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permmsgid=msg-f%3A1583659599817057807&dsqt=1&simpl=msg-f%3A...> 2/10

E-MAIL 0325



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Thursday, November 09, 2017 11:47 AM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: Estate of James F. Ho ~ Ho vs. Chang

Dear John,

Here are the minor suggestions and edits for the redlined Amended Petition:

Paragraph 2: The "companionship relationship" doesn't feel right anymore in light of Debby telling Martin she cooked for Dad and was paid. We couldn't figure out how to better describe this paid-worker relationship and was hoping you could. THIS IS A TOUGH ONE. THE ISSUE IS THAT THE RELATIONSHIP SEEMS TO HAVE CHANGED OVER TIME. IF IT WASN'T A COMPANIONSHIP RELATIONSHIP, WHAT WAS IT? INDEED, I BELIEVE ONE OF YOU THINKS THAT IN THE EARLY YEARS, IT MAY WELL HAVE HAD A ROMANTIC COMPONENT. TOWARD THE END, IT DOES NOT HURT US TO SUGGEST THAT YOUR FATHER VALUED THE COMPANIONSHIP PART – INDEED HE WAS DEPENDENT ON DEBBY. I REALIZE THIS WAS ONE-SIDED, BUT WE MAKE THAT CLEAR LATER ON. IN MY OPINION, IF WE GLOSS OVER THE FACT THAT THEY HAD SOME FORM OF RELATIONSHIP FOR TWO DECADES, IT WILL MAKE US LOOK DODGY. ALL THINGS CONSIDERED, I THINK IT IS FINE TO CALL IT A COMPANIONSHIP RELATIONSHIP AS A GENERAL DESCRIPTION, WITH CLARIFYING INFORMATION ADDED WHEN WE GET TO THE LATER YEARS.

Paragraph 8: Because you changed "home" to "property" in Paragraph 9, perhaps you might want to change one or both instances of "home" in paragraph 8 to "house" or "property." DONE

Paragraph 13: Should it be "... September 11, 1992, **as amended**" to match that of the title page? DONE

Paragraph 19: "Shan-Yuan Ho" doesn't need to be part of the address to match the format of the other addresses. DONE

Paragraph 31: Please remove the sentence "He struggled with holding chopsticks and signing his name" in light of the new forgery evidence and the fact that this afflicted Dad for only a couple of days in 2016.
DONE

E-MAIL 0326

Paragraph 33: Please change the third and fourth sentences to something similar to: "Peter accompanied him to 25 of them; Debby brought him to only 2, on August 12 and August 19, 2017." (These were the days I could not take my Dad due to circumstances at work.) **DONE**

Paragraph 44: The last sentence containing "remaining approximately \$47,000" sounds a tad awkward; if you would rather use the exact amounts, the changes would be: "As it would turn out, Debby would only use \$1,053,862.62 of this amount. She pocketed the remaining \$46,147.38." **IN MY EXPERIENCE, PRECISION IN THIS CONTEXT WILL DISTRACT MANY READERS. I WOULD LEAVE AS IS.**

Paragraph 56: Please add Rita's last name as in "Debby's daughter Rita **Chang** and her boyfriend, Reinhard Oesterle..." **DONE**

Could you clarify what relief we are asking for in Paragraph 98, specifically in regards to the phrase "in the alternative"? Are we asking for legal title to the Redwood City property as an alternative to that of the Los Angeles property? **IN THIS SECTION OF THE AMENDED PETITION, WE'RE ASSERTING AN EQUITABLE TITLE THEORY AS TO BOTH PROPERTIES. (PREVIOUSLY AS TO REDWOOD CITY, WE HAD OTHER THEORIES THAT COULD LEAD TO MODIFICATION OF LEGAL TITLE, I.E., UNDUE INFLUENCE AND MISTAKE.)**

Finally, as an FYI (not necessary in this petition but for later): checks (funds) meant for workers were appropriated by Debby. **GOT IT, THANKS.**

It looks great!

Thanks,

Peter

On Thu, Nov 9, 2017 at 10:28 AM, John Minton <jminton@ayhmh.com> wrote:

Hi Shan-Yuan –

Thanks for your comments. I understand your point about Debby's assets. Instead of this statement: "Because of how severely it may cut off Debby's ability to access funds for her defense in this case," I might have written, "Because it will block off a significant source of funding for her defense in this case." Debby may try to attack the lis pendens for this same reason.

Regarding the cash she might have in other bank accounts, one might wonder why she risked not getting loan funding earlier this year by failing to disclose those assets. I am curious for your thoughts on this.

Thank you for your suggestions on document requests and interrogatories. We had most of that already in our drafts, but it is helpful nonetheless.

E-MAIL 0327

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Thursday, November 09, 2017 9:41 AM

To: John Minton
Cc: Peter C. Ho; Della Lau
Subject: Re: Estate of James F. Ho ~ Ho vs. Chang

Hi John,

Peter will be sending you our compiled comments on the amended petition today before noon PST.

I would like to comment on your second paragraph below concerning a possible motion by Jeff that it "may severely cut off Debby's ability to access funds for her defense in this case."

(1) Both from what is proof (3 real properties) and on her mortgage application, she has a net worth of 3-4 million (of which 1 million is currently tied up in lis pendens on 229 Fulton). After McCollum (will tie up 800K in lis pendens), which leaves her access to 1-2 million of assets of her own funds to use. The three of us siblings combined don't even have this much to fight this case.

(2) We know she has a lot of cash in other bank accounts. On the one subpoenaed bank statement, I don't see all the deposits (just some) from the checks our father wrote to her in the past 2 years.

E-MAIL 0328

(3) On Debby's mortgage application, signed and verified by both her and her employer at Evergreen Life Co., she has been making \$18,500 per month plus bonuses for the past 5 years.

(4) In addition to our father's tax returns claiming 50% of the McCollum (LA property) until 2015, I saw a check (no.4742, account ...2248) our dad wrote to Debby dated 1/26/2012 for \$300 (Debby cashed it), which says "LA" in the memo line). Please find attached.

(5) The deed transfer is to Debby's 2003 Living Trust, which we need to see, because if the Trust says our father is a beneficiary of McCollum, then the deed transfer makes more sense and doesn't she need to keep that amount locked for his estate (unless it states that if he dies first, it is all hers, or other provisions, etc.) ? When will we see this discovery request? Below are just a few items I can think of off the top of my head.

Debby Chang document request

- Any bill from John Martin to Debby (to prove she went into his office on 8/24/17 or other days) or her payment to John Martin.
- Debby Chang's 2003 Living Trust (McCollum House in it now)
- Marriage and/or legal separation paperwork (spouse James Chang)
- All names previously used, including Chinese name Yiu --- (all Chinese characters used because I want to check some things in Taiwan - can we get all her Chinese names and corresponding Chinese characters soon)
- Tax returns from 2003-2016 (from the time 718 Evelyn St was purchased, to the 1031 exchange to [1627 McCollum St](#), up to the purchase of 229 Fulton St)
- ALL Bank accounts, brokerage accounts, and all financial statements
- Credit card receipt for furniture to furnish Foster City (Scandinavian Designs dining room table, chairs, couch) she claimed she paid with her credit card (and will find it and show us later). She and her daughter Rita Chang and Reinhard Oesterle would not allow SYH and Peter take as part of their father's belongings when moving dad's things out of 229 Fulton.

(1) is public knowledge, but perhaps you choose not to use the (3) card now, but later in your strategy.

best,

Shan-Yuan

On Wed, Nov 8, 2017 at 1:52 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Shan-Yuan –

E-MAIL 0329

I understand your concern. And, I defer to the three of your better knowledge of how Debby operates. If you think that she may be taking action with respect to the McCollum property, then we should go ahead and file the Amended Petition. I have made a few modifications since the last time we all spoke. See attached redlined version. Let me know if everyone is good with this version, and we will get it on file.

I should note a few things about the lis pendens as it relates to McCollum. Because of how severely it may cut off Debby's ability to access funds for her defense in this case, I could see Jeff taking a stab at trying to remove the lis pendens via a motion to expunge. In response to such a motion, we would need to show the "probable validity" of winning our claim as to McCollum. I see that as a 50-50 proposition (at best) at this stage. If the Court agrees that we can meet the "probable validity" standard, then it will still order the lis pendens removed *so long as Debby secures a bond in an amount sufficient to cover our claim* (presumably this amount is 50% of the equity in the property, or around \$400,000, though we would push for as high a bond as possible to protect our claim). A bond in this situation basically amounts to an insurance policy. The "insurance" amount would be paid to us if/when we ultimately prevail on our claim as to McCollum. Most bond companies require collateral in the form of an equal amount of cash, i.e., Debby would need to come up with \$400K+ to "park" at the bond company so they will issue the bond, and Debby must also pay a premium for the whole thing (typically 2% of the bond amount per year).

Let me know if you have any questions about this.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Tuesday, November 07, 2017 10:43 PM
To: John Minton
Cc: Peter C. Ho; Della Lau
Subject: Re: Estate of James F. Ho ~ Ho vs. Chang

E-MAIL 0330

Dear John,

We are feeling a bit uneasy about the delay of the lis pendens on McCollum. Debby has attempted to sell the property in 2014-2015, but delisted it for some reason.

From my past interactions with her, she does not multi-task well. The current quietness might imply she is trying to sell McCollum in a private sale. She won't make

the same mistake of a public listing, like she did with 229 Fulton. Jeff knows we are after that property. I may be totally wrong, but is the delay worth the risk?

Is there a way of putting the lis pendens on soon without jeopardizing the strength of the amendment?

best,

SYH, Della, Peter

On Sat, Nov 4, 2017 at 1:11 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

I am particularly interested in the Old Republic documents. Since we won't be getting those until the week after next, I suggest we wait to file the Amended Petition. There could be something really good in those documents, and we might as well include whatever we find in the Amended Petition. Meanwhile, I will move the November 20 hearing date to January.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Carol Loza
Sent: Friday, November 03, 2017 6:14 PM
To: Peter C. Ho; Shan-Yuan Ho; Della Lau
Cc: John Minton; Daniel E. Lassen
Subject: Estate of James F. Ho ~ Ho vs. Chang

E-MAIL 0331

Dear Peter, Shan-Yuan and Della:

Attached please find the table we prepared regarding the subpoenas served and the documents received to date in response to those subpoenas.

Please note that each of Chicago Title Company and Old Republic Title Company requested additional time to respond to the subpoenas. Those records are now due by November 13, 2017.

We received Peter Malak's records today and are in the process of organizing them. We hope to send those records to you on Monday.

Please let me know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: [650.212.5905](tel:650.212.5905)

Direct Fax: [650.212.5993](tel:650.212.5993)



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0332

E-MAIL 0333

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permmsgid=msg-f%3A1583659599817057807&dsqt=1&simpl=msg-f%3...> 10/10



Peter Ho <peter.ho@gmail.com>

Criminal Law Attorney

5 messages

John Minton <jminton@ayhmh.com>

Fri, Nov 10, 2017 at 8:38 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

See attached consultation agreement from Paul Wilkins, the former district attorney who now does criminal defense and trust/estate work. He has a \$5,000 retainer requirement (to be kept until his services are completed) but I intend to keep him on a short leash. My firm can cut the retainer check – let me know if I may do so to get him started.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

AYHMH Legal Services Consultation Agreement 11.8.17.pdf
845K

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Nov 10, 2017 at 8:50 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear John,

We all agree with the consultation agreement with Paul Wilkins.

On another note, Peter received a few letters from Bank of America and Chase indicating that someone is attempting to open credit card

E-MAIL 0334

7/28/2020

Gmail - Criminal Law Attorney

accounts using our dad's name. The person would need to know our dad's info and the card would have to be mailed to one of his residences.

My guess is that Debby or someone in her camp returned a pre-approved credit card offer mailed to our dad at 229 Fulton, forging his signature.

Please advise how to proceed.

best,

SYH, Della, Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Nov 10, 2017 at 9:00 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Hi Shan-Yuan –

Thanks. Can you please send me copies of the letters in question, and then we can discuss any necessary next steps.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Nov 10, 2017 at 11:12 AM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

I received two letters (forwarded from USPS) yesterday from Bank of America and Chase that referenced recent requests and inquiries regarding credit account applications.

I called up Bank of America, and they confirmed there are no opened accounts or pending applications in their system under my Dad's name and SSN. We started an identity theft alert just in case. I emailed the bankers we work with at Chase and Wells Fargo to see if they had any additional information; I'll let you know if I receive any new information, but

E-MAIL 0335

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1583697794347810548&simpl=msg-f%3A15836977...> 2/3

7/28/2020

Gmail - Criminal Law Attorney

this could just be ambulance chasers (like the real estate agents who got information from our Probate Filing and called me to see if I wanted to sell Dad's house at 229 Fulton St!).

Thanks,
Peter

[Quoted text hidden]

 **identity theft.pdf**
456K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Nov 10, 2017 at 11:24 AM

Thanks, Peter. Sounds like you're taking all the right protective steps.

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Discovery Requests to Debby

4 messages

John Minton <jminton@ayhmh.com>

Fri, Nov 10, 2017 at 11:25 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau

<DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dllassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear all –

Attached are our draft discovery requests. Please feel free to suggest other areas of inquiry, but please keep in mind that this is only an initial set. We can serve a second set at a later time after we've obtained more discovery. We will also ask Debby many more detailed questions at her deposition.

Please also note that many of the discovery requests are quite broad and may appear to ask for information we already have. We always try to cast a wide net at this stage and anything obtained directly from Debby is generally better than from another source. Debby will need to verify the truth of all of her responses. By the time of trial, we will have focused in on the issues we think will win and put Debby in the worst possible light.

Regarding the attachments:

1. Requests for Admissions. The primary purpose is to narrow the issues for trial. For any admitted fact, that is an issue we don't need to bother proving. Of course, Debby will deny most of the key facts. If she does so, she needs to provide all facts and witnesses relevant to her denial. Also, if the judge at trial decides that she "unreasonably denied" any request for admission, he can require her to pay us for the attorneys' fees and costs we had to incur to prove the particular fact.
2. Special Interrogatories. This is an information-gathering tool to assist us in exploring further areas to investigate (e.g., more written discovery and depositions), and to pin Debby down on a particular version of factual events.
3. Document requests. Should be self-explanatory.
4. Form Interrogatories. These are similar to Special Interrogatories, but a standard set put out by the California courts for use by lawyers in a variety of kinds of civil cases. This explains the broad scope and inapplicability of some of the subject matter. Note that with respect to numbers 12.3, 12.4, 13.1 and 13.2, the requests ask about recorded statements, video and surveillance. Of course we'd like to obtain any such information from Debby, but doing so increases the likelihood that Debby will make the same requests of us. If we'd like to keep the issue of our audio and video recordings undercover for the time being, we may want to forego those requests at this time. I think everything will come out eventually, and since we're not positioning the case for an early settlement, we might as well get everything out on the table. So, I lean towards including these interrogatories.

Please let us know if you have any questions or comments.

E-MAIL 0337

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

4 attachments

Ho_ First Set of Special Rogs to Debby.docx
26K

Ho_ First RFP to Debby.docx
24K

Ho_ First RFA to Debby.docx
25K

Ho - First Set of Form Rogs to Debby (Draft).pdf
714K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Nov 13, 2017 at 1:25 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

We're compiling a list of factual corrections we are finding as well as comments.

We are also transcribing a couple more recordings from Della's two meetings with Debby--we should have these done by the end of the week, and you'll probably want to include more things for Debby after you read the transcripts.

When were you planning on serving the discovery requests? Is it customary to serve all four at once, or can we spread them out (serve one every few days) to maximize the annoyance factor for Debby?

Thanks,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Nov 13, 2017 at 1:29 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

E-MAIL 0338

7/28/2020

Gmail - Discovery Requests to Debby

FYI: I've uploaded the discovery request documents to Litigation/Discovery Requests to Debby.

There is a README file in that folder where I started compiling questions/comments/corrections (please add to it!):
<https://docs.google.com/document/d/1aBZoIEzvN8ZiTQliNetd8dkVWuq5veeoF56L4PFZcs4>

-P

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Nov 13, 2017 at 1:54 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter –

All sounds good. Normally they all go out the same day, as they typically have the same deadline and it's easier for both sides to keep track of that way. Take your time – we'll get them out when you're ready.

Speaking of taking time, I hope you won't begrudge the fact that I decided to take a final spin through the Amended Petition in anticipation of filing it today. Given the investment we've all made in it, I want it to be as perfect as possible. I ended up making a few more changes. Carol will be proofing this afternoon, and I will send you a redline at the end of the day, with the plan to file tomorrow if you're able to authorize that by tomorrow morning.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, November 13, 2017 1:26 PM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: Discovery Requests to Debby

E-MAIL 0339

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1583708293980592229&simpl=msg-f%3A15837082...> 3/4

7/28/2020

Gmail - Discovery Requests to Debby

Hi John,

[Quoted text hidden]

[Quoted text hidden]

E-MAIL 0340

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1583708293980592229&simpl=msg-f%3A15837082...> 4/4



Peter Ho <peter.ho@gmail.com>

Ho: Administration of Trust A [IWOV-WorkSite.FID72080]

1 message

Kelly Mohr <kmohr@ayhmh.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Fri, Nov 10, 2017 at 2:50 PM

Dear Peter,

Attached please find an electronic copy of a letter from Steve regarding the administration of Trust A. The original was mailed to you today. (I have inserted a blank sheet between each of the attachments to make it easier to view).

Please let me know if you have any questions.

Best regards,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Ltr to Peter w_Memo, Stat. Notification and Cert. of Trust.PDF
9378K

ANDERSON YAZDI

HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

Steven D. Anderson

sanderson@aymh.com

November 10, 2017

VIA FIRST-CLASS MAIL AND ELECTRONIC MAIL [peter.ho@gmail.com]

Peter C. Ho, Trustee
889 Galindo Court
Milpitas, CA 95035

Re: Estate of James F. Ho

Dear Peter:

I am writing with regard to the administration of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992. Enclosed are the following documents for your review and signature as appropriate:

1. Memorandum. This outlines your general duties and responsibilities as Trustee.
2. Statutory Notification. This document is required to be sent to the beneficiaries of your father's trust as well as his heirs at law (i.e. you and your sisters) so as to commence a 120 day statutory period within which beneficiaries may question the terms of the Trust Agreement. Please sign and date the notification as indicated.
3. Certification of Trust (triplicate originals). This document verifies your authority to act as Trustee. You may provide the certification to banks, brokerage accounts and other institutions as needed to obtain information regarding trust assets and to open new trust accounts. Please sign and date all three originals as indicated.
Please note your signature must be notarized.

Peter C. Ho, Trustee

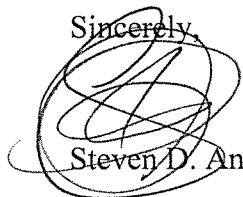
November 10, 2017

Page 2

If you have any question with respect to the above please do not hesitate to contact my paralegal Kelly Mohr or me at (650) 212-5924 or by electronic mail at kmohr@ayhmh.com or sanderson@ayhmh.com.

Once you have executed the Statutory Notification and Certifications of Trust, please return the signed originals using the enclosed return envelope. In the alternative, if you would prefer to sign before one of our notaries, kindly contact Kelly Mohr at (650) 212-5937 to arrange a convenient time.

Sincerely,



Steven D. Anderson

SDA/kam

Enclosures

51475-00001\WorkSite\9186179.1

MEMORANDUM

TO: Peter C. Ho, Trustee

FROM: Steven D. Anderson, Esq.

DATE: November 10, 2017

SUBJECT: James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended

The purpose of this memorandum is to describe, in general terms, some of the duties and responsibilities of a trustee in administering a trust and managing the trust assets.

1. Trusts and Trustees Generally. A trust is a legal relationship in which one or more persons (the trustee or trustees) hold legal title to property and manage that property for the benefit of one or more people (the beneficiary or beneficiaries). In managing the trust property, a trustee must exercise at least ordinary business ability. A trustee may be held personally liable for trust losses if he or she exceeds the powers granted in the trust instrument or by the general trust law of California.

The first source of the powers, rights and duties of a trustee is the instrument by which the trust was created. The provisions of the trust instrument may override the provisions of the general trust law, except where a rule of trust law expresses a paramount public policy. Whenever the trust instrument does not provide for a given situation, the general trust law governs.

Trust instruments contain provisions called dispositive provisions, which determine who is to receive benefits and what benefits they are to receive. In addition, most trust instruments contain lengthy administrative provisions, which describe the powers of the trustee and govern how the trust assets are to be managed. Many of the administrative provisions in the trust instrument may simply reiterate the provisions of the general trust law, and some may supersede the otherwise applicable rules of trust law. The administrative provisions in the trust instrument are usually designed to give the trustee broader powers and greater freedom to administer the trust than is permitted under the general trust law.

In the unusual situation where a question regarding the trust cannot be answered by referring to the trust instrument or the general trust law, the trustee may petition the Superior Court for instructions. The petition for instructions should describe the proposed course of action.

2. General Duties of a Trustee. The basic duties of a trustee involve the collection, management and investment of the trust assets and the accumulation and distribution of income and principal pursuant to the terms of the trust. The California Probate Code lists many of the various fiduciary duties that apply to trustees.

It is the fundamental duty of a trustee is to administer the trust in accordance with the terms of the trust and the general trust law.

A trustee has an absolute duty of loyalty to the beneficiaries of the trust. This means that although the trustee is the legal owner of the trust assets, all actions taken in the administration of the trust must be with the sole interests of the beneficiaries in mind. Any self-dealing by the trustee is a breach of trust. The trustee cannot, without the express written consent of the beneficiaries, deal with the assets of an irrevocable trust in any way that would personally benefit the trustee (e.g., buying assets from the trust, or selling the trustee's personal assets to the trust) -- even if such action would also be advantageous to the trust beneficiaries.

A trustee is also under a strict duty to deal impartially with the trust beneficiaries. This rule applies not only where there is more than one current beneficiary of the trust, but also where the interests of the trust beneficiaries are successive; that is, where there is a current "income" beneficiary and one or more future "remainder" beneficiaries who will receive the trust property upon the death of the income beneficiary. Thus, for example, a trustee may not administer a trust in a manner that would unduly favor the interests of the income beneficiary over the interests of the remainder beneficiaries (e.g., by investing the trust assets in an investment that produces a high current return but erodes in value over time). Similarly, a trustee may not favor the interests of the remainder beneficiaries over the interests of the current income beneficiary (e.g., by investing the trust assets entirely in growth stocks that produce very little current income).

A trustee is also subject to various duties concerning the investment of the trust assets. Those duties have been codified in California by adoption of the Uniform Prudent Investor Act set forth at Probate Code Sections 16045-16054. Chief among those duties is the duty to diversify the trust assets unless the Trustee can demonstrate a good reason why it would be prudent not to do so.

3. Exercise of Trustee's Discretion. Whenever a trustee is given "discretion" regarding a matter, the trustee's discretion must be exercised in a reasonable manner. The trustee is not free to act arbitrarily.

4. Powers of a Trustee. The powers of the trustee are usually set forth in detail in the trust instrument. Those powers typically restate or expand on the powers set forth under the general trust law.

Generally, a trustee has broad powers to sell, lease, borrow, pledge and otherwise manage the assets of the trust in a business-like fashion. If a question arises as to the existence or exercise of a power that is not clear from the terms of the trust instrument, an attorney should be contacted. In those cases where no ready answer is available, a probate court petition may be filed to resolve the matter.

In some cases, a trustee may delegate powers to another trustee or to an agent. Care, however, should be exercised regarding the types of functions that are delegated to a person who is not a trustee. For example, "ministerial" functions may be delegated, such as bookkeeping or accounting work. Nevertheless, the trustee remains responsible to oversee the delegated work and is responsible for the actions of the ministerial agent. Discretionary powers (e.g., determining whether or not to make a particular distribution of principal) may not be delegated. Accordingly, all decisions concerning trust distributions should be made by the trustee.

5. Keeping Trust Assets Separate. Whenever a trustee is administering more than one trust, it is important that the assets of those trusts not be commingled with each other or with the trustee's own assets. If the assets of such trusts are not kept separate, or if the assets are in any way mixed up with the trustee's own assets, the beneficiaries may lose some or all of the tax benefits for which the trusts were created. While it is often permissible for the assets of two or more trusts to be jointly invested in a common investment, separate records must be carefully maintained for each trust.

6. Record keeping and Accounting. A trustee must keep careful records of all trust transactions. Adequate records are essential for at least two reasons. First, it is necessary to have the trust records in order to prepare the annual trust income tax returns. Second, California law requires that the trustee keep each trust beneficiary reasonably informed about the trust and its administration.

To that end, a trustee is generally required to furnish the beneficiaries of the trust with an annual accounting and report of trust affairs, unless the requirement of an accounting has been waived by the trust instrument or by the trust beneficiaries. An accounting should include a statement of receipts and disbursements, principal and income accrued during the accounting period, assets and liabilities on hand at the end of the period and the amount of the trustee's compensation. An accounting should also include a disclosure of the agents hired by the trustee and their compensation and other disclosures required by the general trust law.

In addition, whenever there is a change of trustees of an irrevocable trust, the new trustee must give written notice of the change to each trust beneficiary within 60 days after the change occurs. The notice must contain the specific information prescribed by Probate Code Section 16061.7.

A trustee is responsible for every penny that passes through his or her fingers and must therefore account to the penny. As such, the trustee is required to keep a precise record of every receipt and disbursement, every gain and loss, every distribution to a beneficiary, and every change in the nature of the trust assets. This is not difficult if good records are maintained. Failure to keep good records, however, may require time-consuming and costly reconstruction of the trust records for both tax and accounting purposes, and may raise adverse inferences against the trustee should a dispute arise at a later date.

To aid with the record keeping for the trust, it is often advisable for the trust to have its own "operating" checking account. That account should be used wherever possible to make disbursements from the trust, and all trust receipts should first be deposited in that account before being distributed or invested elsewhere. When a check is written on the trust's checking account, a note should be made on the check register not only of the amount, date, check number and payee, but also of the purpose of the check (e.g., income distribution or preparation of income tax returns). Maintaining such a separate checking account for the trust will make it easier to reconstruct actual trust disbursements and receipts for income tax reporting and accounting purposes.

7. Allocating Receipts and Disbursements to Income or Principal. The trust records must allocate each receipt and each disbursement to trust income or principal. The trustee must know at all times how much income and how much principal is in the trust because those figures determine the amount that must be distributed to the current income beneficiary. The mere fact that there may be cash in the trust accounts does not mean that any of that cash is income.

Dividends, interest, rents and similar income items are generally treated as income for trust purposes. Capital gains (including capital gains dividends) are generally considered principal. Whether a particular expense is allocated to income or principal depends on the nature of the expense and its treatment under the California Revised Uniform Principal and Income Act, which applies to trusts.

8. Income Tax Reporting. An irrevocable trust is a separate taxable entity for federal and California income tax purposes. As such, a trustee is required to file annual income tax returns for the trust. These are called fiduciary returns (Federal Form 1041 and California Form 541). These returns must be filed on a calendar year basis, using the separate taxpayer identification number assigned to the trust by the Internal Revenue Service.

9. Trustee's Liabilities. In many ways, a trustee is like an insurer. If the trustee is negligent, the trustee may be surcharged (i.e., fined) for such negligence. Thus, for example, penalties and interest for failure to file tax returns will normally be borne by the trustee personally. Moreover, the tax laws make a trustee personally liable for unpaid death taxes to the extent of the assets held in trust. Thus, most trusts allow the trustee to withhold distributions of trust property until all death taxes are determined and paid so the trustee will not later be required to pay the taxes from his or her own personal funds.

Failure to invest the trust property will subject the trustee to liability for simple interest on the uninvested funds. If a court finds that the trustee willfully failed to properly invest the trust assets, the trustee may be liable for compound interest and perhaps an additional surcharge.

10. Conclusion. Hopefully, the foregoing information has proved useful and not overly daunting. Nevertheless, it underscores that being a trustee is a substantial responsibility. Accordingly, a trustee should never hesitate to seek professional investment, accounting or legal assistance whenever a question arises.

E-MAIL 0348

STATUTORY NOTIFICATION

This Notice is being given pursuant to California Probate Code §16061.7 because a revocable trust, namely TRUST A under the JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST (the "Trust"), has become irrevocable. This change occurred as a result of the death of the Trustor, JAMES F HO on September 5, 2017.

The trust instrument is the JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST under declaration of trust executed on September 11, 1992, JAMES F. HO and GRACE C. HO, as Trustors and as Trustees, as amended on October 4, 1995 by the Trustors. TRUST A was further amended on by JAMES F. HO, Trustor on July 3, 2002.

The name, mailing address and telephone number of the currently serving Trustee is:

Peter C. Ho
c/o Anderson Yazdi Hwang Minton + Horn LLP
350 Primrose Road
Burlingame, CA 94010
(408) 838-9116

The address of the physical location of the principal place of administration of the Trust is 350 Primrose Road, Burlingame, California.

Upon reasonable request to the Trustee, you are entitled to receive a true and complete copy of the terms of the Trust (as defined in California Probate Code §16060.5).

YOU MAY NOT BRING AN ACTION TO CONTEST THE TRUST MORE THAN 120 DAYS FROM THE DATE THIS NOTIFICATION BY THE TRUSTEE IS SERVED UPON YOU OR 60 DAYS FROM THE DATE ON WHICH A COPY OF THE TERMS OF THE TRUST IS MAILED OR PERSONALLY DELIVERED TO YOU DURING THAT 120-DAY PERIOD, WHICHEVER IS LATER.

Dated: _____, 2017

Peter C. Ho, Trustee

E-MAIL 0350

**CERTIFICATION OF TRUST
(TRUST A UNDER THE JAMES F. HO AND
GRACE C. HO DECLARATION OF TRUST)**

Pursuant to California Probate Code Section 18100.5, the undersigned Trustee hereby certifies as follows:

1. A Declaration of Trust establishing THE JAMES F. HO AND GRACE C. HO TRUST (the "Trust") was executed on September 11, 1992, by JAMES F. HO and GRACE C. HO, as Trustees and as Trustees (the "Trust") and as to TRUST A created thereunder upon the death of GRACE C. HO, the Trust was amended by that certain Amendment to the James F. Ho and Grace C. Ho Declaration of Trust dated October 4, 1995 and was further amended by the Second Amendment to Declaration of Trust created on September 11, 1992 (collectively, as amended, the "Declaration of Trust") and is now in effect.
2. JAMES F. HO died on September 5, 2017. Pursuant to the Declaration of Trust, PETER C. HO became the currently acting Trustee of Trust A.
3. The Trust is now irrevocable.
4. Attached hereto is an excerpted copy of the Declaration of Trust, which identifies the Trustee and successor Trustee and specifies the powers of the Trustee.
5. The tax identification number of Trust A is 30-6592034.
6. The assets of Trust A should be titled as follows:

"PETER C. HO, as Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992"

7. The Trust Agreement has not been revoked, modified or amended in a manner that would cause the representations contained in this certification to be incorrect.
8. This certification is being signed by the currently acting Trustee of Trust A.

Dated: _____, 2017

PETER C. HO, Trustee

NOTICE

California Probate Code Section 18100.5(h) provides that any person refusing to accept this certification in lieu of the entire Declaration of Trust will be liable for damages, including attorney's fees, if the court determines that the person acted in bad faith.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
) ss.
COUNTY OF _____)

On _____, 2017, before me, _____, a Notary Public, personally appeared PETER C. HO, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (SEAL)

51475-00001\WorkSite\9174607.1

JAMES F. HO

AND

GRACE C. HO

DECLARATION OF TRUST

JAMES F. HO and GRACE C. HO, HUSBAND and WIFE, residents of San Mateo County, California, declare that:

ARTICLE I. DECLARATIONS

Conveyance to Trustee

Section 1.01. They have conveyed and transferred, without consideration, to the Trustee named in this Declaration all of the property listed in Exhibit "A" attached hereto and made a part hereof by reference.

Identity of Trust

Section 1.02. This initial inter vivos, revocable trust created herein shall be called THE JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST DATED SEPTEMBER 11, 1992 for the purposes of this instrument.

Identity of Trust Estate

Section 1.03. All property described in Section 1.01 above, and any other property that may hereafter be transferred or conveyed to and received by the Trustee to be held pursuant to the terms of this instrument is herein called the TRUST ESTATE and shall be held, administered and distributed by the Trustee as provided in this Declaration of Trust. The failure of the Trustors or Trustees to cause the listing or removal of listing of an asset on said Exhibit "A" shall not be determinative as to the Trust dominion and control over said asset. Form of title, beneficiary designation or contractual provisions causing or resulting in the inclusion of such asset shall be determinative.

JH *JL*

Identity HUSBAND, WIFE and Trustor

Section 1.04. As used in this Declaration of Trust:

- a) The term "HUSBAND" shall mean JAMES F. HO;
- b) The term "WIFE" shall mean GRACE C. HO;
- c) The term "Trustor" shall refer collectively to HUSBAND and WIFE.

Designation of Trustee

Section 1.05. JAMES F. HO and GRACE C. HO are hereby designated as Co-Trustees of this LIVING TRUST created by or to be created pursuant to this Declaration of Trust. Except as otherwise provided for herein, should either JAMES F. HO or GRACE C. HO become unable because of illness, incompetency, or other cause to serve as such Co-Trustee, or should either resign as such Co-Trustee before the natural termination of the LIVING TRUST as provided for in this Declaration, the remaining Co-Trustee, HUSBAND or WIFE, shall thereafter serve as sole Trustee of this LIVING TRUST. In serving as Trustee, either HUSBAND or WIFE shall have single signatory power as to all Trust decisions.

In the event that both husband and wife should become unable or unwilling to serve or to continue to serve as Trustee or Co-Trustee before the natural termination of this Trust, then DIANE S. HO is appointed Successor Trustee, to serve under this Declaration of Trust. In the event she should be unable or unwilling to act or continue to act as Successor Trustee, then DELLA N. HO is appointed such Trustee. If she should be unable or unwilling to act or continue to act as Successor Trustee, then PETER C. HO is appointed such Trustee.

The term "Trustee" as used in this Declaration shall refer collectively to HUSBAND and WIFE so long as they shall serve as such Co-Trustees. Thereafter, the term "Trustee" shall be treated as referring to both singular and plural, to the remaining Trustees, as the circumstances provide.

JH

ARTICLE 5. POWERS OF TRUSTEE

Retain Investments of Trustors

Section 5.01. During the joint lives of Trustors, the Trustee is authorized to retain in the Trust provided for in this Declaration for so long as the Trustee may deem advisable and in the best interests of such Trusts any property received by the Trustee from the Trustors, whether or not such property is of the character permitted by law for investment of Trust funds. After the death of the first Trustor to die, the Trustee may retain any such property in the Trusts provided for in this Declaration whether or not such property is productive of income. After the death of the Surviving Trustor, the Trustee of the resultant Trusts will have a like power, as provided for in this Section, unless limited in a previous Article.

Management of Trust Property

Section 5.02. The Trustee shall with respect to any and all property which may at any time be held by the Trustee in any Trust pursuant to this Declaration, whether such property constitutes principal or accumulated income of any Trusts provided for in this Declaration, have power, exercisable in the Trustee's discretion, at any time and from time to time on such terms and in such manner as the Trustee may deem advisable, to:

- (a) Sell, convey, exchange, convert, improve, repair, partition, divide, allot, subdivide, create restrictions, easements of servitudes thereon, manage, operate, and control;
- (b) Lease for terms within or beyond the term of any Trust provided for in this Declaration and for any purpose, including exploration for and removal of gas, oil, and other minerals, and enter into any covenants and agreements relating to the property so leased or any improvements which may then or thereafter be erected on such property;
- (c) Encumber or hypothecate for any Trust purpose by mortgage, deed of trust, pledge, or otherwise;



- (d) Carry insurance of such kinds and in such amounts at the expense of the Trusts provided for in this Declaration as the Trustee may deem advisable;
- (e) Commence or defend at the expense of any Trust provided for in this Declaration such litigation with respect to any such Trust or any property of the Trust Estate as the Trustee may deem advisable and employ, for reasonable compensation payable by any such Trust, such counsel as the Trustee shall deem advisable for that purpose;
- (f) Vote, by proxy or otherwise, in such manner as Trustee may determine to be in the best interest of the Trust provided for in this Declaration, any securities having voting rights held by the Trustee pursuant to this Declaration;
- (g) Pay any assessments or other charges levied on any stock or other security held by Trustee IN TRUST pursuant to this Declaration;
- (h) Exercise or not exercise as Trustee may deem best any subscription, conversion, or other rights or options which may at any time attach, belong, or be given to the holders of any stocks, bonds, securities, or other instruments held by it IN TRUST pursuant to this Declaration;
- (i) Participate in any plans or proceedings for the foreclosure, reorganization, consolidations, merger or liquidation of any corporation or organization that has issued securities held by the Trustee IN TRUST pursuant to this Declaration, and incident to such participation to deposit securities with and transfer title or securities on such terms as Trustee may deem in the best interest of the Trust(s) to any protective or other committee established to further or defeat any such plan or proceeding;
- (j) Enforce any mortgage or deed of trust or pledge held by the Trustee IN TRUST pursuant to this Declaration and at any sale under any such mortgage, deed of trust, or pledge to bid and purchase at the expense of any Trust provided for in this Declaration any property subject to such security instrument;
- (k) Buy, sell and trade in securities of any nature, including short sales, on margin and for such purposes may maintain and operate margin accounts with brokers and may pledge any securities held or purchased by them with such brokers as securities for loans and advances made to the Trustees;
- (l) Compromise, submit to arbitration, release with or without consideration and otherwise adjust any and all claims in favor of or against any Trust provided for in this Declaration;
- (m) Subject to any limitations expressly set forth in this Declaration, and faithful performance of Trustee's fiduciary obligation, to do all such acts, take all such proceedings, and exercise all such rights and privileges as could be done, taken or exercised by an absolute owner of the Trust property.



Power to Borrow Money for Trust Purposes

Section 5.03. The Trustee shall have the power to borrow money for any Trust purpose on such terms and conditions as the Trustee may deem proper from any person, firm or corporation, including the power to borrow money on behalf of one Trust from another Trust or share of Trust provided for in this Declaration, and to obligate the Trusts, or any of them, provided for in this Declaration to repay such borrowed money.

Power to Lend Money to Trusts

Section 5.04. The Trustee is authorized to loan or advance Trustee's own funds to any Trust provided in this Declaration for any Trust purpose and to charge for such loan or advance the rate of interest that Trustee, at the time such loan or advance is made, would have charged had such loan or advance been made to a person not connected with such Trusts having a net worth equal to the value of the principal of such Trust. Any such loan or advance, together with the interest accruing on such loan or advance, shall be a first lien against the principal of the Trust to which such loan or advance is made and shall be repaid from the income or principal of such Trust as in the discretion of the Trustee appears for the best interests of such Trust and its beneficiaries.

Dealings with Estates of Trustors

Section 5.05. The Trustee is authorized to purchase securities or other property from, and to make loans and advancements from, the Trust Estate with or without security to the Executor or other representative of the Estate of the Trustor.

Manner of Holding Trust Securities

Section 5.06. The Trustee may hold securities or other property held by the Trustee IN TRUST pursuant to this Declaration in Trustee's name as Trustee under this Declaration, in Trustee's



own name without a designation showing it to be Trustee under this Declaration, in the name of Trustee's nominee, or the Trustee may hold such securities unregistered in such condition that ownership will pass by delivery.

Payment of Claims Against Trust Assets

Section 5.07. Any claims or liabilities of either Trustor's Estate which must be satisfied by Trust assets shall be paid from assets other than any death benefits which may be received by Trustee of this Trust under an Employees Trust (or under a contract purchased by an Employee's Trust) forming part of a pension, stock bonus or profit-sharing plan which qualified under the Internal Revenue Code.

Allocation of Principal and Income

Section 5.08. Except as otherwise specifically provided for in this Declaration, the Trustee or Trustees shall allocate all receipts and expenditures received or incurred by Trustee in administering the Trusts provided for in this Declaration to the income or principal of each Trust in the manner provided by the Revised Uniform Principal and Income Act in effect on the date of this Declaration in the State of California.

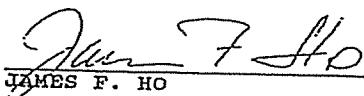


Certificate of HUSBAND and WIFE

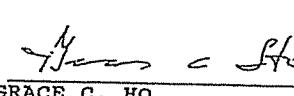
We, and each of us, certify that:

1. We, and each of us, have reviewed the foregoing Declaration of Trust;
2. The foregoing Declaration of Trust correctly states the terms and conditions under which the Trust Estate is to be held, managed, administered, and disposed of by the Trustee;
3. We, and each of us, approve such Declaration of Trust in all particulars; and
4. As the Trustees initially named in such Declaration of Trust, we, and each of us, approve the Trusts provided for in such Declaration, and agree to serve thereunder.

EXECUTED SEPTEMBER 11, 1992 at Castro Valley, County of Alameda, California.



JAMES F. HO

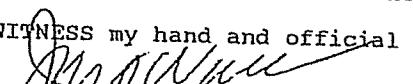


GRACE C. HO

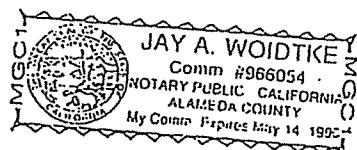
State of California)
: ss.
County of Alameda)

On SEPTEMBER 11, 1992 before me, the undersigned, a Notary Public in and for said State, personally appeared JAMES F. HO and GRACE C. HO, personally known to me (or proved to me on the basis of satisfactory evidence), to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.



JAY A. WOIDTKE, Notary Public



SECOND AMENDMENT
TO DECLARATION OF TRUST
INITIALLY CREATED SEPTEMBER 11, 1992

As authorized by Section 1.10 of the JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST, JAMES F. HO, as the surviving Trustor and Trustee, hereby amends the terms of the JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST, initially created September 11, 1992, as to Trust A which was created on the death of GRACE C. HO on January 11, 1995.

ARTICLE I, DECLARATIONS, Section 1.05, paragraph two, shall be revoked and shall be amended to read as follows:

In the event that both husband and wife should become unable or unwilling to serve or to continue to serve as Trustee or Co-Trustee before the natural termination of this Trust, then PETER C. HO is appointed Successor Trustee, to serve under this Declaration of Trust, as to TRUST A. In the event he should be unable or unwilling to act or continue to act as Successor Trustee, then DIANE S. HO and DELLA N. HO are appointed as Successor Co-Trustees, as to TRUST A. In the event either of them is unable or unwilling to act or continue to act as Successor Co-Trustee, the other of them shall act as sole Trustee of TRUST A.

ARTICLE 3, DISTRIBUTION AFTER DEATH OF FIRST TRUSTOR TO DIE, Section 3.02, shall be revoked and shall be amended to read as follows:

Upon the death of the first Trustor to die, DIANE S. HO shall act as Co-Trustee with the surviving Trustor in conjunction with the administration of TRUST B. In the event the Trustor should become unable or unwilling to act or to continue to act as Trustee as to TRUST B, then DIANE S. HO shall act as sole Trustee of TRUST B. However, in the event the Trustor should become unable or unwilling to act or to continue to act as Trustee as to TRUST A, PETER C. HO shall act as Successor Trustee as to TRUST A. In the event he should be unable or unwilling to act or continue to act as Successor Trustee, then DIANE S. HO and DELLA N. HO are appointed as Successor Co-Trustees of TRUST A. In the event either of them is unable or unwilling to act or continue to act as Successor Co-Trustee, the other of them shall act as sole Trustee of TRUST A.

SIGNATURE CLAUSE

I certify that I have read the foregoing Second Amendment to Declaration of Trust and that it correctly states the terms and conditions under which the Trust Estate is to be held,

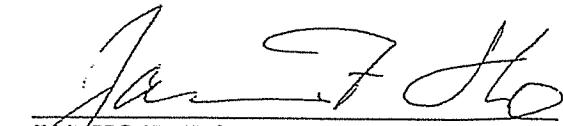
070302

1

JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED 9/11/92

managed and disposed of by the Trustee. I approve the Second Amendment to Declaration of Trust in all particulars.

July 3, 2002



JAMES F. HO,
Trustor and Trustee

ACKNOWLEDGMENT

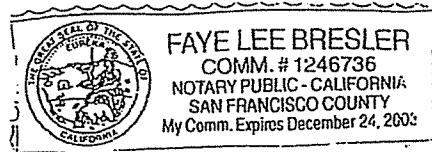
STATE OF CALIFORNIA)
)
COUNTY OF SAN FRANCISCO)

On July 3, 2002, before me, the undersigned Notary Public, personally appeared JAMES F. HO, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within Second Amendment to Declaration of Trust and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



FAYE LEE BRESLER, NOTARY PUBLIC



070302

2

JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED 9/11/92

E-MAIL 0361

E-MAIL 0362

**CERTIFICATION OF TRUST
(TRUST A UNDER THE JAMES F. HO AND
GRACE C. HO DECLARATION OF TRUST)**

Pursuant to California Probate Code Section 18100.5, the undersigned Trustee hereby certifies as follows:

1. A Declaration of Trust establishing THE JAMES F. HO AND GRACE C. HO TRUST (the "Trust") was executed on September 11, 1992, by JAMES F. HO and GRACE C. HO, as Trustors and as Trustees (the "Trust") and as to TRUST A created thereunder upon the death of GRACE C. HO, the Trust was amended by that certain Amendment to the James F. Ho and Grace C. Ho Declaration of Trust dated October 4, 1995 and was further amended by the Second Amendment to Declaration of Trust created on September 11, 1992 (collectively, as amended, the "Declaration of Trust") and is now in effect.
2. JAMES F. HO died on September 5, 2017. Pursuant to the Declaration of Trust, PETER C. HO became the currently acting Trustee of Trust A.
3. The Trust is now irrevocable.
4. Attached hereto is an excerpted copy of the Declaration of Trust, which identifies the Trustee and successor Trustee and specifies the powers of the Trustee.
5. The tax identification number of Trust A is 30-6592034.
6. The assets of Trust A should be titled as follows:
"PETER C. HO, as Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992"
7. The Trust Agreement has not been revoked, modified or amended in a manner that would cause the representations contained in this certification to be incorrect.
8. This certification is being signed by the currently acting Trustee of Trust A.

Dated: _____, 2017

PETER C. HO, Trustee

NOTICE

California Probate Code Section 18100.5(h) provides that any person refusing to accept this certification in lieu of the entire Declaration of Trust will be liable for damages, including attorney's fees, if the court determines that the person acted in bad faith.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
) ss.
COUNTY OF _____)

On _____, 2017, before me, _____, a Notary Public, personally appeared PETER C. HO, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (SEAL)

51475-00001\WorkSite\9174607.1

JAMES F. HO

AND

GRACE C. HO

DECLARATION OF TRUST

JAMES F. HO and GRACE C. HO, HUSBAND and WIFE, residents of San Mateo County, California, declare that:

ARTICLE I. DECLARATIONS

Conveyance to Trustee

Section 1.01. They have conveyed and transferred, without consideration, to the Trustee named in this Declaration all of the property listed in Exhibit "A" attached hereto and made a part hereof by reference.

Identity of Trust

Section 1.02. This initial inter vivos, revocable trust created herein shall be called THE JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST DATED SEPTEMBER 11, 1992 for the purposes of this instrument.

Identity of Trust Estate

Section 1.03. All property described in Section 1.01 above, and any other property that may hereafter be transferred or conveyed to and received by the Trustee to be held pursuant to the terms of this instrument is herein called the TRUST ESTATE and shall be held, administered and distributed by the Trustee as provided in this Declaration of Trust. The failure of the Trustors or Trustees to cause the listing or removal of listing of an asset on said Exhibit "A" shall not be determinative as to the Trust dominion and control over said asset. Form of title, beneficiary designation or contractual provisions causing or resulting in the inclusion of such asset shall be determinative.

JH

Identity HUSBAND, WIFE and Trustor

Section 1.04. As used in this Declaration of Trust:

- a) The term "HUSBAND" shall mean JAMES F. HO;
- b) The term "WIFE" shall mean GRACE C. HO;
- c) The term "Trustor" shall refer collectively to

HUSBAND and WIFE.

Designation of Trustee

Section 1.05. JAMES F. HO and GRACE C. HO are hereby designated as Co-Trustees of this LIVING TRUST created by or to be created pursuant to this Declaration of Trust. Except as otherwise provided for herein, should either JAMES F. HO or GRACE C. HO become unable because of illness, incompetency, or other cause to serve as such Co-Trustee, or should either resign as such Co-Trustee before the natural termination of the LIVING TRUST as provided for in this Declaration, the remaining Co-Trustee, HUSBAND or WIFE, shall thereafter serve as sole Trustee of this LIVING TRUST. In serving as Trustee, either HUSBAND or WIFE shall have single signatory power as to all Trust decisions.

In the event that both husband and wife should become unable or unwilling to serve or to continue to serve as Trustee or Co-Trustee before the natural termination of this Trust, then DIANE S. HO is appointed Successor Trustee, to serve under this Declaration of Trust. In the event she should be unable or unwilling to act or continue to act as Successor Trustee, then DELLA N. HO is appointed such Trustee. If she should be unable or unwilling to act or continue to act as Successor Trustee, then PETER C. HO is appointed such Trustee.

The term "Trustee" as used in this Declaration shall refer collectively to HUSBAND and WIFE so long as they shall serve as such Co-Trustees. Thereafter, the term "Trustee" shall be treated as referring to both singular and plural, to the remaining Trustees, as the circumstances provide.



ARTICLE 5. POWERS OF TRUSTEE

Retain Investments of Trustors

Section 5.01. During the joint lives of Trustors, the Trustee is authorized to retain in the Trust provided for in this Declaration for so long as the Trustee may deem advisable and in the best interests of such Trusts any property received by the Trustee from the Trustors, whether or not such property is of the character permitted by law for investment of Trust funds. After the death of the first Trustor to die, the Trustee may retain any such property in the Trusts provided for in this Declaration whether or not such property is productive of income. After the death of the Surviving Trustor, the Trustee of the resultant Trusts will have a like power, as provided for in this Section, unless limited in a previous Article.

Management of Trust Property

Section 5.02. The Trustee shall with respect to any and all property which may at any time be held by the Trustee in any Trust pursuant to this Declaration, whether such property constitutes principal or accumulated income of any Trusts provided for in this Declaration, have power, exercisable in the Trustee's discretion, at any time and from time to time on such terms and in such manner as the Trustee may deem advisable, to:

- (a) Sell, convey, exchange, convert, improve, repair, partition, divide, allot, subdivide, create restrictions, easements of servitudes thereon, manage, operate, and control;
- (b) Lease for terms within or beyond the term of any Trust provided for in this Declaration and for any purpose, including exploration for and removal of gas, oil, and other minerals, and enter into any covenants and agreements relating to the property so leased or any improvements which may then or thereafter be erected on such property;
- (c) Encumber or hypothecate for any Trust purpose by mortgage, deed of trust, pledge, or otherwise;



- (d) Carry insurance of such kinds and in such amounts at the expense of the Trusts provided for in this Declaration as the Trustee may deem advisable;
- (e) Commence or defend at the expense of any Trust provided for in this Declaration such litigation with respect to any such Trust or any property of the Trust Estate as the Trustee may deem advisable and employ, for reasonable compensation payable by any such Trust, such counsel as the Trustee shall deem advisable for that purpose;
- (f) Vote, by proxy or otherwise, in such manner as Trustee may determine to be in the best interest of the Trust provided for in this Declaration, any securities having voting rights held by the Trustee pursuant to this Declaration;
- (g) Pay any assessments or other charges levied on any stock or other security held by Trustee IN TRUST pursuant to this Declaration;
- (h) Exercise or not exercise as Trustee may deem best any subscription, conversion, or other rights or options which may at any time attach, belong, or be given to the holders of any stocks, bonds, securities, or other instruments held by it IN TRUST pursuant to this Declaration;
- (i) Participate in any plans or proceedings for the foreclosure, reorganization, consolidations, merger or liquidation of any corporation or organization that has issued securities held by the Trustee IN TRUST pursuant to this Declaration, and incident to such participation to deposit securities with and transfer title or securities on such terms as Trustee may deem in the best interest of the Trust(s) to any protective or other committee established to further or defeat any such plan or proceeding;
- (j) Enforce any mortgage or deed of trust or pledge held by the Trustee IN TRUST pursuant to this Declaration and at any sale under any such mortgage, deed of trust, or pledge to bid and purchase at the expense of any Trust provided for in this Declaration any property subject to such security instrument;
- (k) Buy, sell and trade in securities of any nature, including short sales, on margin and for such purposes may maintain and operate margin accounts with brokers and may pledge any securities held or purchased by them with such brokers as securities for loans and advances made to the Trustees;
- (l) Compromise, submit to arbitration, release with or without consideration and otherwise adjust any and all claims in favor of or against any Trust provided for in this Declaration;
- (m) Subject to any limitations expressly set forth in this Declaration, and faithful performance of Trustee's fiduciary obligation, to do all such acts, take all such proceedings, and exercise all such rights and privileges as could be done, taken or exercised by an absolute owner of the Trust property.



Power to Borrow Money for Trust Purposes

Section 5.03. The Trustee shall have the power to borrow money for any Trust purpose on such terms and conditions as the Trustee may deem proper from any person, firm or corporation, including the power to borrow money on behalf of one Trust from another Trust or share of Trust provided for in this Declaration, and to obligate the Trusts, or any of them, provided for in this Declaration to repay such borrowed money.

Power to Lend Money to Trusts

Section 5.04. The Trustee is authorized to loan or advance Trustee's own funds to any Trust provided in this Declaration for any Trust purpose and to charge for such loan or advance the rate of interest that Trustee, at the time such loan or advance is made, would have charged had such loan or advance been made to a person not connected with such Trusts having a net worth equal to the value of the principal of such Trust. Any such loan or advance, together with the interest accruing on such loan or advance, shall be a first lien against the principal of the Trust to which such loan or advance is made and shall be repaid from the income or principal of such Trust as in the discretion of the Trustee appears for the best interests of such Trust and its beneficiaries.

Dealings with Estates of Trustors

Section 5.05. The Trustee is authorized to purchase securities or other property from, and to make loans and advancements from, the Trust Estate with or without security to the Executor or other representative of the Estate of the Trustor.

Manner of Holding Trust Securities

Section 5.06. The Trustee may hold securities or other property held by the Trustee IN TRUST pursuant to this Declaration in Trustee's name as Trustee under this Declaration, in Trustee's



own name without a designation showing it to be Trustee under this Declaration, in the name of Trustee's nominee, or the Trustee may hold such securities unregistered in such condition that ownership will pass by delivery.

Payment of Claims Against Trust Assets

Section 5.07. Any claims or liabilities of either Trustor's Estate which must be satisfied by Trust assets shall be paid from assets other than any death benefits which may be received by Trustee of this Trust under an Employees Trust (or under a contract purchased by an Employee's Trust) forming part of a pension, stock bonus or profit-sharing plan which qualified under the Internal Revenue Code.

Allocation of Principal and Income

Section 5.08. Except as otherwise specifically provided for in this Declaration, the Trustee or Trustees shall allocate all receipts and expenditures received or incurred by Trustee in administering the Trusts provided for in this Declaration to the income or principal of each Trust in the manner provided by the Revised Uniform Principal and Income Act in effect on the date of this Declaration in the State of California.

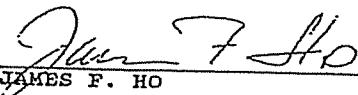


Certificate of HUSBAND and WIFE

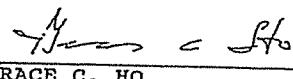
We, and each of us, certify that:

1. We, and each of us, have reviewed the foregoing Declaration of Trust;
2. The foregoing Declaration of Trust correctly states the terms and conditions under which the Trust Estate is to be held, managed, administered, and disposed of by the Trustee;
3. We, and each of us, approve such Declaration of Trust in all particulars; and
4. As the Trustees initially named in such Declaration of Trust, we, and each of us, approve the Trusts provided for in such Declaration, and agree to serve thereunder.

EXECUTED SEPTEMBER 11, 1992 at Castro Valley, County of Alameda, California.



JAMES F. HO

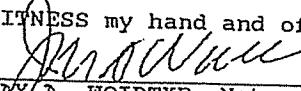


GRACE C. HO

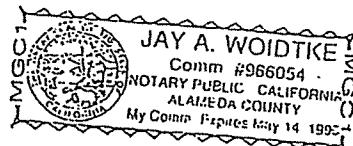
State of California)
: ss.
County of Alameda)

On SEPTEMBER 11, 1992 before me, the undersigned, a Notary Public in and for said State, personally appeared JAMES F. HO and GRACE C. HO, personally known to me (or proved to me on the basis of satisfactory evidence), to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.



JAY A. WOIDTKE, Notary Public





E-MAIL 0371

SECOND AMENDMENT
TO DECLARATION OF TRUST
INITIALLY CREATED SEPTEMBER 11, 1992

As authorized by Section 1.10 of the JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST, JAMES F. HO, as the surviving Trustor and Trustee, hereby amends the terms of the JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST, initially created September 11, 1992, as to Trust A which was created on the death of GRACE C. HO on January 11, 1995.

ARTICLE I, DECLARATIONS, Section 1.05, paragraph two, shall be revoked and shall be amended to read as follows:

In the event that both husband and wife should become unable or unwilling to serve or to continue to serve as Trustee or Co-Trustee before the natural termination of this Trust, then PETER C. HO is appointed Successor Trustee, to serve under this Declaration of Trust, as to TRUST A. In the event he should be unable or unwilling to act or continue to act as Successor Trustee, then DIANE S. HO and DELLA N. HO are appointed as Successor Co-Trustees, as to TRUST A. In the event either of them is unable or unwilling to act or continue to act as Successor Co-Trustee, the other of them shall act as sole Trustee of TRUST A.

ARTICLE 3, DISTRIBUTION AFTER DEATH OF FIRST TRUSTOR TO DIE, Section 3.02, shall be revoked and shall be amended to read as follows:

Upon the death of the first Trustor to die, DIANE S. HO shall act as Co-Trustee with the surviving Trustor in conjunction with the administration of TRUST B. In the event the Trustor should become unable or unwilling to act or to continue to act as Trustee as to TRUST B, then DIANE S. HO shall act as sole Trustee of TRUST B. However, in the event the Trustor should become unable or unwilling to act or to continue to act as Trustee as to TRUST A, PETER C. HO shall act as Successor Trustee as to TRUST A. In the event he should be unable or unwilling to act or continue to act as Successor Trustee, then DIANE S. HO and DELLA N. HO are appointed as Successor Co-Trustees of TRUST A. In the event either of them is unable or unwilling to act or continue to act as Successor Co-Trustee, the other of them shall act as sole Trustee of TRUST A.

SIGNATURE CLAUSE

I certify that I have read the foregoing Second Amendment to Declaration of Trust and that it correctly states the terms and conditions under which the Trust Estate is to be held,

070302

1

JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED 9/11/92

managed and disposed of by the Trustee. I approve the Second Amendment to Declaration of Trust in all particulars.

July 3, 2002


JAMES F. HO,
Trustor and Trustee

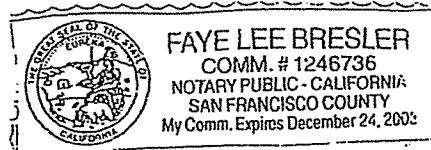
ACKNOWLEDGMENT

STATE OF CALIFORNIA)
)
COUNTY OF SAN FRANCISCO)

On July 3, 2002, before me, the undersigned Notary Public, personally appeared JAMES F. HO, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within Second Amendment to Declaration of Trust and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.


FAYE LEE BRESLER, NOTARY PUBLIC



070302

2

JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED 9/11/92

E-MAIL 0373

E-MAIL 0374

**CERTIFICATION OF TRUST
(TRUST A UNDER THE JAMES F. HO AND
GRACE C. HO DECLARATION OF TRUST)**

Pursuant to California Probate Code Section 18100.5, the undersigned Trustee hereby certifies as follows:

1. A Declaration of Trust establishing THE JAMES F. HO AND GRACE C. HO TRUST (the "Trust") was executed on September 11, 1992, by JAMES F. HO and GRACE C. HO, as Trustees and as Trustees (the "Trust") and as to TRUST A created thereunder upon the death of GRACE C. HO, the Trust was amended by that certain Amendment to the James F. Ho and Grace C. Ho Declaration of Trust dated October 4, 1995 and was further amended by the Second Amendment to Declaration of Trust created on September 11, 1992 (collectively, as amended, the "Declaration of Trust") and is now in effect.
2. JAMES F. HO died on September 5, 2017. Pursuant to the Declaration of Trust, PETER C. HO became the currently acting Trustee of Trust A.
3. The Trust is now irrevocable.
4. Attached hereto is an excerpted copy of the Declaration of Trust, which identifies the Trustee and successor Trustee and specifies the powers of the Trustee.
5. The tax identification number of Trust A is 30-6592034.
6. The assets of Trust A should be titled as follows:

"PETER C. HO, as Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992"

7. The Trust Agreement has not been revoked, modified or amended in a manner that would cause the representations contained in this certification to be incorrect.
8. This certification is being signed by the currently acting Trustee of Trust A.

Dated: _____, 2017

PETER C. HO, Trustee

NOTICE

California Probate Code Section 18100.5(h) provides that any person refusing to accept this certification in lieu of the entire Declaration of Trust will be liable for damages, including attorney's fees, if the court determines that the person acted in bad faith.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
)
COUNTY OF _____)

On _____, 2017, before me, _____, a Notary Public, personally appeared PETER C. HO, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____(SEAL)

51475-00001\WorkSite\9174607.1

JAMES F. HO

AND

GRACE C. HO

DECLARATION OF TRUST

JAMES F. HO and GRACE C. HO, HUSBAND and WIFE, residents of San Mateo County, California, declare that:

ARTICLE I. DECLARATIONS

Conveyance to Trustee

Section 1.01. They have conveyed and transferred, without consideration, to the Trustee named in this Declaration all of the property listed in Exhibit "A" attached hereto and made a part hereof by reference.

Identity of Trust

Section 1.02. This initial inter vivos, revocable trust created herein shall be called THE JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST DATED SEPTEMBER 11, 1992 for the purposes of this instrument.

Identity of Trust Estate

Section 1.03. All property described in Section 1.01 above, and any other property that may hereafter be transferred or conveyed to and received by the Trustee to be held pursuant to the terms of this instrument is herein called the TRUST ESTATE and shall be held, administered and distributed by the Trustee as provided in this Declaration of Trust. The failure of the Trustors or Trustees to cause the listing or removal of listing of an asset on said Exhibit "A" shall not be determinative as to the Trust dominion and control over said asset. Form of title, beneficiary designation or contractual provisions causing or resulting in the inclusion of such asset shall be determinative.

JH *JL*

Identity HUSBAND, WIFE and Trustor

Section 1.04. As used in this Declaration of Trust:

- a) The term "HUSBAND" shall mean JAMES F. HO;
- b) The term "WIFE" shall mean GRACE C. HO;
- c) The term "Trustor" shall refer collectively to HUSBAND and WIFE.

Designation of Trustee

Section 1.05. JAMES F. HO and GRACE C. HO are hereby designated as Co-Trustees of this LIVING TRUST created by or to be created pursuant to this Declaration of Trust. Except as otherwise provided for herein, should either JAMES F. HO or GRACE C. HO become unable because of illness, incompetency, or other cause to serve as such Co-Trustee, or should either resign as such Co-Trustee before the natural termination of the LIVING TRUST as provided for in this Declaration, the remaining Co-Trustee, HUSBAND or WIFE, shall thereafter serve as sole Trustee of this LIVING TRUST. In serving as Trustee, either HUSBAND or WIFE shall have single signatory power as to all Trust decisions.

In the event that both husband and wife should become unable or unwilling to serve or to continue to serve as Trustee or Co-Trustee before the natural termination of this Trust, then DIANE S. HO is appointed Successor Trustee, to serve under this Declaration of Trust. In the event she should be unable or unwilling to act or continue to act as Successor Trustee, then DELLA N. HO is appointed such Trustee. If she should be unable or unwilling to act or continue to act as Successor Trustee, then PETER C. HO is appointed such Trustee.

The term "Trustee" as used in this Declaration shall refer collectively to HUSBAND and WIFE so long as they shall serve as such Co-Trustees. Thereafter, the term "Trustee" shall be treated as referring to both singular and plural, to the remaining Trustees, as the circumstances provide.

JH

ARTICLE 5. POWERS OF TRUSTEE

Retain Investments of Trustors

Section 5.01. During the joint lives of Trustors, the Trustee is authorized to retain in the Trust provided for in this Declaration for so long as the Trustee may deem advisable and in the best interests of such Trusts any property received by the Trustee from the Trustors, whether or not such property is of the character permitted by law for investment of Trust funds. After the death of the first Trustor to die, the Trustee may retain any such property in the Trusts provided for in this Declaration whether or not such property is productive of income. After the death of the Surviving Trustor, the Trustee of the resultant Trusts will have a like power, as provided for in this Section, unless limited in a previous Article.

Management of Trust Property

Section 5.02. The Trustee shall with respect to any and all property which may at any time be held by the Trustee in any Trust pursuant to this Declaration, whether such property constitutes principal or accumulated income of any Trusts provided for in this Declaration, have power, exercisable in the Trustee's discretion, at any time and from time to time on such terms and in such manner as the Trustee may deem advisable, to:

- (a) Sell, convey, exchange, convert, improve, repair, partition, divide, allot, subdivide, create restrictions, easements of servitudes thereon, manage, operate, and control;
- (b) Lease for terms within or beyond the term of any Trust provided for in this Declaration and for any purpose, including exploration for and removal of gas, oil, and other minerals, and enter into any covenants and agreements relating to the property so leased or any improvements which may then or thereafter be erected on such property;
- (c) Encumber or hypothecate for any Trust purpose by mortgage, deed of trust, pledge, or otherwise;

JF *JH*

- (d) Carry insurance of such kinds and in such amounts at the expense of the Trusts provided for in this Declaration as the Trustee may deem advisable;
- (e) Commence or defend at the expense of any Trust provided for in this Declaration such litigation with respect to any such Trust or any property of the Trust Estate as the Trustee may deem advisable and employ, for reasonable compensation payable by any such Trust, such counsel as the Trustee shall deem advisable for that purpose;
- (f) Vote, by proxy or otherwise, in such manner as Trustee may determine to be in the best interest of the Trust provided for in this Declaration, any securities having voting rights held by the Trustee pursuant to this Declaration;
- (g) Pay any assessments or other charges levied on any stock or other security held by Trustee IN TRUST pursuant to this Declaration;
- (h) Exercise or not exercise as Trustee may deem best any subscription, conversion, or other rights or options which may at any time attach, belong, or be given to the holders of any stocks, bonds, securities, or other instruments held by it IN TRUST pursuant to this Declaration;
- (i) Participate in any plans or proceedings for the foreclosure, reorganization, consolidations, merger or liquidation of any corporation or organization that has issued securities held by the Trustee IN TRUST pursuant to this Declaration, and incident to such participation to deposit securities with and transfer title or securities on such terms as Trustee may deem in the best interest of the Trust(s) to any protective or other committee established to further or defeat any such plan or proceeding;
- (j) Enforce any mortgage or deed of trust or pledge held by the Trustee IN TRUST pursuant to this Declaration and at any sale under any such mortgage, deed of trust, or pledge to bid and purchase at the expense of any Trust provided for in this Declaration any property subject to such security instrument;
- (k) Buy, sell and trade in securities of any nature, including short sales, on margin and for such purposes may maintain and operate margin accounts with brokers and may pledge any securities held or purchased by them with such brokers as securities for loans and advances made to the Trustees;
- (l) Compromise, submit to arbitration, release with or without consideration and otherwise adjust any and all claims in favor of or against any Trust provided for in this Declaration;
- (m) Subject to any limitations expressly set forth in this Declaration, and faithful performance of Trustee's fiduciary obligation, to do all such acts, take all such proceedings, and exercise all such rights and privileges as could be done, taken or exercised by an absolute owner of the Trust property.



Power to Borrow Money for Trust Purposes

Section 5.03. The Trustee shall have the power to borrow money for any Trust purpose on such terms and conditions as the Trustee may deem proper from any person, firm or corporation, including the power to borrow money on behalf of one Trust from another Trust or share of Trust provided for in this Declaration, and to obligate the Trusts, or any of them, provided for in this Declaration to repay such borrowed money.

Power to Lend Money to Trusts

Section 5.04. The Trustee is authorized to loan or advance Trustee's own funds to any Trust provided in this Declaration for any Trust purpose and to charge for such loan or advance the rate of interest that Trustee, at the time such loan or advance is made, would have charged had such loan or advance been made to a person not connected with such Trusts having a net worth equal to the value of the principal of such Trust. Any such loan or advance, together with the interest accruing on such loan or advance, shall be a first lien against the principal of the Trust to which such loan or advance is made and shall be repaid from the income or principal of such Trust as in the discretion of the Trustee appears for the best interests of such Trust and its beneficiaries.

Dealings with Estates of Trustors

Section 5.05. The Trustee is authorized to purchase securities or other property from, and to make loans and advancements from, the Trust Estate with or without security to the Executor or other representative of the Estate of the Trustor.

Manner of Holding Trust Securities

Section 5.06. The Trustee may hold securities or other property held by the Trustee IN TRUST pursuant to this Declaration in Trustee's name as Trustee under this Declaration, in Trustee's



own name without a designation showing it to be Trustee under this Declaration, in the name of Trustee's nominee, or the Trustee may hold such securities unregistered in such condition that ownership will pass by delivery.

Payment of Claims Against Trust Assets

Section 5.07. Any claims or liabilities of either Trustor's Estate which must be satisfied by Trust assets shall be paid from assets other than any death benefits which may be received by Trustee of this Trust under an Employees Trust (or under a contract purchased by an Employee's Trust) forming part of a pension, stock bonus or profit-sharing plan which qualified under the Internal Revenue Code.

Allocation of Principal and Income

Section 5.08. Except as otherwise specifically provided for in this Declaration, the Trustee or Trustees shall allocate all receipts and expenditures received or incurred by Trustee in administering the Trusts provided for in this Declaration to the income or principal of each Trust in the manner provided by the Revised Uniform Principal and Income Act in effect on the date of this Declaration in the State of California.

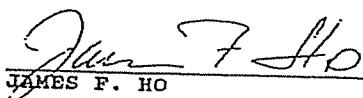
AS JK

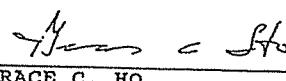
Certificate of HUSBAND and WIFE

We, and each of us, certify that:

1. We, and each of us, have reviewed the foregoing Declaration of Trust;
2. The foregoing Declaration of Trust correctly states the terms and conditions under which the Trust Estate is to be held, managed, administered, and disposed of by the Trustee;
3. We, and each of us, approve such Declaration of Trust in all particulars; and
4. As the Trustees initially named in such Declaration of Trust, we, and each of us, approve the Trusts provided for in such Declaration, and agree to serve thereunder.

EXECUTED SEPTEMBER 11, 1992 at Castro Valley, County of Alameda, California.

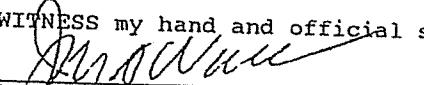

JAMES F. HO

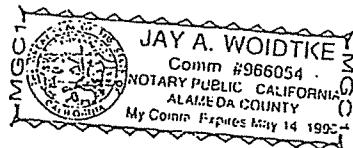

GRACE C. HO

State of California)
: ss.
County of Alameda)

On SEPTEMBER 11, 1992 before me, the undersigned, a Notary Public in and for said State, personally appeared JAMES F. HO and GRACE C. HO, personally known to me (or proved to me on the basis of satisfactory evidence), to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.


JAY A. WOIDTKE, Notary Public



SECOND AMENDMENT
TO DECLARATION OF TRUST
INITIALLY CREATED SEPTEMBER 11, 1992

As authorized by Section 1.10 of the JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST, JAMES F. HO, as the surviving Trustor and Trustee, hereby amends the terms of the JAMES F. HO AND GRACE C. HO DECLARATION OF TRUST, initially created September 11, 1992, as to Trust A which was created on the death of GRACE C. HO on January 11, 1995.

ARTICLE I, DECLARATIONS, Section 1.05, paragraph two, shall be revoked and shall be amended to read as follows:

In the event that both husband and wife should become unable or unwilling to serve or to continue to serve as Trustee or Co-Trustee before the natural termination of this Trust, then PETER C. HO is appointed Successor Trustee, to serve under this Declaration of Trust, as to TRUST A. In the event he should be unable or unwilling to act or continue to act as Successor Trustee, then DIANE S. HO and DELLA N. HO are appointed as Successor Co-Trustees, as to TRUST A. In the event either of them is unable or unwilling to act or continue to act as Successor Co-Trustee, the other of them shall act as sole Trustee of TRUST A.

ARTICLE 3, DISTRIBUTION AFTER DEATH OF FIRST TRUSTOR TO DIE, Section 3.02, shall be revoked and shall be amended to read as follows:

Upon the death of the first Trustor to die, DIANE S. HO shall act as Co-Trustee with the surviving Trustor in conjunction with the administration of TRUST B. In the event the Trustor should become unable or unwilling to act or to continue to act as Trustee as to TRUST B, then DIANE S. HO shall act as sole Trustee of TRUST B. However, in the event the Trustor should become unable or unwilling to act or to continue to act as Trustee as to TRUST A, PETER C. HO shall act as Successor Trustee as to TRUST A. In the event he should be unable or unwilling to act or continue to act as Successor Trustee, then DIANE S. HO and DELLA N. HO are appointed as Successor Co-Trustees of TRUST A. In the event either of them is unable or unwilling to act or continue to act as Successor Co-Trustee, the other of them shall act as sole Trustee of TRUST A.

SIGNATURE CLAUSE

I certify that I have read the foregoing Second Amendment to Declaration of Trust and that it correctly states the terms and conditions under which the Trust Estate is to be held,

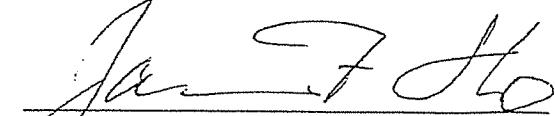
070302

1

JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED 9/11/92

managed and disposed of by the Trustee. I approve the Second Amendment to Declaration of Trust in all particulars.

July 3, 2002


JAMES F. HO,
Trustor and Trustee

ACKNOWLEDGMENT

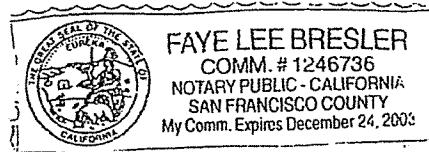
STATE OF CALIFORNIA)
)
COUNTY OF SAN FRANCISCO)

On July 3, 2002, before me, the undersigned Notary Public, personally appeared JAMES F. HO, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within Second Amendment to Declaration of Trust and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



FAYE LEE BRESLER, NOTARY PUBLIC



070302

2

JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED 9/11/92

E-MAIL 0385



Peter Ho <peter.ho@gmail.com>

Amended Petition

9 messages

John Minton <jminton@ayhmh.com> Mon, Nov 13, 2017 at 5:28 PM
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Attached is a redline showing the changes made to the Amended Petition since the last version I sent to you. Please send any comments or questions – or authorization to file.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road **650.212.5900**
 Burlingame, CA 94010 650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Amended Petition (Redline).pdf
263K

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Tue, Nov 14, 2017 at 1:09 PM

Dear John,

I have a few comments and questions about the amended petition and interrogatories. Of course you have a plan of when, where, and whether to use these facts or not.

Amended Petition

Item 47 "Peter was aware that around this time Debby had been pressuring James to

E-MAIL 0386

lend her funds to purchase a home, which she would repay on his death or before.”

Debby stated the specifics of loan repayment.

1. In February 2017 on several occasions, Debby specifically told Peter that she can sell [1319 Brewster, El Cerrito](#), stating in her own words. “Brewster has more than enough equity to repay the 1.1 million loan.” She also offered talking to a lawyer and putting a lien on 1319 Brewster. At this time, Debby correctly thought none of knew about the \$67,050 earnest money and that she can get away with stealing it. Peter later found out and mentioned the check in July, to which she replied, “Oh, yeah.”
2. On July 11 at the Thai restaurant, Debby said to Peter for the FIRST time that James changed his mind and gifted her the 1.2 million, but Peter immediately asked James, who confirmed right then and there that the 1.2 million it is NOT a gift but a loan. [Details contained in Timeline spreadsheet.]
3. On July 21, Debby neither denies nor confirms her promised lien on her El Cerrito house to both Della and Peter, but insists that the 1.2 million is a gift.
4. In her August 21 interview with John Martin, Debby states in Martin’s handwritten notes, “once she sells the house she would pay it back but he wanted to make it an outright gift.”
5. On August 25, Debby texted us all that she would sell 229 Fulton and return the money to us.

From the subpoenaed documents from Sterling Bank, Debby’s mortgage application says that the amount of equity in 1319 Brewster is approximately \$800,000, which is significantly less than 1.2 million. What about the balance of the loan? Nothing adds up. These facts confirm Debby’s manipulation tactics and how she operates with the world. She lies through her teeth telling different people different lies, with absolutely no intention to carry through with anything that is not beneficial to her.

Interrogatories

Is there any money that you, Debby, owe James at the time of his death?

Thus far, from information on James’ checks and Debby’s checks written in 2016, we see several thousand dollars of check loans that are unpaid.

In (4) above, which house did Debby intend to sell to repay the loan?

From the context, it can only be either Brewster or McCollum and neither has enough equity to repay the loan unless she sells both. Until July 2017, it cannot be that she would sell 229 Fulton, because she told everyone (including Della and Peter) that was her dream house and she intended to live there forever.

As we all know, Debby used James as a Sugar Daddy to extract money from him.

She received money for services in the amount of approximately \$10-15K per year, some years a lot more. We will need to see her tax returns to see if she reported this income and for what services. If she did not report this income, I personally would like to know what that money was for (lots of checks with amounts ranging from \$100 - \$1,000).

Questions

1) In the course of the lawsuit, how many interrogatories and admissions do we expect to send in addition to this first set? Is the goal to get this first set as complete as possible?

E-MAIL 0387

2) As we find more things in discovery or along the way, or even after Debby's deposition, can we depose her again? (We might get more Christmas presents after Christmas.)

Best,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Tue, Nov 14, 2017 at 4:08 PM

Hi Shan-Yuan –

Thank you for your email. Regarding paragraph 47 in the Amended Petition, yes, I am aware of those facts from the Timeline, but it is helpful to see them again. For the Amended Petition, I think it is best to avoid getting into these facts. Certainly this is ripe terrain for Debby's deposition.

Regarding the interrogatories, we will add the two areas you note.

Regarding your questions at the end of your email – first, we can send as many sets of discovery as we feel are necessary to get our questions answered. (There is a technical limitation on the number of Special Interrogatories and Requests for Admission one is allowed to serve (35 of each), but parties frequently exceed this number and are allowed to do so unless the requests rise to the level of harassment.) Typically the first set will be fairly comprehensive, but it doesn't need to be complete – we can leave areas for later.

In terms of Debby's deposition, we are limited to one full day of deposition, which is why we want to gather all information that is out there relevant to the issues in our case before we take her deposition. In some cases, when the factual issues are extensive enough, a court can grant further deposition time. I think the probate judge would very likely give that to us here. That is so readily apparent that Jeff Loew probably would not object to our saying we will take a second day of deposition for Debby, and even a third day if necessary. Three days of deposition testimony is a lot, but I have seen it happen in other cases.

Back to the Amended Petition – are we clear to file?

Best,

John

John D. Minton

E-MAIL 0388

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1584002923729979572&simpl=msg-f%3A15840029...> 3/7



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Tuesday, November 14, 2017 1:09 PM
To: John Minton
Cc: Peter C. Ho; Della Lau
Subject: Re: Amended Petition

Dear John,

I have a few comments and questions about the amended petition and interrogatories. Of course you have a plan of when, where, and whether to use these facts or not.

Amended Petition

Item 47 "Peter was aware that around this time Debby had been pressuring James to lend her funds to purchase a home, which she would repay on his death or before." Debby stated the specifics of loan repayment.

1. In February 2017 on several occasions, Debby specifically told Peter that she can sell [1319 Brewster, El Cerrito](#), stating in her own words. "Brewster has more than enough equity to repay the 1.1 million loan." She also offered talking to a lawyer and putting a lien on 1319 Brewster. At this time, Debby correctly thought none of knew about the \$67,050 earnest money and that she can get away with stealing it. Peter later found out and mentioned the check in July, to which she replied, "Oh, yeah."
2. On July 11 at the Thai restaurant, Debby said to Peter for the FIRST time that James changed his mind and gifted her the 1.2 million, but Peter immediately asked James, who confirmed right then and there that the 1.2 million it is NOT a gift but a loan. [Details contained in Timeline spreadsheet.]
3. On July 21, Debby neither denies nor confirms her promised lien on her El Cerrito house to both Della and Peter, but insists that the 1.2 million is a gift.
4. In her August 21 interview with John Martin, Debby states in Martin's handwritten notes, "once she sells the house she would pay it back but he wanted to make it an outright gift."
5. On August 25, Debby texted us all that she would sell 229 Fulton and return the money to us.

From the subpoenaed documents from Sterling Bank, Debby's mortgage application says that the amount of equity in 1319 Brewster is approximately \$800,000, which is significantly less than 1.2 million. What about the balance of the loan? Nothing adds up. These facts confirm Debby's manipulation tactics and how she operates with the world. She lies through her teeth telling different people different lies, with absolutely no intention to carry through with anything that is not beneficial to her.

E-MAIL 0389

Interrogatories

Is there any money that you, Debby, owe James at the time of his death?

Thus far, from information on James' checks and Debby's checks written in 2016, we see several thousand dollars of check loans that are unpaid.

In (4) above, which house did Debby intend to sell to repay the loan?

From the context, it can only be either Brewster or McCollum and neither has enough equity to repay the loan unless she sells both. Until July 2017, it cannot be that she would sell 229 Fulton, because she told everyone (including Della and Peter) that was her dream house and she intended to live there forever.

As we all know, Debby used James as a Sugar Daddy to extract money from him.

She received money for services in the amount of approximately \$10-15K per year, some years a lot more. We will need to see her tax returns to see if she reported this income and for what services. If she did not report this income, I personally would like to know what that money was for (lots of checks with amounts ranging from \$100 - \$1,000).

Questions

1) In the course of the lawsuit, how many interrogatories and admissions do we expect to send in addition to this first set? Is the goal to get this first set as complete as possible?

2) As we find more things in discovery or along the way, or even after Debby's deposition, can we depose her again? (We might get more Christmas presents after Christmas.)

Best,
Shan-Yuan

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Nov 14, 2017 at 4:10 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: John Minton <jminton@ayhmh.com>, Della Lau <DellaLau@launet.com>

Dear John,

For my sister's item (3) related to the Amended Petition, there is a lot more to that conversation where Debby admits it was a loan at first which changed to a gift, but we are still in the process of translating the audio tapes (to be completed by the weekend--sorry for the delay).

If there are any changes, we'll just take one quick look before filing. If you don't think any more changes are necessary, please proceed with filing.

Thanks,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Nov 14, 2017 at 4:15 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear John,

Yes, we are clear to file the Amended Petition.

Thanks,

E-MAIL 0390

7/28/2020

Gmail - Amended Petition

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Nov 14, 2017 at 4:16 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thanks, Peter.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Nov 14, 2017 at 5:10 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Attached are revised Special Interrogatories with the additional subject areas added. Should we expect additional suggestions with respect to the Special Interrogatories (and/or the Requests for Admissions, the Requests for Production of Documents or the Form Interrogatories)?

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

 **Ho_ First Set of Special Rogs to Debby.DOCX**
27K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Tue, Nov 14, 2017 at 5:37 PM

Hi John,

Yes, we are working on them. Also, after you read the transcripts of the recordings we will complete this weekend, you will probably want to add more requests.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Tue, Nov 14, 2017 at 5:41 PM

Got it, thanks.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0392



Peter Ho <peter.ho@gmail.com>

Estate of James F. Ho ~ Ho vs. Chang [IWOV-WorkSite.FID72092]

14 messages

Carol Loza <cloza@ayhmh.com>

Mon, Nov 13, 2017 at 4:53 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

This is the first of several emails I will send you this afternoon transmitting the Pierre Malak records for 2008, 2013, 2016 and 2017.

Attached please find the Pierre Malak records for 2008.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Malak Records (2008).PDF
1213K

Carol Loza <cloza@ayhmh.com>

Mon, Nov 13, 2017 at 4:54 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

E-MAIL 0393

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1584000705967493239&simpl=msg-f%3A15840007...> 1/4

Here is Part 1 of 2 re the 2013 records from Pierre Malak.

[Quoted text hidden]

 **Ho_ Malak Records (2013)_Part1.pdf**
5113K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 4:57 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau
<DellaLau@launet.com>

Here is Part 1 of 4 re the 2016 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Malak Records (2016)_Part1.pdf**
5092K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 4:58 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau
<DellaLau@launet.com>

Here is Part 2 of 4 re the 2016 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Malak Records (2016)_Part2.pdf**
5069K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 4:59 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau
<DellaLau@launet.com>

Here is Part 3 of 4 re the 2016 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Malak Records (2016)_Part3.pdf**
4945K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 5:03 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau
<DellaLau@launet.com>

Here is Part 1 re the 2017 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 1 of 2_Part1.pdf**
4953K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 5:04 PM
E-MAIL 0394
<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1584000705967493239&simpl=msg-f%3A15840007...> 2/4

7/28/2020

Gmail - Estate of James F. Ho ~ Ho vs. Chang [IWOV-WorkSite.FID72092]

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 2 of the 2017 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 1 of 2_Part2.pdf**
4978K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 5:05 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 3 of the 2017 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 1 of 2_Part3.pdf**
5077K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 5:07 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 4 of the 2017 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 1 of 2_Part4.pdf**
5103K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 5:08 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 5 of the 2017 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 1 of 2_Part5.pdf**
809K

Carol Loza <cloza@ayhmh.com> Mon, Nov 13, 2017 at 5:09 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 6 of the 2017 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 2 of 2_Part1.pdf**
5064K

E-MAIL 0395

Carol Loza <cloza@ayhmh.com>

Mon, Nov 13, 2017 at 5:10 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 7 of the 2017 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 2 of 2_Part2.pdf**

4980K

Carol Loza <cloza@ayhmh.com>

Mon, Nov 13, 2017 at 5:11 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 8 of the 2017 Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 2 of 2_Part3.pdf**

5083K

Carol Loza <cloza@ayhmh.com>

Mon, Nov 13, 2017 at 5:17 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 2 of the 2013 Pierre Malak records ... I just noticed that I inadvertently failed to attach the records last time.

My apologies ...

[Quoted text hidden]

 **Ho_ Malak Records (2013)_Part2.pdf**

3431K



Peter Ho <peter.ho@gmail.com>

Estate of James F. Ho ~ Ho vs. Chang

3 messages

Carol Loza <cloza@ayhmh.com>

Mon, Nov 13, 2017 at 4:56 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 2 of 2 re the 2013 Pierre Malak records ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Carol Loza <cloza@ayhmh.com>

Mon, Nov 13, 2017 at 5:00 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 4 of 4 re the 2016 Pierre Malak records.

[Quoted text hidden]

Ho_Malak Records (2016)_Part4.pdf
4760K

Carol Loza <cloza@ayhmh.com>

Mon, Nov 13, 2017 at 5:14 PM

E-MAIL 0397

7/28/2020

Gmail - Estate of James F. Ho ~ Ho vs. Chang

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Here is Part 9 of the 2017 Pierre Malak records ... This is the final email transmitting the Pierre Malak records.

[Quoted text hidden]

 **Ho_ Pierre Malak Records (2017) 2 of 2_Part4.pdf**
4733K



Peter Ho <peter.ho@gmail.com>

Old Republic Document

1 message

John Minton <jminton@ayhmh.com>

Wed, Nov 15, 2017 at 2:08 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Further to Shan-Yuan's comment yesterday about the gifts that keep on giving, we received the Old Republic production today. It is being organized and Carol will forward it as soon as she can. However, I couldn't help but share the attached document. Note what Debby has to say about her occupation.

On another note, the Amended Petition is being filed as we speak. It will be mailed to Jeff Loew today. We'll send you a copy of your records when it is back from court. The recording of the lis pendens will happen in LA tomorrow or Friday at the latest.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Old Republic Doc.pdf
88K

E-MAIL 0399



Peter Ho <peter.ho@gmail.com>

Amended Petition/Lis Pendens

6 messages

John Minton <jminton@ayhmh.com>

Thu, Nov 16, 2017 at 1:27 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Attached for your records are copies of the Amended Petition and Lis Pendens, which were both filed yesterday. The Lis Pendens will be recorded today in LA.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho_ Amended Petition for Return of Trust Property, etc..pdf
 2198K

Ho - Notice of Pendency of Action (L.A. Property - for Recording).pdf
 149K

John Minton <jminton@ayhmh.com>

Thu, Nov 16, 2017 at 3:36 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

E-MAIL 0400

Attached is the recorded copy of the Lis Pendens filed in LA today.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

 **Ho_ Notice of Pendency of Action (Recorded in Los Angeles).pdf**
164K

John Minton <jminton@ayhmh.com>

Thu, Nov 16, 2017 at 3:38 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

By "filed," of course I meant "recorded."

Best,

John

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Nov 19, 2017 at 7:55 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear John,

We are back working hard on the tape translations of 7/21/17 (Debby, Peter, Della) on and 8/11/17 (Debby, Della, dad. Steve).

We are also still working on questions, comments, etc. on the subpoenaed documents and will forward those to you as soon as possible.

E-MAIL 0401

Thank you for sending us the preview of Debby's status (her work and marital status changes continuously) ahead of Carol's compilation of Old Republic subpoenaed documents.

Debby's daughter has listed 229 Fulton for rent today.

We all have a very general question gnawing our minds. Is there any chance that Debby and Jeff Lowe can wiggle out of the forged gift letter of \$1,167,050 on 3/9/17, which Debby signed? A sample of our father's signature file is attached.

Thank you for filing the Lis Pendens on McCollum. There is some information which I would like to bring to your attention.

Most of it is contained in our audio tapes which are in the process of transcription. In the family pow-wow on 9/2/17,

Rita states that there is \$80K left in the down payment of McCollum that her mother owes our father, in which the deal is that if Debby dies first,

James wants it back and if James dies first, then Debby can keep it. I stated that our father wanted it all back now.

They did not contest what I said. In addition to this \$80K, we are claiming a 50% interest in McCollum, so we are asking what you think of the following move.

James was an active 50% owner of McCollum until he filed his taxes in 2016 taxes. We are in the process of sorting out the drastic change in tax claims

between Debby and James during this time, when James was in a confused state. James was the primary borrower and now the

Estate is the primary borrower on the McCollum property. Thus, starting September 5, we will take the historical 50% responsibility.

The estate requests 50% of the rental proceeds, including all rental and property information, and it will pay 50% of the mortgage and maintenance costs.

We see from the subpoenaed documents that the McCollum rent exceeds the mortgage and taxes by approximately \$2,500 per month.

Please let us know what you think of this proposal to take a 50% stance on McCollum right now.

Best,
Shan-Yuan

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Nov 19, 2017 at 7:56 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

 Signature Comparisons (not shared yet)

signature file comparison

On Thu, Nov 16, 2017 at 6:38 PM, John Minton <jminton@ayhmh.com> wrote:

[Quoted text hidden]

E-MAIL 0402

7/28/2020

Gmail - Amended Petition/Lis Pendens

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Mon, Nov 20, 2017 at 7:12 PM

Hi Shan-Yuan –

Thank you for your email. I will look forward to the further questions and comments to which you refer.

With respect to your question about the forged gift letter, we're on strong grounds there. Our position is that the letter was forged. From my lay perspective on forgery, the signature looks very different from your father's. However, even if one assumes it is not forged, we still win because in that case Debby coerced your father into signing. He would clearly have been confused about what he was signing, as evidenced by his comment to John Martin that he thought he was an owner of the Fulton Street property. I'm not worried about the gift letter.

Regarding the McCollum expenses and rent, you raise a good point. We do not explicitly request back rent in our Amended Petition, but any final order from the court would include it if we prevail on the McCollum issue. That said, it does seem appropriate to request that we receive 50% of the net income on that property during the pendency of the lawsuit (the issue of back rent to be resolved as part of the litigation). Debby will of course reject such a demand, but asking for it is consistent with the relief we're seeking in the Amended Petition. I like it. I will put a letter together.

Best,

John

John D. Minton

ANDERSON YAZDI

HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

subpoena for more Pierre Malak records

2 messages

Peter C. Ho <peter.ho@gmail.com>

Thu, Nov 16, 2017 at 4:28 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Regarding the sale on 4/29/05 of 718 Evelyn Ave, Albany, CA 94706, Pierre Malak was also the listing agent for Dad and Debby. I don't think we subpoenaed documents from him for the sale of the Albany property, and I think we need to if we haven't already.

Also, according to the Subpoena Status document, records were expected from Chicago Title Company on 11/13/17, which should also tell us more about the Albany property and the distribution of funds at closing.

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Thu, Nov 16, 2017 at 5:00 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thanks, Peter. We will add this to the subpoena list.

Carol will inquire of our subpoena service re the Chicago Title docs. We have not yet received them in our office.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0404

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1584270964124138026&simpl=msg-f%3A15842709...> 1/1



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

7 messages

Carol Loza <cloza@ayhmh.com>

Fri, Nov 17, 2017 at 12:17 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the 2016 and February 2017 records from Old Republic Title Company. Additional email transmissions regarding Old Republic Title Company records will follow.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho_ Old Republic Title Company Records (2016).PDF
94K

Ho_ Old Republic Title Company Records (February 2017).PDF
4171K

E-MAIL 0405

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Carol Loza <cloza@ayhmh.com>

Fri, Nov 17, 2017 at 12:27 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 1 of 4 of the March 2017 Old Republic Title Company Records.

[Quoted text hidden]

 **Ho_ Old Republic Title Company Records -1 (March 2017)_Part1.pdf**
5109K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 17, 2017 at 12:28 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 2 of 4 of the Old Republic Title Company records.

[Quoted text hidden]

 **Ho_ Old Republic Title Company Records -1 (March 2017)_Part2.pdf**
2687K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 17, 2017 at 12:31 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 3 of 4 of the March 2017 Old Republic Title Company Records.

[Quoted text hidden]

 **Ho_ Old Republic Title Company Records -2 (March 2017)_Part1.pdf**
5099K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 17, 2017 at 12:32 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here is Part 4 of 4 re the March 2017 Old Republic Title Company records.

[Quoted text hidden]

 **Ho_ Old Republic Title Company Records -2 (March 2017)_Part2.pdf**
1940K

Carol Loza <cloza@ayhmh.com>

Fri, Nov 17, 2017 at 12:34 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Here are the August and September 2017 Old Republic Title Company Records ...

[Quoted text hidden]

2 attachments

E-MAIL 0406

 **Ho_ Old Republic Title Company Records (August 2017).PDF**
1045K

 **Ho_ Old Republic Title Company Records (September 2017).PDF**
2113K

Carol Loza <cloza@ayhmh.com> Fri, Nov 17, 2017 at 12:37 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau
<DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Here are the October 2017 Old Republic Title Company records. This is the final transmission re the Old Republic Title Company records.

[Quoted text hidden]

 **Ho_ Old Republic Title Company Records (October 2017).PDF**
2321K



Peter Ho <peter.ho@gmail.com>

Dad's girlfriend for 17 years and Satan Debby's lexus

7 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Nov 20, 2017 at 11:13 AM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>

Ming Chu Fu Tseng, dad's girlfriend for the past 17 years, told me dad bought the Lexus for Satan after the car jacking in 2003. The GF started the relationship with dad on father's day in 2000 (I remember), was very close to him, until she was not allowed to visit dad in Foster City, because Satan isolated dad from everyone. The GF can testify how Satan controlled and isolated dad from everyone those last 2-2.5 years of dad's life. The GF does not want her status to be made public and made me promise not to tell Satan about her. I told her none of us talk to Satan. I did not mention the lawsuit at all. She talked to me for 4 hours, spilling all the intimate details of our family, the CSM house, her relationship with dad -- serious true details which only dad could have told her and only to someone close to his heart. The GF trimmed dad's toenails every week and folded his clothes nicely. The GF does not want her relationship with dad to be made public, because she says, "your father really cares about his face." I know how to handle this issue, which I will do so later.

Peter, you and I were right. From 2000-2002, we both agreed that the relationship between dad and Satan was over, because they slept in different rooms all the time and from then on their relationship looked like a weird companionship of convenience of sorts. Now we know why, because Ming Chu came into the picture and was dad's girlfriend from 2000 onwards. I am getting closer to piecing together this puzzle.

Apparently Satan got more than 2 houses from us. She also got a lexus!

I would like to ask John if we are allowed to ask Satan in the deposition and admissions how often and which years Satan had sex with dad. Is this question important? My guess is only from 1995-2000 if the answer is yes. The GF told me she slept with dad almost every week and always slept in the same bed with him for 15-16 years until the sale of CSM. There are too many things she said to me. I will upload the taped conversation and translate the important points, so John can have the information.

The GF, Ming Chu, is willing to meet with us all and offered to answer all our questions. She requested from us a trip to the cemetery and also said: "Your father told me that if he does not call in 2 months, that means something happened, so call Peter. That is why I left a message for Peter. Your father also gave me Della's cell and home numbers. Your father still had many things to say to me, and said he would leave me a letter to be given to me after his death, so if you come upon it, can I please have it?"

We talked for 4 hours until 3 AM. I only anticipated a 5 minute conversation. I am overwhelmed with work and totally exhausted... I think this could be a big Christmas gift, if she is willing to testify on our behalf.

-SYH

John Minton <jminton@ayhmh.com>

Tue, Nov 21, 2017 at 9:31 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

Wow. Lots to digest there. I will mull over. Be careful not to correspond with her in writing – any such correspondence is discoverable, as are recordings. So you will want to make sure not to record or transcript any interactions with her.

I assume she can help us with testimony concerning your father's cognitive decline over the last year of his life in particular. Did you cover that at all? If not, if you speak to her again, that is an important topic to discuss.

E-MAIL 0408

Regarding your question about asking Debby about intimacy, possibly, but that line of questioning would be better for her deposition.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Tue, Nov 21, 2017 at 2:54 PM

Hi John,

The GF, Ming Chu Fu Tzeng, called me again for 3 hours yesterday, telling many details of our family that our father told her, including the extended family. Yes, she told me about the mental decline of our father during the past year and moments of dementia. I did not mention anything about a lawsuit, but did mention that I would like to see Debby in jail. She immediately told me, without any prompting, that she does not want to testify and does not want anything she tells me to be used in a lawsuit. She stated, "That is your family business and I don't want anything to do with it." I said okay. I have already recorded 6-7 hours of conversation with her in the past 2 days, but will stop. I will send you the highlights. I think she can be a great witness for us if she is willing. She just left the following voicemail for Peter.

Ming Chu Fu Tzeng, --> VM to Peter
 "Peter, I am that 'cat' of your father. There is one thing that I can only personally ask of you. When you go through your father's things, please carefully inspect his photos and audio tapes. Do not throw them away haphazardly, because it might contain some of the most intimate moments that your father and I had together. These pictures and audio tapes were made for your father's loneliest moments when I am not at his side, so cannot be shown to the world. After you find these photos and tapes, you can destroy them or if we have a chance to meet in the future, return them to me in person. Thank you."

best,
Shan-Yuan

[Quoted text hidden]

E-MAIL 0409

7/28/2020

Gmail - Dad's girlfriend for 17 years and Satan Debby's lexus

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Tue, Nov 21, 2017 at 3:23 PM

Hi Shan-Yuan –

Thank you for the update. It is unfortunate though perhaps understandable that she does not want to testify. I wonder if you told her about the case and what Debby did, whether she would change her mind.

As for the recordings, I assume she didn't know you were doing so? If not, I would be remiss if I didn't advise you not to do this again in light of the laws that prohibit "nonconsensual recordings" in California.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Nov 27, 2017 at 10:02 AM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

I had another conversation with Ming Chu last night, returning her call (no recording). She wanted to tell me about her putting flowers on our parents grave. Here is a qjuiick recap.

Some Key points that the girlfriend (2000-2017), Ming-Chu Tzeng, told me via phone conversation:

She described in detail all his residences (CSM, and all 3 Foster City residences) clearly.

-She said Debby knows there are other women in James life, but Debby just does not know who.

-She said our father can never forget and talked to her everyday in the memorial room he made inside CSM house. James always took her (Ming Chu) to the cementary to pay respects to our mother.

-Before sale of CSM, our father had a lot of freedom and every week on Tuesday went to the senior center to dance and every Thursday went to Instructor Gu's house to learn dancing. She said these people had no idea of Debby's existence as James girlfriend. Up until 2014 most people thought James was an available bachelor, so he had many women after him, whose attention he craved. We need to find these groups of people to testify.

-After the sale of CSM, when Debby physically lived with James, She said Debby completely shut down James social life and he just went downhill from then on. She said Debby tightly controlled James and his social life and he just went downhill from there.

-Yesterday, she tried very hard to convince me to file a lawsuit against Debby to get all the stolen money back, stating, "You should and you need to file a lawsuit against Debby. It is all your mother and father's hard earned money! Think how much easier your life would be if you had your inheritance. Now someone else (Debby) stole and is enjoying your mother and father's hard earned money!" I replied, "I had no interest, I have never been in a lawsuit, and I have no idea how to go about a lawsuit. I am really busy with my life. It seems complicated..." She said, "You are stupid. You are only book smart and don't understand many things of life..." and continued to pressure me to file a lawsuit against Debby.

E-MAIL 0410

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1584613511790721677&simpl=msg-f%3A15846135...> 3/4

7/28/2020

Gmail - Dad's girlfriend for 17 years and Satan Debby's lexus

-She will meet only with Della, Peter, and I on 12/26/2017, and specifically requested no spouse attendance.

At this point, my siblings and I don't know what to make of this relationship and why she is initiating all this contact and texts to Peter and calls to me.

We will keep you posted, but we are treading very carefully.

best,
Shan-Yuan
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Mon, Nov 27, 2017 at 12:33 PM

Hi Shan-Yuan –

Thank you for the update. I agree you should tread carefully with her. I would hold off on further contact until the case develops a bit more, and then please check in with me before you do. Given her limited involvement with your dad in the critical 2016-2017 timeframe due to Debby's isolation, her testimony takes on limited relevance. We should be careful with her. We also should not be misrepresenting current facts (i.e., regarding the pending lawsuit) to anyone, including her. If such a witness ever testifies, the misinformation you gave could be described to the judge and used to discredit you on other more important points (I realize you would say you misled her out of mistrust, but the judge might feel that there are better ways to deal with such a person than falsifying information).

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Fri, Dec 8, 2017 at 11:54 AM

Dear John,

Thank you for the advice. I started to feel uneasy, because in the back of my head, I am always wondering whether Ming-Chu might also be a plant from Debby. I was shocked at Ming-Chu's change in behavior and her urgency to transmit certain information. I am always attempting to guess her motive. None of us will speak or meet with her before we get directives from you on how to handle her.

best,
SYH
[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Mon, Nov 20, 2017 at 5:59 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the table regarding status of the subpoenas we have served to date.

County Legal continues to follow-up with Chicago Title regarding the fact that its production was due on November 13 and we still haven't received the records. I'll be back in touch once I know what is happening with the records.

The Bank of America (Sand Wong) subpoena was served this morning. Those records are due on December 14, 2017.

The Pierre Malak Notice to Consumer and Subpoena pertaining to the Evelyn Avenue property was mailed today. The records are due on December 22, 2017.

Please let me know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

please contact the sender by reply email and destroy all copies of the original message.

 **Ho_ 11-20-17 Subpoena Status.DOCX**
12K

E-MAIL 0413

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1584639093115376377&simpl=msg-f%3A15846390...> 2/2



Peter Ho <peter.ho@gmail.com>

Discovery

6 messages

John Minton <jminton@ayhmh.com>

Tue, Nov 21, 2017 at 9:32 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Should I be expecting further additions/modifications to the discovery requests? I would love to get those out next week if possible.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Nov 21, 2017 at 12:33 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

We are doing a final check of the transcriptions before sending them to you, and we will get your our comments/additions on the discovery requests tomorrow; we believe you will have more to add after reading the transcripts.

Thanks,
 Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Nov 21, 2017 at 1:24 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

E-MAIL 0414

Sounds good, Peter. Thanks.

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Sat, Nov 25, 2017 at 4:42 PM

draft email to John

Hi John,

Apologies for the delay--we felt we needed to get most of the package together rather than sending them to you piecemeal.

(1) Here are links to the transcripts from Della's two interactions with Debby--they are very informative.

7/21/17 Della and Peter talk to Debby about the \$1.2M at 229 Fulton St

[Transcript \(Della Part 1\)](#)
[Transcript \(Della Part 2\)](#)

8/11/17 Della sits next to Dad while she drops her bomb on Debby, confronting her with the truth

[Transcript](#)

(2) Here is the link to the latest [Timeline](#). The latest updates are in **bold**.

(3) We put our additions/modifications to the Discovery Requests in this [document](#) (easier for all of us to edit). A couple of things to note: we're not sure if you meant to ask some of the questions in a certain way, but we put our layman comments in anyway for your consideration; and since we're also not sure what you want to use for discovery and what to save for the deposition, in some places we added general areas/ideas without specific questions.

(4) General questions for you: (A) What happens if Debby cannot respond within 30 days? (B) This is the first set of discovery requests, and you mentioned there is a technical limit of 35 questions (for each); is there any limitation to the overall number of subsequent sets of discovery requests (i.e., second, third, ..., tenth), and is there a specified time required between issuing subsequent sets of requests?

Thanks,

E-MAIL 0415

Peter

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Nov 27, 2017 at 10:25 AM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

Apologies for the delay--we felt we needed to get most of the package together rather than sending them to you piecemeal.

(1) Here are links to the transcripts from Della's two interactions with Debby--they are very informative.

7/21/17 Della and Peter talk to Debby about the \$1.2M at 229 Fulton St

[Transcript \(Della Part 1\)](#)

[Transcript \(Della Part 2\)](#)

8/11/17 Della sits next to Dad while she drops her bomb on Debby, confronting her with the truth

[Transcript](#)

(2) Here is the link to the latest [Timeline](#). The latest updates are in **bold**.

(3) We put our comments/additions/modifications to the Discovery Requests in this [document](#) (easier for all of us to edit).

(4) General questions for you: (A) What happens if Debby cannot respond within 30 days? (B) This is the first set of discovery requests, and you mentioned there is a technical limit of 35 questions (for each); is there any limitation to the overall number of subsequent sets of discovery requests (i.e., second, third, ..., tenth), and is there a specified time required between issuing subsequent sets of requests?

Thanks,

Peter, Della, Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Nov 27, 2017 at 1:01 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan – Thank you for this information. I will digest it over the coming week, which is a very busy one for me.

Regarding your last set of questions, see my comments in all caps below.

Best,

John

John D. Minton

E-MAIL 0416



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Monday, November 27, 2017 10:25 AM
To: John Minton; Peter Ho; Della Lau
Subject: Fwd: Discovery

Hi John,

Apologies for the delay--we felt we needed to get most of the package together rather than sending them to you piecemeal.

(1) Here are links to the transcripts from Della's two interactions with Debby--they are very informative.

7/21/17 Della and Peter talk to Debby about the \$1.2M at 229 Fulton St

[Transcript \(Della Part 1\)](#)

[Transcript \(Della Part 2\)](#)

8/11/17 Della sits next to Dad while she drops her bomb on Debby, confronting her with the truth

[Transcript](#)

(2) Here is the link to the latest [Timeline](#). The latest updates are in **bold**.

(3) We put our comments/additions/modifications to the Discovery Requests in this [document](#) (easier for all of us to edit).

(4) General questions for you: (A) What happens if Debby cannot respond within 30 days? **[PARTIES TYPICALLY REQUEST A 2-WEEK EXTENSION TO RESPOND TO DISCOVERY, WHICH COURTS EXPECT THE PARTY WHO SERVED THE DISCOVERY TO ALLOW AS A COURTESY. (PARTICULARLY GIVEN THE NUMBER OF REQUESTS WE'RE SERVING.) BEYOND THAT, IF SHE DOESN'T RESPOND, WE CAN FILE A MOTION WITH THE JUDGE FORCING HER TO COMPLY.** (B) This is the first set of discovery requests, and you mentioned there is a technical limit of 35 questions (for each); is there any limitation to the overall number of subsequent sets of discovery requests (i.e.,

E-MAIL 0417

second, third, ..., tenth), and is there a specified time required between issuing subsequent sets of requests? THE LIMIT OF 35 FOR REQUESTS FOR ADMISSIONS AND SPECIAL INTERROGATORIES IS A RUNNING TOTAL, SO IF YOU HIT 34 IN SET ONE, AND THEN 5 IN SET TWO, YOU HAVE EXCEEDED THE LIMIT AND TECHNICALLY DEBBY COULD REFUSE TO ANSWER. WHETHER THE LIMIT CAN BE EXCEEDED CAN ULTIMATELY COME DOWN TO A JUDGE DECIDING WHETHER OUR QUESTIONS SEEM FAIR IN LIGHT OF THE ISSUES IN THE CASE, OR PURELY DESIGNED TO HARASS (AS DOES OCCASIONALLY HAPPEN IN LITIGATION). I THINK WE SHOULD BE FINE HERE DESPITE A POTENTIAL COMPLAINT BY DEBBY, EVEN THOUGH WE ARE WELL OVER THE LIMIT.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Ho: Time for Will Contest [IWOV-WorkSite.FID72068]

2 messages

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Nov 22, 2017 at 3:35 PM

Hi Peter,

I did some research and spoke with John with regard to your question concerning will contests.

An Order admitting a will to probate is final. However, if a subsequent will is discovered it can be submitted for probate subject to the following limitations. It must be submitted within the latter of the following time periods:

1. 120 days from the date of the Order (since the date of the Order is November 20, 2017, 120 days is March 20, 2018); or
2. 60 days from the discovery of another will. (So, for example, if another will was discovered on May 1, 2018, that will could be submitted to probate up until June 30, 2018)

It is important to note, that this only applies to the estate and not the trust. Additionally, the admission of a new will does not affect property previously distributed under the original will. I know you plan to keep the estate account(s) open for some time, but given the value of the estate(s) the risk of not distributing quickly is minimal.

Please let me know if you have any questions.

Best,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0419

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Wed, Nov 22, 2017 at 3:55 PM

Jie Jie,

I spoke to Kelly regarding the administration of Trust B for 1/2 an hour today. I wrote my notes in the Assets document on google drive under the comments for the Trust B assets.

Anyway, in a nutshell, we should distribute all the Trust B assets (not keep them in the Trust) because the taxes on the Trust are exorbitant (it quickly rises to the highest tax bracket of 39.6%) after the day Dad died. Before he died, he could pay the taxes on his person income tax return. We don't have that option anymore to distribute K-1's to ourselves.

Also, there is no step-up basis for Boothbay because it is Trust property (not personal property).

Finally, only the Wells Fargo checking accounts will become ESTATE (not Trust) property since we want to keep the accounts open and won't be able to use Dad's SSN anymore. Everything else will go to Trust A and be distributed.

-P

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Automatic reply: Ho: Disclaimer of 272 Boothbay [IWOV-WorkSite.FID72080]

2 messages

Steven D. Anderson <sanderson@ayhmh.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Mon, Nov 27, 2017 at 3:18 PM

I am away from the office until Tues 11/28, responding to msgs remotely. For immediate help contact Adele Morici 212.5951 (amorici@ayhmh.com), Cyd Haulter 212.5919 (chaulter@ayhmh.com) or Tracy Francis 212.5933 (tfrancis@ayhmh.com). Thanks, Steve

John Minton <jminton@ayhmh.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Thu, Nov 30, 2017 at 4:23 PM

I am out of the office in meetings and court on Thursday, November 30, and Friday, December 1, and will have limited access to email. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.

E-MAIL 0421



Peter Ho <peter.ho@gmail.com>

Ho: Disclaimer of 272 Boothbay [IWOV-WorkSite.FID72080]

17 messages

Kelly Mohr <kmohr@aymh.com>

Mon, Nov 27, 2017 at 1:12 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Steven D. Anderson" <sanderson@aymh.com>, John Minton <jminton@aymh.com>

Dear Peter:

I emailed Steve this morning to confirm the necessity for having a separate checking account for Trust B and also mentioned some issues regarding the Disclaimer of the Boothbay property held in Trust B. Steve reminded me that Trust B is a Bypass Trust and that your mother is the transferor of the property held in that trust. Therefore, the nine (9) month period for filing a Disclaimer ran as of her date of death and is not permissible at this time.

If you and Della would still like to transfer the property to your sister, please let me know and we will send you an email outlining the next steps and tax implications.

Best regards,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@aymh.com>

Mon, Nov 27, 2017 at 2:04 PM

Hi Kelly,

I need a minute to process all this bad news.

When the Trustee (my sister) divides Trust B into thirds, how is it usually done (e.g., are property appraisals required)? There are 3 things/pieces in Trust B: (1) 272 Boothbay Ave, (2) Lancaster land, (3) Eaton Vance funds. Can it be divided into thirds that way (one piece to each sibling--none of us will complain)? Is there any leeway in the interpretation of the Trust we can leverage, or can we do our own monetary appraisal of the assets?

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0422

7/28/2020

Gmail - Ho: Disclaimer of 272 Boothbay [IWOV-WorkSite.FID72080]

Mon, Nov 27, 2017 at 2:50 PM

John Minton <jminton@ayhmh.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>
Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Hi Peter –

When did you learn you were a beneficiary of the bypass trust?

Thanks,

John

From: Kelly Mohr
Sent: Monday, November 27, 2017 1:12 PM
To: Peter C. Ho
Cc: Steven D. Anderson; John Minton
Subject: Ho: Disclaimer of 272 Boothbay [IWOV-WorkSite.FID72080]

Dear Peter:

I emailed Steve this morning to confirm the necessity for having a separate checking account for Trust B and also mentioned some issues regarding the Disclaimer of the Boothbay property held in Trust B. Steve reminded me that Trust B is a Bypass Trust and that your mother is the transferor of the property held in that trust. Therefore, the nine (9) month period for filing a Disclaimer ran as of her date of death and is not permissible at this time.

If you and Della would still like to transfer the property to your sister, please let me know and we will send you an email outlining the next steps and tax implications.

Best regards,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

<image001.png>

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Mon, Nov 27, 2017 at 3:17 PM

Hi John,

I believe it was around the mid-2000's. I learned about it when Dad gave me a copy of the Trust and Amendments.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0423

7/28/2020

Gmail - Ho: Disclaimer of 272 Boothbay [IWOV-WorkSite.FID72080]

Mon, Nov 27, 2017 at 3:21 PM

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: John Minton <jminton@ayhmh.com>

Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Hi John,

To clarify, I didn't read the Trust document until Dad passed away; when he gave me a copy of the Trust documents to hold, he told me in general that the estate would be split evenly among us, but I never read it--I simply filed it away. I don't think Della was ever aware of the specific provisions in the Trust until recently.

Thanks,

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Nov 27, 2017 at 3:26 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Got it – thank you, Peter. Is the answer the same for Della? I had asked because if you had only recently (i.e., within the last 9 months) learned of the devise, perhaps there might be a legal argument to make that you still have time to disclaim (we would need to review the most recent statutory and case law guidance on this issue to see if this argument has legs), but given that you've known about this for far longer than 9 months, there is almost certainly no viable way to disclaim at this point. That said, if you want us to research the issue, we could have one of our tax associates spend 1-2 hours to check.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Nov 27, 2017 at 3:27 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Hi Peter –

Obviously just seeing this now – might be worth one of our tax associates poking around the statutes and case law to see if we can salvage the disclaimer. Please let me know.

Thanks,

John

E-MAIL 0424

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, November 27, 2017 3:21 PM
To: John Minton
Cc: Steven D. Anderson; Kelly Mohr

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Mon, Nov 27, 2017 at 4:31 PM

John's earlier reply (before he saw my clarification below) was:

Got it – thank you, Peter. Is the answer the same for Della? I had asked because if you had only recently (i.e., within the last 9 months) learned of the devise, perhaps there might be a legal argument to make that you still have time to disclaim (we would need to review the most recent statutory and case law guidance on this issue to see if this argument has legs), but given that you've known about this for far longer than 9 months, there is almost certainly no viable way to disclaim at this point. That said, if you want us to research the issue, we could have one of our tax associates spend 1-2 hours to check.

Best,

John

Jie Jie,

I think it's worth 1-2 hours of time as long as we're both (Della and me) able to disclaim. Dad could have told me anything back in 2005, but I really did not read the Trust until this year to confirm anything he said. What do you think?

-Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Mon, Nov 27, 2017 at 6:15 PM

Hi John,

Yes, it would be worth it only if Della and myself can both disclaim. I am the gating item--if there is no chance for me to disclaim right off the bat because of what my father verbally said to me, then it wouldn't be worth it. If there is a chance for me to disclaim, then there would definitely be a chance for Della, and then I would say let's go ahead and do a little research.

Also, along another tack, I already posed the following questions to Kelly: When the Trustee (my sister) divides Trust B net assets into thirds, how is it usually done (e.g., are property appraisals required)? There are 3 things/pieces in Trust B: (1) 272 Boothbay Ave, (2) Lancaster land, (3) Eaton Vance funds. Can it be divided into thirds that way (one piece to each sibling--none of us will complain)? Is there any leeway in the interpretation of the Trust we can leverage, or can we do our own monetary appraisal of the assets? Again, none of the beneficiaries will complain how the Trustee divides the assets or even what reasonable compensation she may receive as Trustee.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0425

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, Kelly Mohr <kmohr@ayhmh.com>

Mon, Nov 27, 2017 at 6:30 PM

Hi Peter –

Understood. In that case, the research probably isn't justified.

Regarding your other questions, I will defer to Kelly (and Steve as necessary) for those particulars.

Best,

John

John D. Minton



350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Steven D. Anderson <sanderson@ayhmh.com>
 To: "peter.ho@alumni.stanford.edu" <peter.ho@alumni.stanford.edu>
 Cc: Kelly Mohr <kmohr@ayhmh.com>, John Minton <jminton@ayhmh.com>

Mon, Nov 27, 2017 at 6:49 PM

Hi Peter -

In response to your question regarding a division of the assets of Trust B, if the division and distribution is "pro rata" with each trust beneficiary receiving an equal one-third share of the trust assets, no appraisal would be necessary. However if the trust assets are to be divided on a "non-pro rata" basis, with each beneficiary receiving a particular asset in satisfaction of his or her share, there would normally be updated appraisals secured for each of the properties in question (as of the date of distribution).

In the context of a voluntary non-pro rata division and distribution, the trust beneficiaries can forgo appraisals and agree to indemnify and hold harmless the Trustee should the property values be divergent; however there is always the risk of potential income, gift or property tax problems (deemed gifts or taxable exchanges) should date of distribution values differ dramatically among the properties distributed.

Best,

Steve

Sent from my iPad

On Nov 27, 2017, at 8:30 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

Understood. In that case, the research probably isn't justified.

E-MAIL 0426

Regarding your other questions, I will defer to Kelly (and Steve as necessary) for those particulars.

Best,

John

John D. Minton

<image001.png>

[Quoted text hidden]



image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Nov 29, 2017 at 2:44 PM

To: "Steven D. Anderson" <sanderson@ayhmh.com>

Cc: Kelly Mohr <kmohr@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Hi Steve,

So if I understand correctly, we will have the trust assets divided on a voluntary non-pro rata basis, and my sisters and myself (since we are the only beneficiaries) will all sign something to forego appraisals and agree to indemnify and hold harmless the Trustee (my oldest sister). There are three things in Trust B (272 Boothbay Ave, the land in Lancaster, and Eaton Vance funds), and since we will distribute them on the same day (or in the same week), we won't run into any of the potential tax problems you allude to—is that correct?

Thanks,
Peter

[Quoted text hidden]

Steven D. Anderson <sanderson@ayhmh.com>

Thu, Nov 30, 2017 at 11:19 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Kelly Mohr <kmohr@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Hi Peter -

Thanks for your note. After speaking briefly with John about this earlier this week, I understand that you may contemplate distributions of assets with dramatically different values. If that is the case, with respect to valuable real estate there is a risk that the county assessor will assert a “constructive sale or exchange” that results in a property tax reassessment. If you will outline exactly what you have in mind, with your rough estimated values for each item, I would be able to give you definitive guidance. Subject to this concern, yes your message below is correct.

Best,

Steve

Steven D. Anderson

Attorney

E-MAIL 0427

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Nov 30, 2017 at 12:37 PM

To: "Steven D. Anderson" <sanderson@ayhmh.com>

Cc: Kelly Mohr <kmohr@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Hi Steve,

272 Boothbay Ave, Foster City	To Shan-Yuan	\$1,450,000.00
Lancaster, CA Land	To Peter	\$13,849.00
EATON VANCE CALIFORNIA MUNICIPAL INCOME	To Della	\$9,498.46

-Peter

[Quoted text hidden]

Steven D. Anderson <sanderson@ayhmh.com>

Thu, Nov 30, 2017 at 4:17 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Kelly Mohr <kmohr@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Hi Peter -

If the irrevocable trust requires an equal distribution among the three of you, the below results in a property tax reassessment as to as much as two-thirds of the Boothbay property, as well as an imputed gift for federal gift tax purposes. This would be avoided by the Trustee's borrowing funds secured by the Boothbay property sufficient to ensure that cash loan proceeds plus the remaining assets equal one-third of the total trust value, with the encumbered property (i.e., Boothbay, with a mortgage) distributed to Shan-Yuan.

Thanks,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Nov 30, 2017 at 4:23 PM

To: "Steven D. Anderson" <sanderson@ayhmh.com>

Cc: Kelly Mohr <kmohr@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Hi Steve,

Do you mean "cash loan proceeds plus the remaining assets" equals **two-thirds** of the total trust value since that's what will be distributed to Della and me, if Shan-Yuan takes sole title to the house?

Thanks,

Peter

[Quoted text hidden]

Steven D. Anderson <sanderson@ayhmh.com>

Thu, Nov 30, 2017 at 6:41 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Kelly Mohr <kmohr@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Hi Peter - yes - the cash loan proceeds become an asset on your trust balance sheet; the aggregate net value of the real property and liquid assets would be divided in three equal shares.

[Quoted text hidden]

E-MAIL 0428



Peter Ho <peter.ho@gmail.com>

RE: Petition for Probate [IWOV-WorkSite.FID72080]

4 messages

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Nov 27, 2017 at 10:20 AM

Hi Peter,

Let me give you some background with respect to your parent's estate planning, it may help you understand the reason 272 Boothbay is not eligible for a step-up in basis at your father's death.

When your parent's set up their estate plan, the estate tax exemption was \$600,000. Therefore, anything over that amount after deductions was subject to estate taxes. At that time, each decedent was entitled to transfer \$600,000 free of estate taxes. In order to shelter your mother's \$600,000 at your father's death and not have it included in his estate at his death her exemption amount was placed into a Bypass Trust ("Trust B"). The assets placed in Trust B, regardless of the amount of appreciation can never be included in your father's estate for estate tax purposes. Since they are not subject to estate tax they do not get a step-up in basis. This was great planning at the time your parent's estate plan was established given the size of their estate and the estate tax exemption. However, since your mother's death, the estate tax exemption has increased significantly. For tax year 2017, the estate tax exemption is \$5,490,000. Therefore, since your father's estate is less than this amount, no estate tax return is required.

With respect to the establishment of a checking account for Trust B, it is very important that each trust retain separate accounts for its assets and should not be comingled with each other. Pursuant to your instructions, I will be mailing you Certifications of Trust for Trust B so that your sister can open a new Trust B checking account.

Please let me know if you have any questions.

Best,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

E-MAIL 0429

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Thursday, November 23, 2017 11:40 AM
To: Kelly Mohr
Subject: Re: Petition for Probate [IWOV-WorkSite.FID72068]

Hi Kelly,

I know I've asked this at least twice now about [272 Boothbay Ave](#) not being eligible for a step-up basis, but I'm still in disbelief, so I don't remember the exact reason--can you clarify for me one more time why it's not eligible? Is it because it is in an irrevocable trust now or because it's not personal property? Was there something we could have done earlier to make it eligible for a step-up?

I'm wondering what the benefit is for ever putting it in a trust--could we have gotten two step-ups (one when Mom died and the other when Dad died) had this property not gone into a Living Trust?

Also, one final question on the rental income proceeds that need to be moved as soon as possible out of any personal account into a Trust B checking account (my sister is Trustee)--can we move these proceeds into a Trust A checking account instead (where I am Trustee)?

Happy Thanksgiving!

Thanks,

Peter

On Wed, Nov 22, 2017 at 11:29 AM, Kelly Mohr <kmohr@ayhmh.com> wrote:

Hi Peter,

Please send me one (1) Certification of Trust. You should retain the other two (2) originals for administering Trust A.

Do you have a minute to discuss the termination of Trust B? If so, please give me a call.

E-MAIL 0430

Thanks!

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: **650.212.5937**

Direct Fax: **650.212.5954**



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, November 22, 2017 11:19 AM

To: Kelly Mohr
Subject: Re: Petition for Probate [IWOV-WorkSite.FID72068]

Hi Kelly,

First-class mail will be fine for the Letters Testamentary.

Also, from what you sent me last time, and I supposed to return all three (or just one) of the notarized Certification of Trust originals to you?

Finally, can we choose to leave the assets in Trust B alone for awhile, or is there a requirement that all the assets have to be disbursed by a certain date (like within a year)?

Happy Thanksgiving to you!

Thanks,

Peter

E-MAIL 0431

On Wed, Nov 22, 2017 at 11:11 AM, Kelly Mohr <kmohr@ayhmh.com> wrote:

Hi Peter,

I'm sorry. I thought Dan gave you the ruling on Friday. The matter was pre-granted Friday and the court issued the Order and Letters on Monday. They are being processed by the Court now and I should have them early next week. Would you like me to Fed Ex the Letters to you when it arrives?

I hope all is well. Happy Thanksgiving.

Best,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: [650.212.5937](tel:650.212.5937)

Direct Fax: [650.212.5954](tel:650.212.5954)

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, November 22, 2017 11:09 AM
To: Kelly Mohr

Subject: Re: Petition for Probate [IWOV-WorkSite.FID72068]

Hi Kelly,

How did the Hearing for the Petition for Probate go on Monday? Will you be mailing me the Letters Testamentary?

E-MAIL 0432

Thanks,

Peter

On Fri, Oct 20, 2017 at 4:56 PM, Kelly Mohr <kmohr@ayhmh.com> wrote:

Thank you. The Petition was filed today. We have a hearing set for 11/20. I will send you a more detailed email on Monday with copies of the filed documents. Have a good weekend.

Best regards,

Kelly

Get [Outlook for Android](#)

On Fri, Oct 20, 2017 at 4:40 PM -0700, "Peter C. Ho" <peter.ho@alumni.stanford.edu> wrote:

Hi Kelly,

The original signed Letters went out in today's mail.

-Peter

On Thu, Oct 19, 2017 at 1:49 PM, Kelly Mohr <kmohr@ayhmh.com> wrote:

Thank you Peter. I realize that I neglected to tell you that I need the **original** Letters. I can use scan copies of everything else. This will not hold us up because I can go ahead and file the Petition now and submit the Letters before the hearing. Therefore, at your earliest convenience, please mail the Letters to me.

Best,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: [650.212.5937](tel:650.212.5937)

Direct Fax: [650.212.5954](tel:650.212.5954)

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0433

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Thursday, October 19, 2017 1:45 PM
To: Kelly Mohr
Cc: John Minton
Subject: Re: Petition for Probate [IWOV-WorkSite.FID72068]

Dear Kelly,

Attached are the signed forms you requested. (One of the scanners apologizes for being damaged and holding us all up.)

Thanks,

Peter

On Thu, Oct 12, 2017 at 9:57 AM, Kelly Mohr <kmohr@ayhmh.com> wrote:

Good morning Peter,

Attached are the following documents:

1. Petition for Probate. Please sign and date page 4 and have each of your sister's sign their respective Declinations to Act as Executor.
2. Duties and Liabilities. Please sign and date the bottom of page 2.
3. Letters Testamentary. Please sign and date the middle of the first page on the right hand side.

Kindly return the signed documents to me.

If you have any questions, please let me know.

Best regards,

Kellyj

Kelly A. Mohr

Paralegal

Direct Phone: [650.212.5937](tel:650.212.5937)

E-MAIL 0434

Direct Fax: [650.212.5954](tel:650.212.5954)

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Mon, Nov 27, 2017 at 1:19 PM

Hi Kelly,

So were we to have a crystal ball in 1995 and had known the estate tax exemption would rise so much, we would have been better off keeping Boothbay out of Trust B in order to take advantage of the step-up basis.

Hypothetically, was there anything we could have done in the past few years to move Boothbay out of Trust B and back into Dad's estate?

Thanks,
Peter

[Quoted text hidden]

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Nov 27, 2017 at 1:39 PM

Hi Peter,

Once Trust B was funded following your mother's death there was nothing you could do to move Boothbay out of Trust B without causing a taxable event.

When your mother died, the provisions of the James F. Ho and Grace C. Ho Declaration of Trust (the "Trust") directed that the Trust be divided into two (2) separate trusts designated as Trust A and Trust B. Trust A was to consist of all of your father's interest in all of the community property and his separate property and Trust B was to consist of all of your mother's interest in all of the community property and her separate property. Trust A was a revocable trust during your father's lifetime. Trust B is irrevocable.

E-MAIL 0435

At the time of funding, different assets could have been chosen for Trust B, but based on the facts at the time the allocation it seems like the choices were logical. Generally, you want to put the personal residence in Trust A. That way if the property is sold, the first \$250,000 of capital gains is not taxable. That is not the case for property held in a Bypass Trust. With respect to the Bypass Trust (Trust B), you generally want to put in property that you anticipate will appreciate. I can't remember what the real estate market was like in 1995, but if it was anticipated that the Boothbay property would increase in value, that would be an appropriate choice for Trust B.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Mon, Nov 27, 2017 at 4:34 PM

FYI on why there is no step-up for Boothbay.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Ho: Probate [IWOV-WorkSite.FID72068]

1 message

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Nov 28, 2017 at 9:36 AM

Hi Peter,

Attached please find a copy of my letter to the Franchise Tax Board providing them with notice of your father's death. This is required in all probate estates.

Please let me know if you have any questions.

Best,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Letter to FTB w_Note to Creditors.PDF
382K

E-MAIL 0437



Peter Ho <peter.ho@gmail.com>

subpoena status and questions

3 messages

Peter C. Ho <peter.ho@gmail.com>

Tue, Nov 28, 2017 at 6:32 PM

To: "John D. Minton" <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear John and Carol,

According to the Subpoena Status document, records were expected from **Mary Bee Thrasher** yesterday. Have we received them yet?

Also, have we received the **Chicago Title Company** records that were expected on 11/13/17?

We have a few questions regarding the subpoenaed documents from **Old Republic Title Co:**

1- In "Ho_ Old Republic Title Company Records (August 2017).PDF"

- P. 1: The date at the bottom of the Preliminary Report says "Dated as of August 23, 2017, at 7:30 AM." We would like to ask Christine Cang EXACTLY when this report was pulled per Order Number 0360020400-CC (why would this report be pulled between 8/23/17 and 8/30/17 (effective date of First Updated Preliminary Report)? Debby did not sign a listing agreement with Pierre Malak until 9/6/17.).
- P. 12: The date at the bottom of this First Updated Preliminary Report says "Dated as of August 30, 2017, at 7:30 AM," and this report has the buyers' names on it. When was this report pulled? The house was not even listed for sale until 9/11/17. Did Debby sell the house at the end of August?

2- In "Ho_ Old Republic Title Company Records (September 2017).PDF"

- P. 43-37: In this Second Updated Preliminary Report (Dated as of September 29, 2017, at 7:30 AM), shouldn't there be mention of the lis pendens that was filed?

3- Incomplete records:

- Throughout the documents, there are emails referencing attachments that have not been provided to us. Please have Old Republic Title Co produce these referenced attachments. The most critical of the missing attachments is the fully executed copy of Addendum No 2 removing James F. Ho from contract ("Ho_ Old Republic Title Company Records -1 (March 2017)_Part1.pdf," P.13).
- We see the Estimated Buyer's Settlement Statement in "Ho_ Old Republic Title Company Records -1 (March 2017)_Part2.pdf," P. 27. Where is the Final Buyer's Settlement Statement? (We got a copy from subpoenaed documents from Sterling Bank and Trust, but none from Old Republic Title Co).

Finally, do we have a list of **Jeff Loew's subpoenas**? Of particular interest, we would like to know if and when they subpoena Dad's medical records.

Thanks,
Peter

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Nov 29, 2017 at 2:48 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "John D. Minton" <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>

Dear John,

E-MAIL 0438

Further to Peter's e-mail below, some additional comments and observations on the Old Republic Title documents are attached.

-SYH

 **ReadMe-SYH-Peter**

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Dec 4, 2017 at 5:18 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

See my comments below in all caps.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Tuesday, November 28, 2017 6:32 PM
To: John Minton; Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: subpoena status and questions

Dear John and Carol,

According to the Subpoena Status document, records were expected from **Mary Bee Thrasher** yesterday. Have we received them yet?

E-MAIL 0439

Also, have we received the **Chicago Title Company** records that were expected on 11/13/17?

We have a few questions regarding the subpoenaed documents from **Old Republic Title Co:**

1- In "Ho_ Old Republic Title Company Records (August 2017).PDF"

- P. 1: The date at the bottom of the Preliminary Report says "Dated as of August 23, 2017, at 7:30 AM." We would like to ask Christine Cang EXACTLY when this report was pulled per Order Number 0360020400-CC (why would this report be pulled between 8/23/17 and 8/30/17 (effective date of First Updated Preliminary Report)? Debby did not sign a listing agreement with Pierre Malak until 9/6/17.). **I SAW THAT TOO WHEN I WENT THROUGH THE DOCUMENTS – MY GUESS IS THIS IS WHEN THE REPORT RELATES BACK TO (I.E., THE DATE THROUGH WHICH RECORDED DOCUMENTS SHOULD BE CAPTURED), NOT WHEN THE REPORT WAS ACTUALLY RUN. WE CAN FOLLOW UP ON THIS IF NECESSARY AFTER WE RECEIVE RESPONSES FROM DEBBIE TO OUR DISCOVERY REQUESTS. NOTE THAT THERE IS NO MECHANISM TO ASK QUESTIONS OF A SUBPOENAED PARTY OTHER THAN THROUGH A DEPOSITION. FOR ALL OF THESE NON-PARTIES, ALL YOU CAN DO IS ASK FOR DOCUMENTS AND THEN FOLLOW UP WITH A DEPOSITION, IF NECESSARY.**
- P. 12: The date at the bottom of this First Updated Preliminary Report says "Dated as of August 30, 2017, at 7:30 AM," and this report has the buyers' names on it. When was this report pulled? The house was not even listed for sale until 9/11/17. Did Debby sell the house at the end of August? **SEE ABOVE.**

2- In "Ho_ Old Republic Title Company Records (September 2017).PDF"

- P. 43-37: In this Second Updated Preliminary Report (Dated as of September 29, 2017, at 7:30 AM), shouldn't there be mention of the lis pendens that was filed? **THERE SHOULD. THE REPORT SEEMS INCOMPLETE.**

3- Incomplete records:

- Throughout the documents, there are emails referencing attachments that have not been provided to us. Please have Old Republic Title Co produce these referenced attachments. The most critical of the missing attachments is the fully executed copy of Addendum No 2 removing James F. Ho from contract ("Ho_ Old Republic Title Company Records -1 (March 2017)_Part1.pdf," P.13). **WE HAVE THIS DOCUMENT FROM OTHER SOURCES – WE COULD SEND A LETTER FOLLOWING UP WITH OLD REPUBLIC, BUT I WOULDN'T ADVISE DOING THIS JUST FOR THE SAKE DOING SO.**
- We see the Estimated Buyer's Settlement Statement in "Ho_ Old Republic Title Company Records -1 (March 2017)_Part2.pdf," P. 27. Where is the Final Buyer's Settlement Statement? (We got a copy from subpoenaed documents from Sterling Bank and Trust, but none from Old Republic Title Co). **SAME THOUGHT HERE AS ABOVE.**

Finally, do we have a list of **Jeff Loew's subpoenas**? Of particular interest, we would like to know if and when they subpoena Dad's medical records. **WE HAVEN'T SEEN ANY "NOTICES TO CONSUMER" (REQUIRED TO ACCOMPANY A PROPOSED SUBPOENA) YET, WHICH INDICATES THAT JEFF LOEW HAS YET TO SEND OUT HIS FIRST SUBPOENA.**

Thanks,

Peter

E-MAIL 0440



Peter Ho <peter.ho@gmail.com>

RE: subpoena status and questions [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com> Wed, Nov 29, 2017 at 11:42 AM
To: "Peter C. Ho" <peter.ho@gmail.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Peter:

With regard to your questions about the Mary Bee Thrasher and Chicago Title Company records:

1. We have the Mary Bee Thrasher records and they will be sent to you sometime today.
2. The Chicago Title Company records just arrived. They will be put into chronological order and sent to you in the next day or so.

Please let me know if you have additional questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0441

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Tuesday, November 28, 2017 6:32 PM
To: John Minton; Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: subpoena status and questions

Dear John and Carol,

According to the Subpoena Status document, records were expected from **Mary Bee Thrasher** yesterday. Have we received them yet?

Also, have we received the **Chicago Title Company** records that were expected on 11/13/17?

We have a few questions regarding the subpoenaed documents from **Old Republic Title Co**:

1- In "Ho_ Old Republic Title Company Records (August 2017).PDF"

- P. 1: The date at the bottom of the Preliminary Report says "Dated as of August 23, 2017, at 7:30 AM." We would like to ask Christine Cang EXACTLY when this report was pulled per Order Number 0360020400-CC (why would this report be pulled between 8/23/17 and 8/30/17 (effective date of First Updated Preliminary Report)? Debby did not sign a listing agreement with Pierre Malak until 9/6/17.).
- P. 12: The date at the bottom of this First Updated Preliminary Report says "Dated as of August 30, 2017, at 7:30 AM," and this report has the buyers' names on it. When was this report pulled? The house was not even listed for sale until 9/11/17. Did Debby sell the house at the end of August?

2- In "Ho_ Old Republic Title Company Records (September 2017).PDF"

- P. 43-37: In this Second Updated Preliminary Report (Dated as of September 29, 2017, at 7:30 AM), shouldn't there be mention of the lis pendens that was filed?

3- Incomplete records:

- Throughout the documents, there are emails referencing attachments that have not been provided to us. Please have Old Republic Title Co produce these referenced attachments. The most critical of the missing attachments is the fully executed copy of Addendum No 2 removing James F. Ho from contract ("Ho_ Old Republic Title Company Records -1 (March 2017)_Part1.pdf," P.13).
- We see the Estimated Buyer's Settlement Statement in "Ho_ Old Republic Title Company Records -1 (March 2017)_Part2.pdf," P. 27. Where is the Final Buyer's Settlement Statement? (We got a copy from subpoenaed documents from Sterling Bank and Trust, but none from Old Republic Title Co).

Finally, do we have a list of **Jeff Loew's subpoenas**? Of particular interest, we would like to know if and when they subpoena Dad's medical records.

Thanks,

E-MAIL 0442

7/28/2020

Gmail - RE: subpoena status and questions [IWOV-WorkSite.FID72092]

Peter

E-MAIL 0443

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1585430698978343827&simpl=msg-f%3A15854306...> 3/3



Peter Ho <peter.ho@gmail.com>

Update

1 message

John Minton <jminton@ayhmh.com>

Wed, Nov 29, 2017 at 6:09 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

I wanted to touch base to acknowledge your recent emails. This has been a very busy week (deposition today, hearing in Butte County on Friday, etc.), so I haven't had any quiet time to sit down and examine what you've sent over the past few days. Realistically, I won't have a chance to get started on that until this weekend. Just wanted to give you a heads up. Hope everyone is good.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0444



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

13 messages

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:03 PM
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
 Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

This is the first of several emails I will send you this evening regarding records from Mary Bee Thrasher – Today Sotheby's International Realty.

Attached are documents regarding "Broker's Closing Package."

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Broker's Closing Package.pdf
 4285K

Carol Loza <cloza@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thu, Nov 30, 2017 at 5:05 PM

E-MAIL 0445

Attached are the Contract Documents.

[Quoted text hidden]

 **Contract Documents.pdf**
3678K

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:06 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Attached is Part 1 of the Disclosure documents.

[Quoted text hidden]

 **Disclosures_Part1.pdf**
5006K

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:06 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Attached is Part 2 of the Disclosure documents.

[Quoted text hidden]

 **Disclosures_Part2.pdf**
5097K

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:07 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Attached is Part 3 of the Disclosure documents.

[Quoted text hidden]

 **Disclosures_Part3.pdf**
2979K

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:08 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Attached are Email Communication documents.

[Quoted text hidden]

 **Email Communication.pdf**
377K

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:09 PM
E-MAIL 0446
<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1585541501807539081&simpl=msg-f%3A15855415...> 2/4

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Attached is Part 1 of the "Historical Disclosures & Reports."

[Quoted text hidden]

 **Historical Disclosures & Reports_Part1.pdf**
5088K

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:10 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Attached is Part 2 of the "Historical Disclosures & Reports."

[Quoted text hidden]

 **Historical Disclosures & Reports_Part2.pdf**
5000K

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:13 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Attached is Part 3 of the "Historical Disclosures & Reports" documents.

This is the final email transmission regarding documents from Sotheby's.

Additional emails will follow with the Chicago Title Company documents.

[Quoted text hidden]

 **Historical Disclosures & Reports_Part3.pdf**
2989K

Carol Loza <cloza@ayhmh.com> Thu, Nov 30, 2017 at 5:15 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Peter, Shan-Yuan and Della:

This is the first of four email transmissions regarding the Chicago Title Company records.

[Quoted text hidden]

 **Chicago Title Company Records (1 of 4)_Part1.pdf**
5074K

E-MAIL 0447

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1585541501807539081&simpl=msg-f%3A15855415...> 3/4

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Carol Loza <cloza@ayhmh.com>

Thu, Nov 30, 2017 at 5:16 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

This is the second of four email transmissions regarding the Chicago Title Company records.

[Quoted text hidden]

 **Chicago Title Company Records (2 of 4)_Part2.pdf**

3551K

Carol Loza <cloza@ayhmh.com>

Thu, Nov 30, 2017 at 5:19 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

This is the fourth and final email transmission regarding the Chicago Title Company records.

[Quoted text hidden]

 **Chicago Title Company Records (4 of 4)_Part2.pdf**

3740K

Carol Loza <cloza@ayhmh.com>

Thu, Nov 30, 2017 at 5:26 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the updated table regarding status of the subpoenas served in this case.

Please let us know if you have any questions regarding the attached document or any of the documents transmitted to you this evening.

[Quoted text hidden]

 **Ho_ 11-30-17 Subpoena Status.DOCX**

12K

E-MAIL 0448

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1585541501807539081&simpl=msg-f%3A15855415...> 4/4



Peter Ho <peter.ho@gmail.com>

conference call on Fri?

2 messages

Peter C. Ho <peter.ho@gmail.com>

Mon, Dec 4, 2017 at 3:31 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Do you have time this Fri (12/8/17) around 1:30pm to have a conference call with us? We would first like to discuss billing; immediately afterwards, we would like to touch bases on the case issues.

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Mon, Dec 4, 2017 at 3:50 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

Yes, Friday at 1:30 p.m. works well. I will have responses on pending issues out to you before then, so we should have a good basis for discussion.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0449



Peter Ho <peter.ho@gmail.com>

Discovery Requests

7 messages

John Minton <jminton@ayhmh.com>

Tue, Dec 5, 2017 at 11:11 AM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau"

<dellalau@launet.com>

Cc: "Daniel E. Lassen" <dllassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear all –

Attached are revised discovery requests, along with an edited version of the “comments” document that you provided to us, in which we have added some comments of our own to give you the benefit of our thinking. Please let us know whether you have additional comments or questions, or whether we are good to send off once the redlined changes are incorporated. As a reminder, we can always supplement with further sets of discovery. I would love to get these over to Debby – I’m dying to see how she’s going to respond to some of these.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

5 attachments

First Set of Requests for Admission.pdf
95K

First Set of Requests for Production of Documents.pdf
142K

First Set of Special Interrogatories.pdf
109K

Form Interrogatories.pdf
977K

Responses to Comments re Discovery.pdf

E-MAIL 0450

 149K

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Fri, Dec 8, 2017 at 11:45 AM

Dear John,

Part of my motivation for this furniture/personal property issue -- to establish what ruthless vultures Debb'y et. al are, that they had no care, no consideration whatsoever that we are grieving the death of our father. We take the stance these are sentimental items, so we want them back. So, if they wish to take the stance of a loving 22 year relationship, then their behavior here certainly shows none of it (we already know from the tape transcript, but that is not evidence yet.). I hope to establish somewhere the fact that they are so greedy to want to swipe EVERYTHING they can get their hands on, big and small.

Additional admissions or interrogatory or deposition.
 on Debby's actions on the furniture and not allowing Peter and I to take our father's property.

"Admit, you told Rita and Reinhard to relay to Peter that you bought all the living room (couch, 2 barrel chairs, coffee table) and dining room (table plus 6 chairs) furniture with your credit card."

"Admit that you told Rita to call the police if Peter tried to move any of James furniture in the living room and dining room."

"Admit you would not allow Peter to take his father's black and white photo print in the master bedroom in 229 Fulton and would call the police if Peter tried to move it, because you said our father gave it to you."
 [this was at CSM and our father really like it, so Peter really wants it back]

"Admit that most of the year you were in James' service, the total yearly amount of money you received is greater than your yearly income (excluding rental income)."

[Note: income from all 3 of her properties were only possible because of James contribution.]

This does not have solid proof, but other evidence suggests it.

"You put all James larger personal belongings in the garage BEFORE his death."

I think we are all good to go with the current interrogatories and admissions etc.

best,
 SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Fri, Dec 8, 2017 at 12:07 PM

Thanks, Shan-Yuan. Understood, and I think these are all good deposition topics. I'll wait for everyone's final OK on the discovery requests this afternoon, but meanwhile I will have Carol proof and finalize.

Best,

John

John D. Minton

E-MAIL 0451



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Fri, Dec 8, 2017 at 1:22 PM

Hi John,

Della and Peter already gave me their okay last week. I was just so swamped that I was the one holding up everything up with my comments.

Peter may have a few minor typo corrections as well.

I need to clarify the statement:

"Admit that most of the year you were in James' service, the total yearly amount of money you received is greater than your yearly income (excluding rental income)."

[Note: income from all 3 of her properties were only possible because of James contribution.]

What I meant to say: For the majority of years in the past 17 years, the yearly sum total of the checks Debby received from James is greater than her annual pension plus SSA, etc. This is easily proved once we have her tax returns.

Talk to you soon,
SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Fri, Dec 8, 2017 at 4:00 PM

Got it – thank you.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Sat, Dec 9, 2017 at 12:36 AM

Hi John,

Here are the typo corrections:

First RFA (Request for Admission) [101]:

No. 86, 88: "...were gifts..." instead of "were a gifts."

E-MAIL 0452

No. 101, 102: Re-number these because #100 was deleted.

First Set of Special Interrogatories [80]:

No. 79: "Identify any **and** all transfers..."

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sun, Dec 10, 2017 at 7:31 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thank you, Peter. I have no doubt Carol would have caught these on her final review, but thank you for your second set of eyes!

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0453

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1585972349184981722&simpl=msg-f%3A15859723...> 4/4



Peter Ho <peter.ho@gmail.com>

Ho: Estate EIN [IWOV-WorkSite.FID72068]

2 messages

Kelly Mohr <kmohr@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Dec 5, 2017 at 11:56 AM

Hi Peter:

Attached is the Form SS-4, Application for Employer Identification Number for the Estate of James F. Ho. As you will note, the following EIN has been assigned to the estate: 30-6595415.

Kindly sign and date the Form SS-4 and mail the original to me. If you have a chance to send me a signed pdf as well, that would be great.

Thank you,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho Estate SS4.pdf
120K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Kelly Mohr <kmohr@ayhmh.com>

Tue, Dec 5, 2017 at 1:51 PM

Hi Kelly,

E-MAIL 0454

Attached is a signed pdf. I will send the original to you via USPS mail.

Thanks,

Peter

[Quoted text hidden]

 **Ho Estate Form SS-4 (signed).PDF**
525K



Peter Ho <peter.ho@gmail.com>

Ho: Administration of Trust B under the James F. Ho and Grace C. Ho Declaration of Trust/Distribution of Boothbay Ave., Foster City [IWOV-WorkSite.FID72080]

Kelly Mohr <kmohr@ayhmh.com>

Thu, Dec 7, 2017 at 11:33 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Steven D. Anderson" <sanderson@ayhmh.com>

Dear Peter,

You have requested an outline which sets forth the steps necessary to effectuate the transfer of a 100% undivided interest of Boothbay Avenue, Foster City (the "property") to Shan-Yuan without creating a reassessment of the property. As you may recall, title to the property is currently held as follows: "James F. Ho and Diane S. Ho, Trustees of the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, Trust B."

Step 1: Record an Affidavit Change of Trustee to remove your father as Trustee and to show that Shan-Yuan (Diane) is now the sole currently acting trustee of Trust B. At the same time, a Preliminary Change of Ownership Report ("PCOR") Form must also be submitted to the County Assessor. The PCOR advises the County Assessor that this transaction is excluded from reassessment.

Step 2: Obtain a mortgage against the property equal to the amount of 2/3 of the value of the property. You have indicated that the value of the property is \$1,500,000, therefore, the amount of the mortgage should be \$1,000,000. The borrower on the loan **must be** Shan-Yuan, as Trustee of Trust B under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992.

Step 3: Place the loan proceeds into an account titled in the name of Shan-Yuan, as Trustee of Trust B under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992. If Shan-Yuan has not already opened a Trust B account, she must do so before this step.

Step 4: Record a Trust Transfer deed transferring the property from Shan-Yuan, as Trustee of Trust B under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992 to Shan-Yuan Ho, a single woman. At the same time the following forms must be submitted to the County Assessor: (i) PCOR; (ii) Claim for Reassessment Exclusion for Transfer Between Parent and Child (the "Claim Form") and (iii) Transfer Tax Affidavit. The first two forms advise the assessor that the property should not be reassessed and the third form is to advise the assessor that the transfer is excluded from transfer tax. The County Assessor will also require a copy of the Declaration of Trust with the Claim Form.

Step 5: Transfer the mortgage from Shan-Yuan, as Trustee of Trust B under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992 to Shan-Yuan Ho.

Step 6: Issue checks payable to each of you and Della in an amount equal to ½ of the net value of the property transferred to Shan-Yuan. Based on the figures above, that amount would be \$500,000 each.

We can prepare the Affidavit Change of Trustee, Trust Transfer Deed and all of the related forms for Shan-Yuan with her approval. At that time, we will also prepare a form of trust asset allocation and distribution showing the agreed upon date

E-MAIL 0456

of distribution values of all assets and the allocation among the beneficiaries, together with receipts of distribute and release documents.

The California Revenue and Tax Code also requires that a Change of Ownership Statement be filed in every county in which a decedent owned real property at the time of death. The Change of Ownership Statement must be filed within 150 days from dated of death (i.e. February 2, 2018). We recommend that we prepare this form for both the Boothbay Avenue and Los Angeles County properties now for Shan-Yuan's signature and file them as soon as possible.

Please let me know if you have any questions.

Best regards,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Peter Ho <peter.ho@gmail.com>

Transcripts

1 message

John Minton <jminton@ayhmh.com>

Thu, Dec 7, 2017 at 5:24 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I've read the new transcripts. My impressions:

July 2017 conversation between Della, Peter and Debby: Conclusion: Overall, a mixed bag.

The good: Della is strong in maintaining a consistent narrative that James did not have the ability to convert the loan to a gift given his mental decline. Debby confirms that James is utterly dependent, physically and mentally, on her. She admits that she uses the threat of leaving him to keep him in line. States that he couldn't be a co-buyer of the Redwood City property because "his mind becomes unclear." Pretty damning. She also says she's wanted to leave for a long time, but stays only out of pity for James, and guilt. This is not how a "girlfriend" (if that is what she's going to call herself in the lawsuit) talks about her significant other.

The bad: Debby is a mess with her myriad contradictions, but stays fairly focused with her primary story, i.e., the \$1M started as a loan, and later became a gift. In relating comments James made, Peter with some of his statements seems not to rule out the possibility that James intended to (and therefore had the cognitive ability to) convert the loan to a gift. Peter also states fairly clearly that James did not want to go on title, which contradicts our claim that the plan all along was that James go on title to secure the loan. Peter also states several times that James wanted to leave Debby with something (presumably after he dies).

August 2017 transcript of conversation between Della, Debby and James: Conclusion: a mixed bag.

The good: After Della confronts Debby about poisoning James' mind with the retirement home issue, Debby goes nuclear, and says "I want him to move out tonight, okay! Take him home with you!" This one exchange demonstrates Debby's sick game of manipulation. She knows Della cares deeply about her father and she knows James is completely beholden to her. She holds most of the cards, and plays them demonically. She threatens to "move away" at several other points, and at others says he should move away due to her supposed mistreatment by the family. At another point she says (in front of James), "I said this old person [James] is pitiable. So early that he lost his wife." And, "I tell all my friends, I am doing volunteer work here." This is not how a "girlfriend" speaks.

The bad: Della tries to get James to confirm the money was a loan, and he says, "No. I never said this. Whomever I give it to is whomever I give it to. Yeah. When I sold the house, whomever I give it to is whomever I give it to. It's my house." This is subject to interpretation, but it appears he's saying that he can give his money to whomever he wants, and he may be referring to the proceeds of the Foster City house. That said, our position is that his cognition was so compromised that, even if we read his comments this way, he would (and did) say the opposite thing in the next breath.

E-MAIL 0458

Looking forward to catching up with you all tomorrow.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0459

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1586176981240428335&simpl=msg-f%3A15861769...> 2/2



Peter Ho <peter.ho@gmail.com>

Call

5 messages

John Minton <jminton@ayhmh.com> Fri, Dec 8, 2017 at 1:32 PM
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Here again is the conference dial information:

Phone Number: (800) 511-7985

Access Code: 772-3500

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
 650.212.5900
 www.andersonyazdi.com
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@ayhmh.com>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Sun, Dec 10, 2017 at 9:14 PM

Dear John,

Are you available for a quick conference call with us tomorrow (12/11/17 Monday) at 1:30pm to clarify some of the furniture issues and questions?

Thanks,

E-MAIL 0460

7/28/2020

Gmail - Call

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Dec 11, 2017 at 8:11 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Peter - Yes, that should work. I'm heading out to a meeting right now but will confirm (and provide the dial-in information) when I get back to the office at around 10:30 a.m.

Best,
John

Sent from my iPad

On Dec 10, 2017, at 9:14 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:

Dear John,

Are you available for a quick conference call with us tomorrow (12/11/17 Monday) at 1:30pm to clarify some of the furniture issues and questions?

Thanks,
Peter

On Fri, Dec 8, 2017 at 1:32 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

Here again is the conference dial information:

Phone Number: (800) 511-7985

Access Code: 772-3500

Best,

John

John D. Minton

<image001.png>

[Quoted text hidden]

ANDERSON YAZDI
Hwang Minton + Horn

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5989 Fax

image001.png
25K

John Minton <jminton@ayhmh.com>

Mon, Dec 11, 2017 at 10:39 AM

E-MAIL 0461

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1586252997046421537&simpl=msg-f%3A15862529...> 2/3

7/28/2020

Gmail - Call

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Confirming 1:30 p.m. this afternoon for a call. Dial-in information below:

Phone Number: (800) 511-7985

Access Code: 772-3500

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Dec 11, 2017 at 10:44 AM

On another note, we have confirmed that Jeff Loew's office has requested copies from our subpoena service of all of the documents we've subpoenaed. Presumably this has been happening as they see our subpoenas.

[Quoted text hidden]

E-MAIL 0462

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1586252997046421537&simpl=msg-f%3A15862529...> 3/3



Peter Ho <peter.ho@gmail.com>

foreclosure

1 message

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Dec 8, 2017 at 2:06 AM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Dear John,

In preparation for the future, if at some point Debby defaults on the mortgage for 229 Fulton St and the property forecloses, can we request

that \$1,167,050 to be paid into an escrow locked account first and then the mortgage to be paid off second? The reason is that Sterling Bank is at FAULT for not checking Debby's fraudulent mortgage application.

However, if they work with us to put a lien on [1319 Brewster Ct, El Cerrito](#) for the remaining amount in contention, then they get their mortgage amount paid first.

Suppose Sterling Bank does not comply to our request, then is it possible to threaten a suit (NOT empty because we will go forward if we can) against Sterling Bank? Their negligent actions resulted in significant financial loss for us by giving a mortgage to a completely unqualified applicant without verifying any of the facts (from down payment to employment income), and thus, allowed the purchase of 229 Fulton St and the only means for Debby to steal over a million from James Ho. Debby had tasted some success of her MO with Albany and then McCollum. We also cannot see an alternative plan where she can steal that massive amount of money from such a tight, stingy, financially careful, and selfish FF.

Almost every part of Debby's application is a fraud, laden with misinformation with the intent to deceive. There is no indication anywhere on the subpoenaed documents that the loan officer Geoffrey Garcia asked why the "husband James" is not on title, and why he wanted to give his "wife Debby" a \$1,167,050 million dollar gift to purchase the property. Sterling Bank needs to face the consequences of their irresponsible actions. Note that this is the exact behavior of mortgage companies that resulted in the financial crisis of 2008, so Sterling Bank will not look good in court.

If Jeff Loew rejects any of our demands (52.2% rental income from 229 Fulton St, 50% rental from 1627 McCollum St, Lis Pendens on both properties), and/or complains to the judge that Debby's source of funds to fight this case will be significantly cut off, then can we just present the following? We show her signed mortgage application and signed statements that she presently makes \$18,500 plus \$6,000 bonus per month as a sales executive for Evergreen Life and has had this income for the past 5 years, which is more than Peter and Della put together. Thus, Debby's stealing of almost all Trust Funds and James personal property now making money off this stolen money and property has severely cut off our funds for fighting this case.

Shan-Yuan

E-MAIL 0463



Peter Ho <peter.ho@gmail.com>

Furniture and 229 Fulton update

1 message

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Dec 8, 2017 at 2:01 AM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Dear John,

Some updates and the current status at 229 Fulton Street, and our father's furniture and personal property.

1. The rental listing for 229 Fulton St was removed on 11-30-2017, so we think Debby has the property rented. Two weeks ago, I had a friend call to inquire about the rental listing, specifically asking whether the furniture in the listing photos are included in the \$6,400 rent. Debby's daughter, Rita Chang, stated that the rental price increases if furnished, and the rental contract will be 6 months. My friend asked for the possibility of a year contract, and Rita replied, "There are factors beyond our control, so the maximum is a 6-month lease with month-to-month afterwards."
2. It does not seem fair nor appropriate that Debby make money off of stolen funds (\$1,167,050 million) and our property (furniture), which she is currently doing. While the stolen funds are in litigation, the furniture issue should be resolved now.

Furniture

On 9/9/2017--four days after our father died and one day before the funeral--Peter, his brother-in-law, two hired movers, and I went to 229 Fulton Street to move our father's belongings out.

Upon arrival, Peter and I felt extremely disrespected and very hurt at how they treated and stole our father's belongings, which meant a lot of sentimental value to us. They kept all the things they wanted and then dumped our Dad's larger items that they did not want in the garage (TV, stand, bed, etc.), even after we had asked them not to touch our dad's belongings. We had to get rid of the bed because the garage was dirty, dusty, and had mice. They had picked out our dad's kitchen items that they did not want and dumped them along the hallway floor. They did not allow us in the kitchen, stating they had already separated our dad's belongings from Debby's.

Debby, her daughter Rita Chang, and Reinhard Oesterle would not allow us to take our father's furniture in the living room and dining room nor our mother's piano. There was a big and surprising contention on the furniture. Debby instructed, via phone to Rita (which we could hear) to have her call the police if we moved the furniture. Rita stated that her mom "claims the furniture was bought on her [Debby's] credit card and that our dad 'gave' her our mom's piano." I asked for the credit card receipts and a gift acknowledgement. Rita and Reinhard said they needed time and will produce it later. At that point, I called our then attorney (Ed Koplowitz) for advice, and brought

E-MAIL 0464

back the suggestion of putting the contested furniture into a neutral storage location until resolution, since we already hired the movers and a large truck and we were certain that our father paid for the furniture. I also promised that if we were mistaken, i.e., they produced Debby's credit card receipts, we would bring all the furniture back at our expense. The idea was flatly rejected by both Rita, Reinhard, and Debby. They finally relented in letting us take our mother's piano, but insisted that Debby purchased all the furniture in 229 Fulton with her credit card, so we were not to touch it. They again threatened to call the police if any furniture was removed. We explicitly told them that the contested furniture were all pieces bought to furnish our father's prior home ([720 Promontory Point Ln, #2401](#) in Foster City). As Debby had no regard for my mother's furniture or belongings and threw out anything related to our mother, it felt like salt in our wounds as she stole to keep a piece of our father from us as well. We would like all our father's furniture back in the same as-new shape (I took pictures on the day of the move and they have their listing photos on zillow). The living room and dining room furniture photos here in the [listing photos](#).

I went in the master bedroom to use the bathroom and checked the room to look at the framed photo in the master bedroom, which was taken from our house in CSM. Rita was angry that I was in the master bedroom and kept questioning me, "What are you doing in my mother's room! I want to make sure you did not take any inappropriate pictures or remove anything." I replied, "I took nothing. You can check my camera that I took no photos. I would like to take my father's framed photo." Rita would not allow it to be touched, claiming that our dad gave it to Debby. I told her I don't believe it, I again asked for a gift acknowledgement receipt, I remarked that their response to everything they want is a gift from my father to their mother, to which she did not respond.

They did not allow us to see every part of the house; we were not allowed inside the kitchen nor in the Master Bedroom, where dad had stayed for 3 weeks.

We had rented a big truck (17 footer), which was more than half empty when we left, because we were not allowed to move any of our father's living room and dining room furniture. The only furniture we could take is what they did not want: his bed, TV, stand, office chair, small round table, 4 folding chairs, small bookshelf -- all greater than 7 years old. We were advised by our then attorney, Ed Koplowitz, to leave the furniture and settle the dispute later. [living and dining room listing photos here](#)

We now know why they were adamant: they needed all the living room and dining room furniture for staging and open house.

The atmosphere, at that point, became very tense. In attempting to protect both sides, I told Rita that I would take photos of each room after the move, with Rita's full agreement that all pictures would be shared. When I went downstairs to take photos of the living room and dining room, both Rita and Reinhard became increasingly uncomfortable and aggressive. For some unknown reason, Reinhard became furious and started screaming and threatening me, "Enough! No more pictures! I can't stand it anymore. If your father were alive, he would be totally ashamed of you!"

He pointed his fingers screaming at me and touched my phone, and if Peter had not commanded him to back off in a loud voice and the movers had not run in, Reinhard would have made physical contact with me.

1. Our first demand is a copy of Debby's credit card receipts for our father's furniture that she promised to produce. (We have since spent the time and effort to locate **our father's** receipts for the furniture which are uploaded, but we should not let them know in the initial demand letter.)

If they cannot prove that the furniture belongs to them, we demand that all our father's furniture and missing items listed below be shipped to Della's or Peter's house.

We had a truck and movers ready on 9/9/17, but Rita and Reinhard blocked the move on Debby's claim that she paid for the furniture.

2. Based on history, the Trust requests 50% of the rental income and be given all renter and lease information for 1627 McCollum Street. The Trust will pay its share of the 50% of expenses on the McCollum property.

3. The Trust requests 52.2% ($1,167,050/2,235,000 = 0.522$) of the rental income for 229 Fulton Street (if the lease does not include our furniture), including all renter and lease information.

If the lease **does** include our furniture, then we request 52.2% of \$6,400 (their advertised rental income), and demand they ship our father's furniture to either Peter's or Della's house, which was the original destination on 9/9/17. We will inspect upon delivery and should there be any damages, Debby is 100% responsible for fixing it to the as-new condition on 9/9/17, as shown on pictures on the day of the move and their listing photos on zillow.

We will pay for 52.2% of the property tax and zero on insurance (since insurance is required by the mortgage company, and the mortgage is 100% Debby's responsibility; our part is cash, which does not require insurance).

All money from (2) and (3) can be placed into a locked escrow account until completion of lawsuit.

4) We request at a later date that we are given the opportunity to inspect all of Debby's kitchen wares and property at 229 Fulton Street and 1319 Brewster Court.to see if she took anything that belonged to our mother or father.

Furniture: Newly bought in 2016 to furnish dad's Foster City Penthouse receipts, info

- Scandinavian Designs: Dining Table, 6 chairs, leather couch = \$4,754.35 (purchased on 5/15/16 Chase *5151)
- coffee table
- 2 Lamps Plus barrel chairs (purchase #1 on 3/31/16 Chase *2891 = \$250.34; purchase #2 on 5/21/16 Chase *5151 = \$240.34)

We request the return of the following personal items belonging to our father. These items were among his possessions, but they sifted it out and kept it.

- Blood sugar test kit (Peter bought it for dad 2 years ago)

E-MAIL 0466

- Food processor
- Rice cooker (moved from CSM -> Boothbay -> Flying Cloud -> Promontory Point -> Fulton)
- Water boiler (purchased at Flying Cloud and moved to -> Promontory Point -> Fulton)
- The framed black and white landscape print in the Master bedroom of 229 Fulton (originally at CSM -> Boothbay -> Flying Cloud -> Promontory Point -> Fulton)
- NannyCam (I don't think we should mention this and we don't want it back)

They claim we are an “extended family” and “Debby and dad cared deeply for each other,” however, they not only did not help us a single bit with our grief, but they made our life a living hell.

Flattened and barely alive,
SYH



Peter Ho <peter.ho@gmail.com>

Letter to Loew re McCollum

2 messages

John Minton <jminton@ayhmh.com>

Fri, Dec 8, 2017 at 10:10 AM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Attached is a draft letter to Jeff Loew regarding the McCollum rental income issue. I'd like to break our various requests into separate letters, as each item could theoretically become the subject of its own motion before the court and we want to keep things as simple as possible.

We can discuss this on our call this afternoon.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Letter to Loew re McCollum.docx
 173K

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Dec 8, 2017 at 11:18 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear John,

Good letter. I had told Peter last week that we should ask you to address each issue in a separate letter, so it turns out that we are all on the same page.

E-MAIL 0468

Thanks!
Shan-Yuan
[Quoted text hidden]

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

John D. Minton

jminton@ayhmv.com

December 8, 2017

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

As you have seen from the information provided in our court petition, Peter Ho, Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended, is a beneficial owner of the property commonly known as 1627 McCollum Street, Los Angeles, California as to a 50% interest. As such, he is entitled to 50% of the net income from the property. By this letter, I ask that your client (1) direct monthly payments of such income to a separate account to hold the funds during the pendency of this lawsuit, and (2) provide supporting documentation showing that the payments represent 50% of the net rental income from the property. If your client is unwilling to satisfy these demands, please let me know immediately.

Thank you.

Very truly yours,

John D. Minton

JDM/cal

51476-00001\WorkSite\9197526.1



Peter Ho <peter.ho@gmail.com>

Letter to Loew re Personal Property

4 messages

John Minton <jminton@ayhmh.com>

Fri, Dec 8, 2017 at 10:21 AM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Letter to Jeff Loew re personal property items attached. You can see I'm taking a slightly different approach than you may have envisioned. I can explain on our call.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Letter to Loew re Personal Property.docx
173K

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Dec 8, 2017 at 11:08 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear John,

I like your letter and approach, except for the fact that we will pick up the furniture ourselves. You must have your reasons,
 so I look forward to your explanation in our conference call today.

best,
 Shan-Yuan

E-MAIL 0471

7/28/2020

Gmail - Letter to Loew re Personal Property

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Fri, Dec 8, 2017 at 12:04 PM

Dear Shan-Yuan –

Yes, we can discuss on our call – the basic reason is to position ourselves for maximum impact before the court.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Dec 11, 2017 at 11:26 PM

Hi John,

Here is the [List of Personal Property](#) file (located under Litigation --> Furniture that Dad paid for folder).

Please let me know if you have any questions or need additional information.

-Peter

[Quoted text hidden]

E-MAIL 0472

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1586241018930887327&simpl=msg-f%3A158624101...> 2/2

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

John D. Minton

jminton@ayhmh.com

December 8, 2017

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

As you may know, James' will and trust provide that all of his personal property is to be distributed to his three children. Following his death, your client permitted James' family to retrieve some of James' personal property items, but resisted turning over many others, including much of the furniture in the Fulton Street home. Virtually all of this furniture was James', having been transferred from his prior residences.

Below is a list of the personal property items that are now requested:

[List]

I have photographs of many of these items. If your client needs to see a corresponding photo to assist her in locating any particular item, please let me know.

We can make arrangements to pick up these items during the first few weeks of January, but we request that the items be centralized as much as possible. Please advise.

Thank you.

Jeffrey R. Loew, Esq.

December 8, 2017

Page 2

Very truly yours,

John D. Minton

JDM/cal

51476-00001\WorkSite\9197576.1

E-MAIL 0474

List of Dad's Personal Property Needing to be Returned, which they either (1) refused to let us take (items 1,2,3,4,5,7,8) by threatening to call the police or (2) did not allow us to look for the smaller items (5,9,10,11,12,13) when we went to move dad's things out on 9/9/17.

1. White-gray Dining Table (glossy top, pedestal bottom)
2. Matching Dining Chairs (6)
3. Brown Swivel Accent Chairs (2)
4. Beige Leather Sofa (modern, about 7' long)
5. Black Coffee Table (with metal legs and curved feet)
6. Sony VAIO EB Series Laptop (Model VPCEB35FX/WI) + Intel Laptop Bag + Logitech Wireless Mouse and Receiver + Power Supply
7. Framed black and white landscape print (Arches National Park)
8. Brown-framed painting of older houses and alley (dark themed)
9. Square analog clock with gold trim
10. FreeStyle Blood Glucose Testing Kit (includes meter, lancets, lancing device, and test strips)
11. Cuisinart Food Processor (large)
12. Zojirushi Rice Cooker
13. Zojirushi Water Boiler (the larger one)



Peter Ho <peter.ho@gmail.com>

homework and witness list

Peter C. Ho <peter.ho@alumni.stanford.edu>

Sun, Dec 10, 2017 at 9:59 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: John Minton <jminton@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>

Dear John,

Here is the list of emails that were produced and the ones that we know are missing:

Emails **FROM** Vicky Fellowes:

1. Produced 2/15/17 to: Tanya Reperyash re: Initial Offer documents
2. NOT produced 2/22/17 to: Geofrey Garcia, Christine Cang re: Ratified contract received
3. Produced 2/23/17 to: Tanya Reperyash re: Signed disclosures
4. NOT produced 3/2/17 to: Christine Cang re: SB Commission demand
5. NOT produced 3/9/17 [IMPORTANT] to: Geofrey Garcia cc: Christine Cang re: Removing James from contract
6. NOT produced 3/22/17 to: Christine Cang re: 229 Fulton [empty]

Emails **TO/CC** Vicky Fellowes:

1. Produced 2/21/17 from Patricia Palomino re: EMD (copy) for your file
2. Produced 2/21/17 from Stanley Yee cc: Geofrey Garcia re: Ratified counter offer
3. NOT produced 2/21/17 from Geofrey Garcia re: Send RPA number and escrow contract
4. NOT produced 2/21/17 [IMPORTANT] from Tanya Reperyash to: Vicki Fellowes, Stanley Yee, Christine Cang re: Confused: changed lenders?
5. NOT produced 2/22/17 cc: from Geofrey Garcia to: Christine Cang re: Send me your fees
6. NOT produced 2/22/17 from Geofrey Garcia cc: Christine Cang re: Received!
7. Produced 2/23/17 from Tanya Reperyash to: Vicki Fellowes, Edward Jung re: Updated documents
8. NOT produced 3/22/17 cc: from Christine Cang to: Tanya Reperyash re: Closing date

Emails **FROM** Stanley Yee:

1. Produced 2/21/17 to: Vicki Fellowes cc: Geofrey Garcia re: Ratified counter offer

Emails **TO/CC** Stanley Yee:

1. NOT produced 2/19/17 from Tanya Reperyash re: Seller accepted counter offer
2. NOT produced 2/21/17 [IMPORTANT] from Tanya Reperyash to: Vicki Fellowes, Stanley Yee, Christine Cang re: Confused: changed lenders?

In addition, since Mary Bee does not use email, can we subpoena her **text messages and voicemail?**

I also think we should **subpoena Geoffrey Garcia's email** since we did not get any from Sterling Bank and Trust.

Thanks,
Peter

On Sun, Dec 10, 2017 at 8:56 PM, Shan-Yuan Ho <shanyuan@gmail.com> wrote:

Dear John,

FYI:

E-MAIL 0476

Mary Bee lied multiple times to SYH during their 24 minute phone conversation on September 24, but SYH believed her at the time until the truth was revealed later by Peter.

SYH called Mary Bee to inform her of James' death, inquired about the sale of CSM, and if she knew of any information on the purchase of 229 Fulton.

Lie #1:

SYH asked Mary whether she knew anything about the sale of 229 Fulton Street and who the listing and buying agents were. Mary Bee said she knew nothing about the sale of 229 Fulton St. When asked again, Mary Bee said Redwood City was not her sales area; her area was basically Hillsborough and occasionally Foster City, and she does not deal with anything south like Redwood City. She kept mentioning that she just sold a house in Hillsborough for \$7M and only deals with multi-million dollar houses.

[Peter's comment: Mary Bee was the buying agent for 229 Fulton St. I met her, Dad, and Debby on 2/12/17 at 229 Fulton St when looking at the house.]

Lie #2:

Mary Bee said she did not receive any commission for the sale of 148 CSM Dr. She said she started out as the listing agent, the house never went on the market, the house was sold under her nose, and someone else received the commission. SYH asked if she felt sore about that, and Mary Bee said a little bit. Mary Bee also said she did not understand why the house did not go on the market.

[Peter's comment: Mary Bee was the listing agent for the pocket sale of 148 CSM Dr. She received 1% commission for the sale, and the buying agent received 2%.]

Lie #3:

SYH: What interactions have you had with Debby and do you know much about her?

Mary Bee: I don't know anything about Debby. I know your father. Debby likes going to many open houses. She would often visit my open houses, grab a flyer, and quickly leave without even saying hello. She is a strange person--that even my mortgage lender said it.

[Peter's comment: Dad, Debby, and Mary Bee went out to restaurants to eat together at least twice.]

More to come from Peter on the missing emails from Sotheby's International Realty. Peter will email you a complete list of the missing e-mails.

Shan-Yuan

On Sun, Dec 10, 2017 at 10:32 PM, John Minton <jminton@ayhmh.com> wrote:

Thank you both – I will follow up with Sotheby's using this information.

Best,

John

E-MAIL 0477

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Saturday, December 09, 2017 10:31 AM
To: John Minton
Cc: Della N. Lau; Peter Ho; Shan-Yuan Ho
Subject: Re: homework and witness list

John,

Email dates in the subpoenaed documents from Sotheby's International Realty (Mary Bee) are 2/15/15, 2/21/17, 2/23/17 and people include Vicki Fellowes and Stanley Yee.

For now, the following 3 emails from Old Republic NOT included from Mary Bee's subpoenaed docs are

1. The most important email on 3/9/17 from Vicki Fellowes to loan officer Geoffrey Garcia

"Attached please find a fully executed copy of Addendum no 2 removing James F. Ho from contract."

Page 13 in [Ho_ Old Republic Title Company Records -1 \(March 2017\)_Part1.pdf](#)

2. Email on 2/21/17 from Tanya Reperash to Vicki and Stanley

"Hi Vickie and Mary Bee,
 Here is the Purchase Agreement.
 I am confused regarding the buyers financing. The Pre-approval letter has been signed by Michael Chiu. [415-793-2485](#) cell. Gereral Mortgage Capital Corporation, [650-340-7800](#).
 Have you changed the lerider? Please let me know."

Page 21 in [Ho_ Old Republic Title Company Records -1 \(March 2017\)_Part1.pdf](#)

E-MAIL 0478

3) 3/2/17 email from Vicki Fellowes to Christine Cang regarding commision demand and home warranty

Page 2 in [Ho_ Old Republic Title Company Records -1 \(March 2017\)_Part1.pdf](#)

The most important emails of (1) and (2) above involving Vicki Fellowes are missing from Mary Bee. Furthermore, Vicki provides emails she received on 2/21/17 but not (2) which she also received on 2/21/17. Both facts are quite strange unless the emails were intentionally cut, and they did not want us to see it.

My sense is that Mary Bee and Sterling Bank are all in on some plan with Debby.

Shan-Yuan

On Sat, Dec 9, 2017 at 3:39 AM, Peter C. Ho <peter.ho@gmail.com> wrote:

Dear John,

The only two people I found with related email from Today Sotheby's International Realty in the subpoenaed documents of Old Republic Title Company and Sterling Bank and Trust are:

Vicki Fellowes
Administrative Manager
vicki@todaysir.com
650-597-1849

(received \$200 at close of escrow on Pp. 7, 11 of "Ho_ Old Republic Title Company Records -2 (March 2017)_Part2.pdf")

Stanley Yee
stanleyyee1099@gmail.com
stanley.yee@rate.com

(associated with Mary Bee on the ratified counter offer)

Here is the link to the [Potential Witnesses for Depositions and Cross Examination](#) list, which is located in the Litigation folder.

Thanks,

Peter

E-MAIL 0479

E-MAIL 0480

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permmsgid=msg-f%3A1586466113308339232&dsqt=1&simpl=msg-f%3A1...> 5/5



Peter Ho <peter.ho@gmail.com>

Letter to Jeff Loew re Fulton Rent

2 messages

John Minton <jminton@ayhmh.com>

Mon, Dec 11, 2017 at 5:22 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Please see attached. Let me know if you have questions or comments, otherwise we'll get this out tomorrow.

Best,

John

John D. Minton

ANDERSON YAZDI
 LEP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 12-12-17 J. Minton Ltr to J. Loew re Fulton Rent.pdf
 97K

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Dec 11, 2017 at 10:04 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear John,

We all find the letter perfectly stated and look forward to Jeff's reply.

Thank you,
 Shan-Yuan, Della, Peter
 [Quoted text hidden]

E-MAIL 0481

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

John D. Minton

December 11, 2017

jminton@ayhmv.com

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

As you have seen from the information provided in our court petition, Peter Ho, Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended, is a beneficial owner of the property commonly known as 229 Fulton Street, Redwood City, California (the "Redwood City Property"). We believe that the court will determine my client's ownership interest to be 50% at a minimum. As such, he is entitled to at least 50% of the net income from the Redwood City Property, exclusive of the mortgage, which is solely in your client's name. I understand that the property is currently rented out, or may become rented out in the near future. By this letter, I ask that your client (1) direct monthly payments of 50% of the net income from the Redwood City Property to a separate account to hold the funds during the pendency of this lawsuit, and (2) provide supporting documentation showing that the payments represent 50% of the net rental income from the property. If your client is unwilling to satisfy these demands, please let me know immediately.

Very truly yours,

John D. Minton

JDM/cal

51476-00001\WorkSite\9198521.1



Peter Ho <peter.ho@gmail.com>

Letter to Sotheby's

3 messages

John Minton <jminton@ayhmh.com> Mon, Dec 11, 2017 at 5:29 PM
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Draft letter to Randy Brisbane of Sotheby's attached. I looked back at the subpoena and it does not request voicemail messages. Let's see what we get in response to this, and we can send a further subpoena if we decide to.

Let me know if you have any comments or questions, otherwise we'll fire away.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road **650.212.5900**
 Burlingame, CA 94010 650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Ho_12-12-17 J. Minton Ltr to R. Brisbane \(2\).pdf](#)
 62K

John Minton <jminton@ayhmh.com> Mon, Dec 11, 2017 at 5:33 PM
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Make that "Robert" Brisbane...

[Quoted text hidden]

E-MAIL 0483

7/28/2020

Gmail - Letter to Sotheby's

Shan-Yuan Ho <shanyuan@gmail.com>

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Mon, Dec 11, 2017 at 10:09 PM

J - Fire Away!

-S,D,P

[Quoted text hidden]

E-MAIL 0484

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A15865396932792297&simpl=msg-f%3A15865396...> 2/2



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

1 message

Carol Loza <cloza@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Dec 12, 2017 at 12:35 PM

Peter, Shan-Yuan and Della:

Attached please find copies of the following letters:

1. Letter to Jeffrey Loew regarding the Fulton Street property;
2. Letter to Jeffrey Loew regarding the McCollum Street property; and
3. Letter to Robert Brisbane of Sotheby's.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

3 attachments

Ho_ 12-12-17 J. Minton Ltr to J. Loew (Fulton) (2).PDF

E-MAIL 0485

46K

 **Ho_ 12-12-17 J. Minton Ltr to J. Loew (McCollum).PDF**
36K **Ho_ 12-12-17 J. Minton Ltr to R. Brisbane (Sotheby_s) (2).PDF**
133K**E-MAIL 0486**<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1586611786430139677&simpl=msg-f%3A15866117...> 2/2

ANDERSON YAZDI
HWANG MINTON+HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@ayhmh.com

December 12, 2017

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

As you have seen from the information provided in our court petition, Peter Ho, Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended, is a beneficial owner of the property commonly known as 229 Fulton Street, Redwood City, California (the "Redwood City Property"). We believe that the court will determine my client's ownership interest to be 50% at a minimum. As such, he is entitled to at least 50% of the net income from the Redwood City Property, exclusive of the mortgage, which is solely in your client's name. I understand that the property is currently rented out, or may become rented out in the near future. By this letter, I ask that your client (1) direct monthly payments of 50% of the net income from the Redwood City Property to a separate account to hold the funds during the pendency of this lawsuit, and (2) provide supporting documentation showing that the payments represent 50% of the net rental income from the property. If your client is unwilling to satisfy these demands, please let me know immediately.

Very truly yours,



John D. Minton

JDM/cal

51476-00001\WorkSite\9198521.1

ANDERSON YAZDI

HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@ayhmh.com

December 12, 2017

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

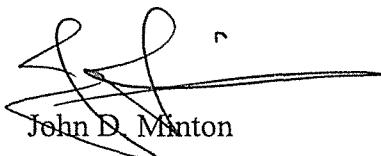
Re: Ho vs. Chang, et al.

Dear Jeff:

As you have seen from the information provided in our court petition, Peter Ho, Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended, is a beneficial owner of the property commonly known as 1627 McCollum Street, Los Angeles, California as to a 50% interest. As such, he is entitled to 50% of the net income from the property. By this letter, I ask that your client (1) direct monthly payments of such income to a separate account to hold the funds during the pendency of this lawsuit, and (2) provide supporting documentation showing that the payments represent 50% of the net rental income from the property. If your client is unwilling to satisfy these demands, please let me know immediately.

Thank you.

Very truly yours,



John D. Minton

JDM/cal

51476-00001\WorkSite\9197526.1

ANDERSON YAZDI
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@ayhmh.com

December 12, 2017

Mr. Robert Brisbane
Today Sotheby's International Realty
1250 San Carlos Avenue, Suite 101
San Carlos, CA 94070

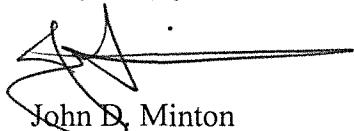
Re: Estate and Trust of James F. Ho ~ Ho vs. Chang

Dear Mr. Brisbane:

This is in follow-up to a voicemail message you left for me on November 21, 2017 regarding our subpoena to Mary Bee Thrasher and Today Sotheby's. In reviewing subpoenaed records we have received from other entities, it is clear that there are additional email communications within Sotheby's possession, custody or control that have not been produced. Enclosed are three such examples, which were produced by other entities but not Sotheby's. *Sotheby's needs to conduct a thorough second review and produce all of its email communications responsive to the subpoena.*

On a related note, our subpoena is not limited to email correspondence. You indicated that Ms. Thrasher does not use email. If she uses any other method of written communication, for example text messaging, responsive text messages must be produced. Please look into this issue and produce any responsive documents.

Very truly yours,



John D. Minton

JDM/cal

Encls.

51476-00001\WorkSite\9198234.1

Archived: Monday, November 13, 2017 11:14:16 AM
From: Christine Cang
Sent: Thu, 9 Mar 2017 13:48:23
To: 0360019828@ortcorders.com
Subject: addendum removing James F. Ho
Importance: Normal
Attachments:
Addendum No 2_Fulton.pdf

From: Vicki Fellowes [mailto:vicki@todaysir.com]
Sent: Thursday, March 09, 2017 1:23 PM
To: GGarcia@sterlingbank.com
Cc: Christine Cang
Subject: 229 Fulton Street

Geof,

Attached please find a fully executed copy of Addendum No 2 removing James F. Ho from contract.

Vicki Fellowes

Administrative Manager

CalBRE #02027307

Today | Sotheby's International Realty

1250 San Carlos Ave, Suite 101

San Carlos, CA 94070

(650) 597-1849 Direct

(650) 597-1249 Fax

Archived: Monday, November 13, 2017 11:14:38 AM
From: Christine Cang
Sent: Wed, 15 Mar 2017 16:37:41
To: 0360019828@orcorders.com
Subject: FWD: Completed: 229 Fulton Offer Debby Chang, James Ho
Importance: Normal
Attachments:
229 Fulton Street Offer Mary Lee (2).pdf; 229 Fulton debbychang (2) (1).pdf.

From: Reperryash, Tanya [mailto:Tanya.Reperryash@cbnorcal.com]
Sent: Tuesday, February 21, 2017 10:11 PM
To: Vickie Fellowes; Stanley Yee; stanley.yee@rate.com; Christine Cang
Subject: Fwd: Completed: 229 Fulton Offer Debby Chang, James Ho

Hi Vickie and Mary Bee,

Here is the Purchase Agreement.

I am confused regarding the buyers financing. The Pre-approval letter has been signed by Michael Chiu, 415-793-2485 cell, General Mortgage Capital Corporation, 650-340-7800.

Have you changed the lender? Please, let me know.

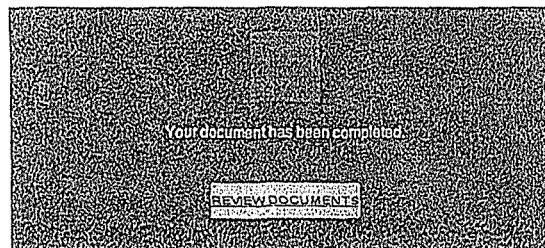
Thanks a lot!

Tanya Reperryash
Broker Associate
CRS, Council of Residential Specialists
Certified Short Sale Resource
Coldwell Banker
415/609-4438 cell
415/587-7835 fax
tanya.reperryash@cbnorcal.com
TanyaReperryash.com

BRE # 01130152

From: "DocuSign via DocuSign" <dsn@decision.net>
To: "Tanya Reperryash" <tanya.reperryash@cbnorcal.com>
Sent: Tuesday, February 21, 2017 9:47:49 PM
Subject: Completed: 229 Fulton Offer Debby Chang, James Ho

SealEnvelopeComplete



All signers completed 229 Fulton Offer Debby Chang, James Ho

Do Not Share This Email

E-MAIL 0491
ORT 0360019828--098

Archived: Monday, November 13, 2017 11:13:45 AM

From: Christine Cang
Sent: Thu, 2 Mar 2017 16:46:20
To: 0360019828@ortcorders.com
Subject: SB commission demand
Importance: Normal
Attachments:
Commission Demand_229 Fulton St.pdf

From: Vicki Fellowes [mailto:vicki@todaysir.com]
Sent: Thursday, March 02, 2017 3:11 PM
To: Christine Cang
Subject: Escrow # 0360019828 / 229 Fulton Street

Christine,

Attached please find the commission demand and home warranty confirmation for the above transaction.

Vicki Fellowes

Administrative Manager

CalBRE #02027307

Today | Sotheby's International Realty

1250 San Carlos Ave, Suite 101

San Carlos, CA 94070

(650) 597-1849 Direct

(650) 597-1249 Fax

ORT 0360019828-080

E-MAIL 0492



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>

Tue, Dec 12, 2017 at 9:22 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Good Morning:

Attached please find copies of the discovery requests we mailed to Debby's attorney yesterday. Debby's responses are due 35 days from yesterday, or by January 15, 2018.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

6 attachments

Ho_ First Set of Form Rogs to Debby.PDF
778K

Ho_ First Set of Special Rogs to Debby.PDF
728K

Ho_ First RFP to Debby.PDF
778K

E-MAIL 0493

 Ho_ First RFA to Debby.PDF
608K

 Ho_ Declaration of John D. Minton for Additional Discovery (First Set of Special Rogs to Debby).PDF
129K

 Ho_ Declaration of John D. Minton for Additional Discovery (First RFA to Debby).PDF
126K

Carol Loza <cloza@ayhmh.com>

Tue, Dec 12, 2017 at 4:55 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Peter, Shan-Yuan and Della:

Attached please find copies of the following:

1. Letter from John to Jeffrey Loew regarding personal property; and
2. Letter from John to Andrew White of Sterling Bank & Trust.

[Quoted text hidden]

2 attachments

 Ho_ 12-12-17 J. Minton Ltr to J. Loew (Personal Property).PDF
59K

 Ho_ 12-12-17 J. Minton Ltr to A. White (2).PDF
499K

ANDERSON YAZDI
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@ayhmh.com

December 12, 2017

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

As you may know, James' will and trust provide that all of his personal property is to be distributed to his three children. Following his death, your client permitted James' family to retrieve some of James' personal property items, but resisted turning over many others, including much of the furniture in the Fulton Street home. Virtually all of this furniture was James', having been transferred from his prior residences.

Below is a list of the personal property items that are now requested:

1. White-gray Dining Table (glossy top, pedestal bottom)
2. Matching Dining Chairs (6)
3. Brown Swivel Accent Chairs (2)
4. Beige Leather Sofa (modern, about 7' long)
5. Black Coffee Table (with metal legs and curved feet)
6. Sony VAIO EB Series Laptop (Model VPCEB35FX/WI) + Intel Laptop Bag + Logitech Wireless Mouse and Receiver + Power Supply
7. Framed black and white landscape print (Arches National Park)
8. Brown-framed painting of older houses and alley (dark themed)
9. Square analog clock with gold trim
10. FreeStyle Blood Glucose Testing Kit (includes meter, lancets, lancing device, and test strips)
11. Cuisinart Food Processor (large)
12. Zojirushi Rice Cooker
13. Zojirushi Water Boiler (the larger one)

Jeffrey R. Loew, Esq.
December 12, 2017
Page 2

I have photographs of many of these items. If your client needs to see a corresponding photo to assist her in locating any particular item, please let me know.

Please advise as to when your client will turn over these items.

Thank you.

Very truly yours,



A handwritten signature in black ink, appearing to read "John D. Minton".

JDM/cal

51476-00001\WorkSite\9197576.1

E-MAIL 0496

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

Daniel E. Lassen

dlassen@ayhmh.com

December 12, 2017

Via Email and U.S. Mail

Mr. Andrew M. White
Sterling Bank & Trust FSB
1 Towne Square, Suite 1900
Southfield, MI 48076

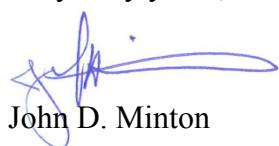
Re: Estate and Trust of James F. Ho ~ Ho vs. Chang

Dear Mr. White:

I write in follow up to the subpoena we served on Sterling Bank & Trust, a copy of which is enclosed. In reviewing subpoenaed records we have received from other entities, it is clear that there are additional email communications within Sterling's possession, custody or control that were not produced in response to our subpoena. Enclosed is one example. *Sterling needs to conduct a thorough review and produce all of its email communications responsive to the subpoena.* Please produce the further documents by December 20, 2017.

Thank you.

Very truly yours,



John D. Minton

JDM/cal

Encl.

51476-00001\WorkSite\9198776.1

Archived: Monday, November 13, 2017 11:14:16 AM
From: Christine Cang
Sent: Thu, 9 Mar 2017 13:48:23
To: 0360019828@ortcorders.com
Subject: addendum removing James F. Ho
Importance: Normal
Attachments:
Addendum No 2_Fulton.pdf;

From: Vicki Fellowes [mailto:vicki@todaysir.com]
Sent: Thursday, March 09, 2017 1:23 PM
To: GGarcia@sterlingbank.com
Cc: Christine Cang
Subject: 229 Fulton Street

Geof,

Attached please find a fully executed copy of Addendum No 2 removing James F. Ho from contract.

Vicki Fellowes

Administrative Manager

CalBRE #02027307

Today | Sotheby's International Realty

1250 San Carlos Ave, Suite 101

San Carlos, CA 94070

(650) 597-1849 Direct

(650) 597-1249 Fax

ORT 0360019828--091

E-MAIL 0498

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar number, and address): ANDERSON YAZDI HWANG MINTON + HORN LLP John D. Minton (Bar No. 223823) 350 Primrose Road Burlingame, CA 94010 TELEPHONE NO.: (650) 212-5900 FAX NO. (Optional): (650) 212-5999 E-MAIL ADDRESS (Optional): Petitioner and Trustee, Peter C. Ho		FOR COURT USE ONLY
SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN MATEO STREET ADDRESS 400 County Center MAILING ADDRESS 400 County Center CITY AND ZIP CODE: Redwood City, California 94063 BRANCH NAME:		
PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust Dated DEFENDANT/RESPONDENT: September 11, 1992, as amended		CASE NUMBER: 17-PRO-00973
NOTICE TO CONSUMER OR EMPLOYEE AND OBJECTION (Code Civ. Proc., §§ 1985.3, 1985.6)		

NOTICE TO CONSUMER OR EMPLOYEE

TO (name): Debby Chang

1. PLEASE TAKE NOTICE THAT REQUESTING PARTY (name): Trustee, Peter C. Ho SEEKS YOUR RECORDS FOR EXAMINATION by the parties to this action on (specify date): November 1, 2017 The records are described in the subpoena directed to witness (specify name and address of person or entity from whom records are sought): Sterling Bank & Trust FSB, 1210 Broadway, Burlingame, CA 94010 A copy of the subpoena is attached.
2. IF YOU OBJECT to the production of these records, YOU MUST DO ONE OF THE FOLLOWING BEFORE THE DATE SPECIFIED. IN ITEM a. OR b. BELOW:
 - a. If you are a party to the above-entitled action, you must file a motion pursuant to Code of Civil Procedure section 1987.1 to quash or modify the subpoena and give notice of that motion to the witness and the deposition officer named in the subpoena at least five days before the date set for production of the records.
 - b. If you are not a party to this action, you must serve on the requesting party and on the witness, before the date set for production of the records, a written objection that states the specific grounds on which production of such records should be prohibited. You may use the form below to object and state the grounds for your objection. You must complete the Proof of Service on the reverse side indicating whether you personally served or mailed the objection. The objection should not be filed with the court. **WARNING: IF YOUR OBJECTION IS NOT RECEIVED BEFORE THE DATE SPECIFIED IN ITEM 1, YOUR RECORDS MAY BE PRODUCED AND MAY BE AVAILABLE TO ALL PARTIES.**
3. YOU OR YOUR ATTORNEY MAY CONTACT THE UNDERSIGNED to determine whether an agreement can be reached in writing to cancel or limit the scope of the subpoena. If no such agreement is reached, and if you are not otherwise represented by an attorney in this action, YOU SHOULD CONSULT AN ATTORNEY TO ADVISE YOU OF YOUR RIGHTS OF PRIVACY.

Date: October 12, 2017

John D. Minton

(TYPE OR PRINT NAME)

(SIGNATURE OF REQUESTING PARTY ATTORNEY)

OBJECTION BY NON-PARTY TO PRODUCTION OF RECORDS

1. I object to the production of all of my records specified in the subpoena.
2. I object only to the production of the following specified records:

3. The specific grounds for my objection are as follows:

Date:

(TYPE OR PRINT NAME)

(Proof of service on reverse)

(SIGNATURE)

Page 1 of 2

PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust Dated	CASE NUMBER:
DEFENDANT/RESPONDENT: September 11, 1992, as amended	17-PRO-00973

PROOF OF SERVICE OF NOTICE TO CONSUMER OR EMPLOYEE AND OBJECTION

(Code Civ. Proc., §§ 1985.3, 1985.6)

 Personal Service Mail

1. At the time of service I was at least 18 years of age and **not a party to this legal action.**
2. I served a copy of the *Notice to Consumer or Employee and Objection* as follows (*check either a or b*):
 - a. **Personal service.** I personally delivered the *Notice to Consumer or Employee and Objection* as follows:

(1) Name of person served:	(3) Date served:
(2) Address where served:	(4) Time served:
 - b. **Mail.** I deposited the *Notice to Consumer or Employee and Objection* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:

(1) Name of person served: Debby Chang, c/o Jeffrey R. Loew, Esq.	(3) Date of mailing: October 12, 2017
(2) Address: Loew Law Group 1650 Borel Place, Suite 104, San Mateo, CA 94402	(4) Place of mailing (<i>city and state</i>): Burlingame, California
(5) I am a resident of or employed in the county where the <i>Notice to Consumer or Employee and Objection</i> was mailed.	
- c. My residence or business address is (*specify*): 350 Primrose Road, Burlingame, CA 94010
- d. My phone number is (*specify*): (650) 212-5905

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

Date: October 12, 2017

Carol Loza

(TYPE OR PRINT NAME OF PERSON WHO SERVED)

(SIGNATURE OF PERSON WHO SERVED)

PROOF OF SERVICE OF OBJECTION TO PRODUCTION OF RECORDS

(Code Civ. Proc., §§ 1985.3, 1985.6)

 Personal Service Mail

1. At the time of service I was at least 18 years of age and **not a party to this legal action.**
2. I served a copy of the *Objection to Production of Records* as follows (*complete either a or b*):
 - a. **ON THE REQUESTING PARTY**
 - (1) **Personal service.** I personally delivered the *Objection to Production of Records* as follows:

(i) Name of person served:	(iii) Date served:
(ii) Address where served:	(iv) Time served:
 - (2) **Mail.** I deposited the *Objection to Production of Records* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:

(i) Name of person served:	(iii) Date of mailing:
(ii) Address:	(iv) Place of mailing (<i>city and state</i>):
(v) I am a resident of or employed in the county where the <i>Objection to Production of Records</i> was mailed.	
 - b. **ON THE WITNESS**
 - (1) **Personal service.** I personally delivered the *Objection to Production of Records* as follows:

(i) Name of person served:	(iii) Date served:
(ii) Address where served:	(iv) Time served:
 - (2) **Mail.** I deposited the *Objection to Production of Records* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:

(i) Name of person served:	(iii) Date of mailing:
(ii) Address:	(iv) Place of mailing (<i>city and state</i>):
(v) I am a resident of or employed in the county where the <i>Objection to Production of Records</i> was mailed.	
3. My residence or business address is (*specify*):
4. My phone number is (*specify*):

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

Date:

(TYPE OR PRINT NAME OF PERSON WHO SERVED)

(SIGNATURE OF PERSON WHO SERVED)

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar number, and address): ANDERSON YAZDI HWANG MINTON + HORN LLP John D. Minton (Bar No. 223823) 350 Primrose Road Burlingame, CA 94010 TELEPHONE NO.: (650) 212-5900 E-MAIL ADDRESS: ATTORNEY FOR (Name): Petitioner and Trustee, Peter C. Ho	FOR COURT USE ONLY
SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN MATEO STREET ADDRESS: 400 County Center MAILING ADDRESS: 400 County Center CITY AND ZIP CODE: Redwood City, California 94063 BRANCH NAME:	
PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, DEFENDANT/RESPONDENT: as amended	
DEPOSITION SUBPOENA FOR PRODUCTION OF BUSINESS RECORDS	CASE NUMBER: 17-PRO-00973

THE PEOPLE OF THE STATE OF CALIFORNIA, TO (name, address, and telephone number of deponent, if known):

Sterling Bank & Trust FSB
1210 Broadway, Burlingame, CA 94010 (Telephone: 650-685-6430)

1. YOU ARE ORDERED TO PRODUCE THE BUSINESS RECORDS described in item 3, as follows:

To (name of deposition officer): County Legal and Notary Service (Telephone: 408-564-7360)

On (date): November 1, 2017 At (time): 10:00 a.m.

Location (address): 111 North Market Street, Suite 116, San Jose, CA 95113

Do not release the requested records to the deposition officer prior to the date and time stated above.

- a. by delivering a true, legible, and durable copy of the business records described in item 3, enclosed in a sealed inner wrapper with the title and number of the action, name of witness, and date of subpoena clearly written on it. The inner wrapper shall then be enclosed in an outer envelope or wrapper, sealed, and mailed to the deposition officer at the address in item 1.
 - b. by delivering a true, legible, and durable copy of the business records described in item 3 to the deposition officer at the witness's address, on receipt of payment in cash or by check of the reasonable costs of preparing the copy, as determined under Evidence Code section 1563(b).
 - c. by making the original business records described in item 3 available for inspection at your business address by the attorney's representative and permitting copying at your business address under reasonable conditions during normal business hours.
2. The records are to be produced by the date and time shown in item 1 (but not sooner than 20 days after the issuance of the deposition subpoena, or 15 days after service, whichever date is later). Reasonable costs of locating records, making them available or copying them, and postage, if any, are recoverable as set forth in Evidence Code section 1563(b). The records shall be accompanied by an affidavit of the custodian or other qualified witness pursuant to Evidence Code section 1561.
3. The records to be produced are described as follows (if electronically stored information is demanded, the form or forms in which each type of information is to be produced may be specified):

Please see Attachment 3.

Continued on Attachment 3.

4. IF YOU HAVE BEEN SERVED WITH THIS SUBPOENA AS A CUSTODIAN OF CONSUMER OR EMPLOYEE RECORDS UNDER CODE OF CIVIL PROCEDURE SECTION 1985.3 OR 1985.6 AND A MOTION TO QUASH OR AN OBJECTION HAS BEEN SERVED ON YOU, A COURT ORDER OR AGREEMENT OF THE PARTIES, WITNESSES, AND CONSUMER OR EMPLOYEE AFFECTED MUST BE OBTAINED BEFORE YOU ARE REQUIRED TO PRODUCE CONSUMER OR EMPLOYEE RECORDS.

DISOBEDIENCE OF THIS SUBPOENA MAY BE PUNISHED AS CONTEMPT BY THIS COURT. YOU WILL ALSO BE LIABLE FOR THE SUM OF FIVE HUNDRED DOLLARS AND ALL DAMAGES RESULTING FROM YOUR FAILURE TO OBEY.

Date issued: October 12, 2017

John D. Minton

(TYPE OR PRINT NAME)

(SIGNATURE OF PERSON ISSUING SUBPOENA)

Attorneys for Petitioner and Trustee, Peter C. Ho

(Proof of service on reverse)

Page 1 of 2

TRUST A UNDER THE JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED SEPTEMBER 11, 1992, AS AMENDED

San Mateo Superior Court
Case No. 17-PRO-00973

ATTACHMENT 3
STERLING BANK & TRUST FSB

TO: STERLING BANK & TRUST FSB

RECORDS PERTAINING TO: DEBBY CHANG AND/OR JAMES F. HO

TIME PERIOD: JANUARY 1, 2016 THROUGH THE PRESENT

DOCUMENTS REQUESTED

ANY AND ALL DOCUMENTS RELATING TO THE PURCHASE OF 229 FULTON STREET, REDWOOD CITY, CALIFORNIA 94062, INCLUDING, BUT NOT LIMITED TO, ALL DOCUMENTS CONCERNING THE PURCHASE OF SAID PROPERTY, AND IN PARTICULAR, ALL SIGNED DOCUMENTS.

NOTE: IF THE COST OF REPRODUCING THE REQUESTED DOCUMENTS EXCEEDS \$500, PLEASE CONTACT US AS FOLLOWS:

JOHN D. MINTON, ESQ.
ANDERSON YAZDI HWANG MINTON + HORN LLP
350 PRIMROSE ROAD
BURLINGAME CA 94010
TELEPHONE: (650) 212-5900
EMAIL: jminton@ayhmh.com



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>

Tue, Dec 12, 2017 at 9:22 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Good Morning:

Attached please find copies of the discovery requests we mailed to Debby's attorney yesterday. Debby's responses are due 35 days from yesterday, or by January 15, 2018.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

6 attachments

Ho_ First Set of Form Rogs to Debby.PDF
778K

Ho_ First Set of Special Rogs to Debby.PDF
728K

Ho_ First RFP to Debby.PDF
778K

E-MAIL 0503

 **Ho_ First RFA to Debby.PDF**
608K

 **Ho_ Declaration of John D. Minton for Additional Discovery (First Set of Special Rogs to Debby).PDF**
129K

 **Ho_ Declaration of John D. Minton for Additional Discovery (First RFA to Debby).PDF**
126K

Carol Loza <cloza@ayhmh.com>

Tue, Dec 12, 2017 at 4:55 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Peter, Shan-Yuan and Della:

Attached please find copies of the following:

1. Letter from John to Jeffrey Loew regarding personal property; and
2. Letter from John to Andrew White of Sterling Bank & Trust.

[Quoted text hidden]

2 attachments

 **Ho_ 12-12-17 J. Minton Ltr to J. Loew (Personal Property).PDF**
59K

 **Ho_ 12-12-17 J. Minton Ltr to A. White (2).PDF**
499K

E-MAIL 0504

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1586599651981140057&simpl=msg-f%3A15865996...> 2/2



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

5 messages

Carol Loza <cloza@ayhmh.com>

Wed, Dec 13, 2017 at 4:15 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the following:

1. December 13, 2017 letter from Bank of America advising that it is unable to locate any records in the specified timeframe; and
2. Updated table re status of subpoenas.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0505

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1586716232362317079&simpl=msg-f%3A15867162...> 1/3

2 attachments

-  **Ho_ 12-12-17 Ltr from Bank of America Re No Records.PDF**
36K
-  **Ho_ 12-13-17 Subpoena Status.DOCX**
12K

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: "John D. Minton" <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Dec 13, 2017 at 4:59 PM

Dear John,

On 2/10/17, Dad had requested that I send his 2014 and 2015 tax returns to Sandy Wong (in consideration of financing 229 Fulton St), which I did so from my email account. Sandy replied to me with an acknowledgment of receipt. Nothing ever came of this loan application.

A couple of months later, Debby told me she was working with Sandy on re-financing her loan for 229 Fulton St--I even helped her scan and email her tax returns around April/May to Sandy (from Debby's email account); about a month later, Debby said she received conditional approval for her loan (but she never received final approval from the underwriter--the loan fell through). The only other variations I can remember are that (1) she tried to have Rita co-sign, but Rita's financials would not have helped with getting the loan because Rita recently bought a house; and (2) she might have been trying to simultaneously re-finance 1627 McCollum St in order to reduce her DTI (debt-to-income) ratio and get approved for both loans at the same time.

I find it really strange that BofA has no records whatsoever, even for these unapproved loans. I can always call up Sandy and ask her--but I wanted to get your advice before doing so.

Thanks,
 Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Dec 13, 2017 at 5:47 PM

Thanks, Peter. It sounds like they did not do a thorough search. Can you send me a pdf copy of the email you mention below? I will send a follow-up letter.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

E-MAIL 0506

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Dec 13, 2017 at 5:54 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Attached is a pdf of Sandy's email to me in February. I do not have any documentation from the April/May refinance because that was sent from Debby's email account.

Thanks,
Peter

[Quoted text hidden]

 **Gmail - Sandy Wong correspondence.pdf**
293K

John Minton <jminton@ayhmh.com>

Wed, Dec 13, 2017 at 6:00 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thank you. I will follow up.

Best,

John

[Quoted text hidden]

E-MAIL 0507

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1586716232362317079&simpl=msg-f%3A15867162...> 3/3



December 12, 2017

ANDERSON YAZDI HWANG MINTON + HORN LLP
JOHN D. MINTON
350 PRIMROSE RD
BURLINGAME, CA 94010

Regarding reference number: D111417001010
Case name: DEBBY CHANG
Case number: 17-PRO-00973
Customer name:

Bank of America, N.A. ("the Bank") received the above referenced subpoena.
Please see our response below.

What you need to know

- The Bank is unable to locate any accounts or records requested with the information provided.
- The Bank is unable to locate any records requested for the timeframe specified.
- The Bank is unable to locate any information or records on any account(s) for the date requested as the date exceeds the Bank's retention period.
- The Bank is unable to comply with the subpoena/legal request requesting documents from a separate legal entity. It will be necessary for you to serve a proper subpoena/legal request on that entity.
- Other. The Bank does not possess and/or cannot produce any of the requested records for the following reasons:

What you need to do

If you need to forward any additional correspondence to us regarding this case, please mail it to the following address:

Bank of America
DE5-024-02-08
P.O. Box 15047
Wilmington, DE 19850

Questions?

If you have any questions, please call us at 213-580-0702. We're available Monday through Friday 9 a.m. to 5 p.m. local time. When contacting us regarding this notice, please use the reference number listed above.

Legal Order Processing

The Ho Trust ~ Ho vs. Chang

List of Subpoenas	Records Due	Records Received
Bank of America, N.A. (Sandy Wong)	December 14	No Records
CSR Real Estate Services Pierre Malak, The Malak Group	November 1	Received 11/01/17
Chicago Title Company	November 13	Received 11/28/17
Pierre Malak, The Malak Group (229 Fulton Street)	November 1	Received 11/03/17
Pierre Malak, The Malak Group (718 Evelyn Avenue)	December 22	No Records
John C. Martin, Esq.	November 1	Received 10/16/17
OREXCO	November 1	No Records
Old Republic Title Company	November 13	Received 11/15/17
Signature Escrow	November 1	No Records
Sterling Bank & Trust FSB	November 1	Received 11/02/17
Mary Bee Thrasher Today Sotheby's International Realty	November 27	Received 11/21/17



Peter Ho <peter.ho@gmail.com>

supporting docs

Wong, Sandy <sandy.wong@bankofamerica.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Fri, Feb 10, 2017 at 6:37 PM

Confirmed receipt of 2014 and 2015 personal tax return of James.

Thank you! Peter.

Regards,


Sandy Wong
Financial Center Lending Officer
NMLS ID: 956185

Neighborhood Lending Certified

[View My Website](#)
Office 650.645.8829
Fax 866.562.1368
sandy.wong@bankofamerica.com

1065 East Hillsdale Boulevard, Suite 103
Foster City, CA 94404



 [Schedule an appointment](#)

 [Get prequalified](#)

 [Tools & calculators](#)

我講中文

[Click here for my Zillow Reviews](#)

E-MAIL 0511

For more information regarding the status of your mortgage application visit our Mortgage Application Status Website at www.bankofamerica.com/mymortgagestatus

At Bank of America, we want you to be delighted with the service you receive. If at any time you are not satisfied with the level of service you receive, please let me know. If I am not meeting your expectations, feel free to contact my manager, Un Kei (Kiki) Chan NMLS#1036694, at **650-645-8841** or un.chan@bankofamerica.com. Once your transaction is complete, you may receive an invitation to complete a survey rating your satisfaction with this experience. Your feedback is extremely important to us and provides valuable insight into how we can better serve our customers.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Friday, February 10, 2017 6:28 PM
To: Wong, Sandy <sandy.wong@bankofamerica.com>
Subject: supporting docs

Hi Sandy,

Attached are the 2014 and 2015 tax returns for my Dad that he requested I send to you.

Our family home was sold in 2014.

Thanks,

Peter

This message, and any attachments, is for the intended recipient(s) only, may contain information that is privileged, confidential and/or proprietary and subject to important terms and conditions available at <http://www.bankofamerica.com/emaildisclaimer>. If you are not the intended recipient, please delete this message.



Peter Ho <peter.ho@gmail.com>

Automatic reply: Sony Vaio Laptop and accessories: personal property

1 message

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Fri, Dec 22, 2017 at 3:33 PM

I am out of the office Tuesday, December 26, and will have limited access to email until then. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.

E-MAIL 0513<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1587528988569688662&simpl=msg-f%3A15875289...> 1/1



Peter Ho <peter.ho@gmail.com>

Sony Vaio Laptop and accessories: personal property

4 messages

Peter C. Ho <peter.ho@gmail.com>

Fri, Dec 22, 2017 at 3:33 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear John,

Since Debby has not responded to your letter requesting the personal property items to be returned, we would like to single out the laptop because it belongs to me and is not part of Dad's estate.

I purchased the Sony VAIO EB Series Laptop and accessories in November 2010 and have the receipts. It was for Dad's use, but the laptop and accessories are my personal property, and we would like to send a separate request to Debby asking for its return to me ASAP.

Question 1: What happens if Debby simply ignores all the previous letters (i.e., 2 rental incomes and 1 return of property) that you sent 10 days ago? What are our options to best position us at trial?

Question 2: What happens if Debby ignores my laptop request? Can I (and should I) take her to small claims court to get my property back?

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Tue, Dec 26, 2017 at 2:30 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Peter, et al –

I hope you enjoyed a wonderful holiday and that this week will be a peaceful slow-paced one.

Regarding your questions below, I think the best approach is to schedule a call with Jeff for next week. In a phone call, I can better assess his position and ask follow up questions in the moment. As appropriate, I can follow up the phone call with written correspondence to make sure we're in the best position possible if and when we address these issues to the court. I say "if and when" because we always have the option of trying to get an immediate ruling on a particular issue, in advance of trial. Recall the discussion we had about trying to invalidate the Certificate of Independent Review at an early stage of the case. For the reasons we discussed, I eventually decided it is better to have that issue adjudicated when the judge sees all of our evidence at the same time, and that trying to get an early ruling on a limited evidentiary record could backfire on us. I'm thinking along the same lines with respect to the rental income and personal property issues. Remember that if/when we win at trial, the rental income that has been paid during the case should also be part of the court's final order.

With regard to the laptop, that item does appear to be different from the other items. I will raise this separately in my call with Jeff. You may be right that the easiest and most direct way to resolve the issue if necessary is to go the small claims route. I will follow up with you after my call. In the meantime, could you please email me copies of the receipts.

E-MAIL 0514

If I don't speak to you, I wish you all a very Happy New Year.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Dec 27, 2017 at 7:53 PM

Hi John,

I'm attaching the email order confirmation I received from Sony Style for the Sony VAIO EB Series Laptop (Model VPCEB35FX/WI) from 11/19/10 (\$766.49).

Also attached is the [amazon.com](#) receipt for the Logitech VX Nano Cordless Laser Mouse for Notebooks (\$39.99).

The Intel laptop bag was received as a gift during a trade show.

Thanks,
Peter

[Quoted text hidden]

2 attachments

[Gmail - Order Confirmation - SW10111900681.pdf](#)
97K

[Logitech VX Nano Cordless Laser Mouse for Notebooks receipt.pdf](#)
94K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thu, Dec 28, 2017 at 10:15 AM

7/28/2020

Gmail - Sony Vaio Laptop and accessories: personal property

Perfect – thanks Peter.

[Quoted text hidden]

E-MAIL 0516

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1587528977176857050&simpl=msg-f%3A15875289...> 3/3



Peter Ho <peter.ho@gmail.com>

2nd Sotheby's Production, etc.

5 messages

John Minton <jminton@ayhmh.com>

Tue, Jan 2, 2018 at 12:32 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I hope everyone enjoyed a wonderful holiday.

There have been few developments in the case since we last spoke, but today Mr. Brisbane himself stopped by to hand deliver the further Sotheby's production. It is attached. No smoking guns, and it is clear to me that to piece together the exact sequence of events around your father's involvement in the Fulton purchase, we will need to obtain that through depositions.

In this regard, Barbara Mikulic had an interesting encounter with Mary Bee at Family Dental's holiday party. Mary Bee approached her, and after some small talk, laughingly remarked how funny/interesting it is that Barbara's son-in-law is representing James Ho's three children. Barbara played dumb and said that John doesn't discuss his cases with her. Mary Bee then said something to this effect: "Well, they are trying to steal \$1 million from a friend of mine."

Since Mary Bee seems so interested in talking about the matter so cavalierly, I would like to see if I can get her to have a casual coffee with me to tell me what she knows. I want to see what else I can get her to say, i.e., give her enough rope to hang herself. Let me know if anyone has any questions or concerns about my trying to set up a meeting. Frankly, she will probably get cold feet and not meet with me, but I think it's worth a try.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0517

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1588514196961201119&simpl=msg-f%3A15885141...> 1/7

 **2nd Sotheby's Production.pdf**
3364K

Della Lau <DellaLau@launet.com>

To: John Minton <jminton@ayhmh.com>, shanyuan@gmail.com, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Jan 2, 2018 at 4:40 PM

Hi John,

Thank you for the updates!

Reading Mary Bee's take on things ("The Ho children are trying to STEAL \$1 M from HER friend") made me vomit in my mouth.....

I have no objections with your meeting her, but I am going to agree with you that she will probably get cold feet.....I also feel, that she would be more of a "hostile" witness, unless her own gold-digging neck was on the line.....I would love to pin something illegal on her

January 11 (the day Jeff is to respond to the depositions) is the 23rd anniversary of our mother's death---I am praying our mother will give us more gifts to bury the manipulative, selfish , lying bitch.....

Happy New Year, John----I hope the holidays were restful for you!

Warm Regards,
Della :-)

At 12:32 PM 1/2/2018, John Minton wrote:

Dear all –

I hope everyone enjoyed a wonderful holiday.

There have been few developments in the case since we last spoke, but today Mr. Brisbane himself stopped by to hand deliver the further Sotheby\$B!G(Bs production. It is attached. No smoking guns, and it is clear to me that to piece together the exact sequence of events around your father\$B!G(Bs involvement in the Fulton purchase, we will need to obtain that through depositions.

In this regard, Barbara Mikulic had an interesting encounter with Mary Bee at Family Dental\$B!G(Bs holiday party. Mary Bee approached her, and after some small talk, laughingly remarked how funny/interesting it is that Barbara\$B!G(Bs son-in-law is representing James Ho\$B!G(Bs three children. Barbara played dumb and said that John doesn\$B!G(Bt discuss his cases with her. Mary Bee then said something to this effect: \$B!H(BWell, they are trying to steal \$1 million from a friend of mine.\$B!I(B

Since Mary Bee seems so interested in talking about the matter so cavalierly, I would like to see if I can get her to have a casual coffee with me to tell me what she knows. I want to see what else I can get her to say, i.e., give her enough rope to hang herself. Let me know if anyone has any questions or concerns about my trying to set up a meeting. Frankly, she will probably get cold feet and not meet with me, but I think it\$B!G(Bs worth a try.

E-MAIL 0518

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>

Tue, Jan 2, 2018 at 4:48 PM

To: Della Lau <DellaLau@launet.com>, "shanyuan@gmail.com" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi Della –

You are coming out strong in the New Year – love it!

Sounds good and others please chime in, but I'm not sure you can top Della. :-)

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Tuesday, January 02, 2018 4:41 PM
To: John Minton; shanyuan@gmail.com; 'Peter C. Ho'
Subject: Re: 2nd Sotheby's Production, etc.

Hi John,

Thank you for the updates!

Reading Mary Bee's take on things ("The Ho children are trying to STEAL \$1 M from HER friend") made me vomit in my mouth.....

I have no objections with your meeting her, but I am going to agree with you that she will probably get cold feet.....I also feel, that she would be more of a "hostile" witness, unless her own gold-digging neck was on the line.....I would love to pin something illegal on her

January 11 (the day Jeff is to respond to the depositions) is the 23rd anniversary of our mother's death---I am praying our mother will give us more gifts to bury the manipulative, selfish , lying bitch.....

Happy New Year, John----I hope the holidays were restful for you!

Warm Regards,
Della :-)

At 12:32 PM 1/2/2018, John Minton wrote:

Dear all –

I hope everyone enjoyed a wonderful holiday.

There have been few developments in the case since we last spoke, but today Mr. Brisbane himself stopped by to hand deliver the further Sotheby\$B!G(Bs production. It is attached. No smoking guns, and it is clear to me that to piece together the exact sequence of events around your father\$B!G(Bs involvement in the Fulton purchase, we will need to obtain that through depositions.

In this regard, Barbara Mikulic had an interesting encounter with Mary Bee at Family Dental\$B!G(Bs holiday party. Mary Bee approached her, and after some small talk, laughingly remarked how funny/interesting it is that Barbara\$B!G(Bs son-in-law is representing James Ho\$B!G(Bs three children. Barbara played dumb and said that John doesn\$B!G(Bt discuss his cases with her. Mary Bee then said something to this effect: \$B!H(BWell, they are trying to steal \$1 million from a friend of mine.\$B!I(B

Since Mary Bee seems so interested in talking about the matter so cavalierly, I would like to see if I can get her to have a casual coffee with me to tell me what she knows. I want to see what else I can get her to say, i.e., give her enough rope to hang herself. Let me know if anyone has any questions or concerns about my trying to set up a meeting. Frankly, she will probably get cold feet and not meet with me, but I think it\$B!G(Bs worth a try.

Best,

John

E-MAIL 0520

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Della Lau <DellaLau@launet.com>, "shanyuan@gmail.com" <shanyuan@gmail.com>

Tue, Jan 2, 2018 at 9:08 PM

Hi John,

1. I hate snakes.
2. Mary Bee lied multiple times to my sister Shan-Yuan on the phone. Here are her notes:

Mary Bee lied multiple times to SYH during their 24 minute phone conversation on September 24, but SYH believed her at the time until the truth was revealed later by Peter.

SYH called Mary Bee to inform her of James's death, inquired about the sale of CSM, and if she knew of any information on the purchase of 229 Fulton.

Lie #1:

SYH asked Mary whether she knew anything about the sale of 229 Fulton Street and who the listing and buying agents were. Mary Bee said she knew nothing about the sale of 229 Fulton St. When asked again, Mary Bee said Redwood City was not her sales area; her area was basically Hillsborough and occasionally Foster City, and she does not deal with anything south like Redwood City. She kept mentioning that she just sold a house in Hillsborough for \$7M and only deals with multi-million dollar houses.

[Peter's comment: Mary Bee was the buying agent for 229 Fulton St. I met her, Dad, and Debby on 2/12/17 at 229 Fulton St when looking at the house.]

Lie #2:

Mary Bee said she did not receive any commission for the sale of 148 CSM Dr. She said she started out as the listing agent, the house never went on the market, the house was sold under her nose, and someone else received the commission. SYH asked if she felt sore about that, and Mary Bee said a little bit. Mary Bee also said she did not understand why the house did not go on the market.

[Peter's comment: Mary Bee was the listing agent for the pocket sale of 148 CSM Dr. She received 1% commission for the sale, and the buying agent received 2%.]

Lie #3:

SYH: What interactions have you had with Debby and do you know much about her?

E-MAIL 0521

Mary Bee: I don't know anything about Debby. I know your father. Debby likes going to many open houses. She would often visit my open houses, grab a flyer, and quickly leave without even saying hello. She is a strange person--that even my mortgage lender said it.

[Peter's comment: Dad, Debby, and Mary Bee went out to restaurants to eat together at least twice.]

3. Della says Debby is Mary Bee's protege. Mary Bee has an elevator in the Thrasher house; Debby wanted to install an elevator in Dad's house at 229 Fulton St (and have us pay for it).

4. Mr. Brisbane did not offer any of Mary Bee's texts or voicemails?

5. If Mary Bee becomes loose-lips in front of you, then great! (I wonder how much she will lie to you, knowing she is not under oath.)

My sisters and I would like to touch bases with you with a lot of new things we discovered--are you available for a conference call this **Friday at 2pm (1/5/18)**?

Happy New Year!

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Jan 3, 2018 at 12:36 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>, "shanyuan@gmail.com" <shanyuan@gmail.com>

Thanks, Peter. I left a message for Mary Bee to call me. I'll let you know what happens. If I'm able to meet with her, the below information will be helpful to me.

Regarding texts and voicemails, presumably they are taking the position that those are Mary Bee's personally, rather than Sotheby's. We can follow up seeking those, but let's first see whether she'll talk to me and what we get in Debby's document production (which should include texts).

A call on Friday at 2:00 p.m. sounds good. Here again in the dial-in information:

Phone Number: (800) 511-7985

Access Code: 772-3500

Best,

John

John D. Minton

E-MAIL 0522

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

CPA voicemails

2 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Jan 3, 2018 at 6:23 PM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Happy New Year John!

I think we received a new year's gift. Three voicemails from Tammy (CPA) to Debby were found on Dad's home phone number (650)-573-0212). From a reverse search, it appears that Tammy is Debby's tax accountant. Tammy's info:

Sufen T. Yu, EA
 Tax Servicer in El Cerrito, California
 Contact at (510) 367-5878
 Address
[6328 Fairmount Ave](#)
[El Cerrito, California 94530](#)
 Email
tammy5577@sbcglobal.net

The 3 translated voicemails:

4/4/17 1:53pm

Hi Debby, how are you. This is Tammy. Have you decided yet? Will you be filing as a single or do you want to file together with your husband? Please return my call. We discussed yesterday that you should talk to your mortgage company and then decide what you want to do. Okay, thank you.

4/10/17 12:54pm

Hi Debby, this is Tammy. What is going on with your tax return? The numbers I gave you last time, you need to pay the IRS \$20,000 and \$6,000 to CA tax. I gave schedule E to your loan agent, so what is your current decision? Okay. Deadline is almost here, so let me know soon. If you decide, then you must come it quickly to sign. Bye bye.

8/7/17 1:51pm

Hi Debby, how are you. This is Tammy. Right now, I am helping you fill out the 706 form, but I don't have Fred's (one of James' nicknames) information, because he has not asked me to do his taxes for a very long time. I do not have any information before 2007, no information on anything over 10 years ago. You must give me James' SSN, full name and address in order for me to do this for you, okay?

In the first 2 VMs, Debby was scrambling to refinance (Sterling Bank's rate was too high) at the that time, so she needed to provide the mortgage company with some false documentation of high income.

In the third VM, it appears that Debby is trying to coerce James to pay the gift tax and somehow make the "gift" look legitimate. Why is Debby interested in the IRS form 706 before James' death? To be frank, we all felt that Debby and her daughters and their SO were just waiting for James' death and hoping that he die ASAP in July/August. As her usual MO, Debby will have the CPA complete everything (without James' knowledge), and then manipulate and coerce James to sign it (just like the John Martin strategy).

Should we subpoena the CPA for Debby's tax returns and everything she has done related to James and Debby? It might be the same as Mary Bee's case where we will not get much, because the CPA is "Debby's friend" who might be told by Debby that "James' children are trying to steal one million from Debby."

best wishes for the new year,
 Shan-Yuan

E-MAIL 0524

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Wed, Jan 3, 2018 at 10:29 PM

Hi Shan Yuan –

Happy New Year to you! Regarding these voicemails, interesting indeed. Let's make sure we include this CPA on the witness list as someone we may want to depose. A subpoena may be appropriate but it is better first to see what we can get directly from Debby and corroborate with a subpoena if necessary. Courts prefer that approach. I agree the reference to a form 706 is bizarre. That is only appropriate in a post-death situation. Very odd. What's strange is that I wouldn't think a CPA would mistakenly refer to a gift tax return (form 709) as a 706. I'm not sure quite what to make of this one. But, we must certainly file this away and revisit this issue when we're a bit further down the road.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0525

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1588626805946071740&simpl=msg-f%3A15886268...> 2/2



Peter Ho <peter.ho@gmail.com>

Wilkins Invoice

1 message

John Minton <jminton@ayhmh.com>

Wed, Jan 3, 2018 at 12:38 PM

To: "shanyuan@gmail.com" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Attached is a copy of attorney Wilkins' first invoice. Looks like he hasn't yet consulted with his former colleagues (the district attorneys) about the recordings issue.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Wilkins Invoice.pdf
79K

E-MAIL 0526

Law Office of Paul Wilkins
1640 Laurel Street
San Carlos, CA 94070
United States
(650) 594-4200

PAUL WILKINS
ATTORNEY AT LAW

John Minton
350 Primrose Road
Burlingame, CA 94010

Balance \$0.00
Invoice # 00897
Invoice Date January 1, 2018
Payment Terms
Due Date

James Ho

Time Entries

Date	EE	Activity	Description	Rate	Hours	Line Total
11/30/2017	PW	Legal Services	Review email from attorney Minton; review, print, and add to file Petition; respond to attorney Minton re: transcripts; memo to file.	375.00	1.3	487.50
Non-billable Time Entries:						
11/06/2017	PW	Legal Services	Review email from attorney Minton re: possible consultation on matter; respond to email and schedule conference call; calendar accordingly.	375.00	0.2	75.00
11/08/2017	PW	Legal Services	Conference call with attorney Minton re: consultation; obtain necessary background information re: case; draft legal services agreement; scan, mail, and email to attorney Minton; create case file.	375.00	0.8	300.00
11/13/2017	PW	Legal Services	Receive executed legal services agreement; scan and add to file.	375.00	0.2	75.00

Totals: 2.5 \$487.50

Time Entry Sub-Total:	487.50
Sub-Total:	487.50
Total:	487.50
Amount Paid:	487.50
Balance Due:	\$0.00

Payment History

Activity	Date	Pay Method	Amount	Responsible User	Deposited Into
Payment Received	01/01/2018	Trust	\$487.50	John Minton (Client)	Operating Account

Account Summary

John Minton's Trust Balance

Balance As Of 01/01/2018:

\$4,512.50



Peter Ho <peter.ho@gmail.com>

FW: Ho Trust: Discovery Extension

3 messages

John Minton <jminton@ayhmh.com>

Thu, Jan 4, 2018 at 2:41 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

FYI. I think a 20-day extension (to January 30) is appropriate. This accounts for the holidays and the voluminous nature of our discovery requests. A court would expect us to do this. Let me know if you approve. Happy to discuss this on our call tomorrow too.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]

Sent: Thursday, January 04, 2018 2:35 PM

To: John Minton

Cc: Jeff Loew; Naomi Takenaka

Subject: Ho Trust: Discovery Extension

Hello John:

Hope this message finds you well and happy new year.

As you are aware, our client Debby Chang, is due to respond to the discovery requests on January 11, 2018 concerning the Ho Trust matter. I am writing to request an extension a 60 days or until March 8, 2018, to provide responses to the

E-MAIL 0529

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1588703462556980171&simpl=msg-f%3A15887034...> 1/5

7/28/2020

Gmail - FW: Ho Trust: Discovery Extension

discovery requests. Our client is attempting to obtain financial records, which will take additional time. Also due to the holidays, and the upcoming hearing, we would appreciate additional time to respond to these requests.

Please let us know if this extension is acceptable to you and your client.

We are happy to further discuss.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thu, Jan 4, 2018 at 2:43 PM

E-MAIL 0530

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1588703462556980171&simpl=msg-f%3A15887034...> 2/5

Make that January 31.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Jan 8, 2018 at 3:51 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

See below email from Jeff Loew's associate after my call with Jeff today. He was very grumpy about not getting a longer extension, not that we care.

I raised the issue of the rental income and personal property. He said he is in discussions with Debby about those things and will circle back as soon as he can. I will keep the pressure on him.

Interestingly, he kept saying "they" when referring to Debby. I think we can assume that he is referring to Debby and Rita Chang as a team.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Monday, January 08, 2018 2:57 PM
To: John Minton
Cc: Jeff Loew; Naomi Takenaka
Subject: RE: Ho Trust: Discovery Extension

Hello John:

E-MAIL 0531

This email confirms our discovery extension until January 31, 2018.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

From: John Minton [<mailto:jminton@ayhmh.com>]
Sent: Monday, January 8, 2018 10:01 AM
To: Sarah Sheppard <ssheppard@loewlawgroup.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>; Naomi Takenaka <admin@loewlawgroup.com>
Subject: RE: Ho Trust: Discovery Extension

Hi Sarah –

E-MAIL 0532

Certainly will allow an extension of some kind – I will discuss specifics with Jeff this afternoon.

[Quoted text hidden]

E-MAIL 0533

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1588703462556980171&simpl=msg-f%3A15887034...> 5/5



Peter Ho <peter.ho@gmail.com>

Mary Bee

1 message

John Minton <jminton@ayhmh.com>

Thu, Jan 4, 2018 at 12:03 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Wow – May Bee was in rare form on the call I just had with her. Highlights:

1. “I have so many clients I can’t remember much...”
2. Is Debby a friend, a good person? “I don’t really know, she always changed her mind. Very difficult person. I don’t know. She’s not a friend.”
3. Do you have an opinion of James’ daughters? “I barely know them. I met the son once and talked to a daughter once, but don’t know.”
4. Do you know anything about James giving \$1 million to Debby? “No, I don’t know about that.”
5. Do you know anything about James being on title to the Redwood City property? “I think he came off title.” How did that happen? “I don’t really remember. I think the loan broker told my office, and then we prepared the document.” So no one told you James should come off title? “No, I don’t think so.”

Having gotten the above information, I decided to keep things copacetic – it was a very friendly call (“James’ children are very lucky to have you, yes, very very lucky” blah blah). I figure I can follow up to gather additional information, but wanted this first call to be low stress for her to pave the way for potential future information gathering.

What the above tells me is that if Debby is counting on Mary Bee to be a good witness for her, she should think again. The other key point is that the loan broker – likely Geofrey Garcia at Sterling Bank – may be the key witness (other than Debby herself) on the issue of James coming off title.

Onward and upward.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0534

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Peter Ho <peter.ho@gmail.com>

Letter to Rita

2 messages

Peter C. Ho <peter.ho@gmail.com>

Fri, Jan 5, 2018 at 6:51 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Here's our draft of the letter to Rita. Please let me know if you think you or I should send it; also, can it be sent by email?

Thanks,
Peter

Dear Rita,

In going through my father's financial records, I found this \$30,000 check made out to you (attached).

I understand this is a loan, and it does not appear to have been re-paid. As Executor of my father's estate, I expect it to be paid back with interest by the end of this month.

Please provide proof of remittance, or remit **\$36,465.19** (principal plus 4 years of compounded interest at a nominal rate of 5%) by 1/31/18 to:

Estate of James F. Ho
889 Galindo Ct
Milpitas, CA 95035

Sincerely,
Peter Ho, Executor

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Jan 8, 2018 at 12:35 PM

Hi Peter –

Looks great. I would modify slightly as follows:

Dear Rita,

As you may know, I am the Executor of my father's estate. In going through his financial records, I found that a \$30,000 check had been made out to you. I have enclosed a copy of this check. I understand this was a loan, and from what I can tell it was never repaid. If it was repaid, please provide documentation supporting the repayment. If it has not been repaid, it now needs to be. I will accept on behalf of the estate repayment of the principal amount plus 4 years of compounded interest at a nominal rate of 5%, for a total amount of \$36,465.19, if repayment is made by January 31, 2018.

Please provide proof of repayment of the loan, or remit **\$36,465.19** by January 31, 2018 to:

E-MAIL 0536<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1588809763449944991&simpl=msg-f%3A15888097...> 1/2

Estate of James F. Ho

889 Galindo Ct

Milpitas, CA 95035

Sincerely,

Peter Ho, Executor of Estate of James Ho

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0537

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1588809763449944991&simpl=msg-f%3A15888097...> 2/2



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Mon, Jan 8, 2018 at 4:18 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Good Afternoon:

Attached please find correspondence from John Minton to Bank of America, regarding the supplemental production we requested but have not received.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 1-8-18 J. Minton Ltr to Bank of America (Sandy Wong).PDF
499K

E-MAIL 0538

ANDERSON YAZDI
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX
John D. Minton

January 8, 2018

jminton@aymh.com

Bank of America
DE5-024-02-08
Post Office Box 15047
Wilmington, DE 19850

Re: Ho vs. Chang
Your Reference Number: 111417001010
Case Name: Debby Chang
Case Number: 17-PRO-00973

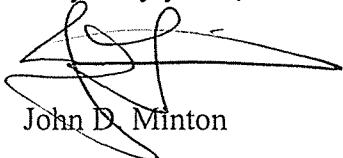
Dear Sir or Madam:

I have not received your response to my letter of December 14, 2017, a copy of which is enclosed for your reference.

Please produce the further documents immediately, and in no event later than **January 15, 2018**.

Thank you.

Very truly yours,



John D. Minton

JDM/cal

Encls.

51476-00001\WorkSite\9206618.1

ANDERSON YAZDI
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@ayhmh.com

December 14, 2017

Bank of America
DE5-024-02-08
Post Office Box 15047
Wilmington, DE 19850

COPY

Re: Ho vs. Chang
Your Reference Number: 111417001010
Case Name: Debby Chang
Case Number: 17-PRO-00973

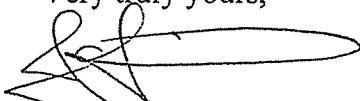
Dear Sir or Madam:

I write in response to your letter of December 12, 2017, a copy of which is enclosed. I also enclose a copy of the subject subpoena.

Your letter indicates that "The Bank is unable to locate any records requested for the timeframe specified." We are aware that there are documents available in the Bank's possession during the requested timeframe. Enclosed is one example. *Bank of America needs to conduct a thorough review and produce all of its email communications responsive to the subpoena.* Please produce the further documents by December 21, 2017.

Thank you.

Very truly yours,



John D. Minton

JDM/cal

Encls.

51476-00001\WorkSite\9199892.1

December 12, 2017

ANDERSON YAZDI HWANG MINTON + HORN LLP
JOHN D. MINTON
350 PRIMROSE RD
BURLINGAME, CA 94010

Regarding reference number: D111417001010
Case name: DEBBY CHANG
Case number: 17-PRO-00973
Customer name:

Bank of America, N.A. ("the Bank") received the above referenced subpoena.
Please see our response below.

What you need to know

- The Bank is unable to locate any accounts or records requested with the information provided.
- The Bank is unable to locate any records requested for the timeframe specified.
- The Bank is unable to locate any information or records on any account(s) for the date requested as the date exceeds the Bank's retention period.
- The Bank is unable to comply with the subpoena/legal request requesting documents from a separate legal entity. It will be necessary for you to serve a proper subpoena/legal request on that entity.
- Other. The Bank does not possess and/or cannot produce any of the requested records for the following reasons:

What you need to do

If you need to forward any additional correspondence to us regarding this case, please mail it to the following address:

Bank of America
DE5-024-02-08
P.O. Box 15047
Wilmington, DE 19850

Questions?

If you have any questions, please call us at 213-580-0702. We're available Monday through Friday 9 a.m. to 5 p.m. local time. When contacting us regarding this notice, please use the reference number listed above.

Legal Order Processing

E-MAIL 0542

supporting docs

Wong, Sandy <sandy.wong@bankofamerica.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Fri, Feb 10, 2017 at 6:37 PM

Confirmed receipt of 2014 and 2015 personal tax return of James.

Thank you! Peter.

Regards,



Sandy Wong
Financial Center Lending Officer
NMLS ID: 956185
Neighborhood Lending Certified

[View My Website](#)
Office 650.645.8829
Fax 866.562.1368
sandy.wong@bankofamerica.com

1065 East Hillsdale Boulevard, Suite 103
Foster City, CA 94404



 Get prequalified

 Tools & calculators

我講中文

For more information regarding the status of your mortgage application visit our Mortgage Application Status Website at www.bankofamerica.com/mymortgagestatus

Customer service is available Monday through Friday from 8:00 a.m. to 8:00 p.m. Eastern Time. To speak with a representative, call toll-free 1-800-650-645-8841. If you prefer, you can also contact us via e-mail at mymortgagestatus@bankofamerica.com.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Friday, February 10, 2017 6:28 PM
To: Wong, Sandy <sandy.wong@bankofamerica.com>
Subject: supporting docs

Hi Sandy,

Attached are the 2014 and 2015 tax returns for my Dad that he requested I send to you.

Our family home was sold in 2014.

Thanks,

Peter

This message, and any attachments, is for the intended recipient(s) only, may contain information that is privileged, confidential and/or proprietary and subject to important terms and conditions available at <http://www.bankofamerica.com/emaildisclaimer>. If you are not the intended recipient, please delete this message.

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar number, and address):

FOR COURT USE ONLY

ANDERSON YAZDI HWANG MINTON + HORN LLP
 John D. Minton (Bar No. 223823)
 350 Primrose Road
 Burlingame, CA 94010

TELEPHONE NO. (650) 212-5900

FAX NO. (Optional) (650) 212-5999

E-MAIL ADDRESS (Optional)

ATTORNEY FOR (Name): Petitioner and Trustee, Peter C. Ho

SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN MATEO

STREET ADDRESS: 400 County Center

MAILING ADDRESS: 400 County Center

CITY AND ZIP CODE: Redwood City, California 94063

BRANCH NAME:

PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and
 Grace C. Ho Declaration of Trust Dated

DEFENDANT/RESPONDENT: September 11, 1992, as amended

CASE NUMBER:

17-PRO-00973

NOTICE TO CONSUMER OR EMPLOYEE AND OBJECTION
 (Code Civ. Proc., §§ 1985.3, 1985.6)

NOTICE TO CONSUMER OR EMPLOYEE

TO (name): Debby Chang

1. PLEASE TAKE NOTICE THAT REQUESTING PARTY (name): Trustee, Peter C. Ho SEEKS YOUR RECORDS FOR EXAMINATION by the parties to this action on (specify date): December 14, 2017 The records are described in the subpoena directed to witness (specify name and address of person or entity from whom records are sought): Bank of America, N.A., 818 West 7th Street, Second Floor, Los Angeles, CA 90017 A copy of the subpoena is attached.
2. IF YOU OBJECT to the production of these records, YOU MUST DO ONE OF THE FOLLOWING BEFORE THE DATE SPECIFIED. IN ITEM a. OR b. BELOW:
 - a. If you are a party to the above-entitled action, you must file a motion pursuant to Code of Civil Procedure section 1987.1 to quash or modify the subpoena and give notice of that motion to the witness and the deposition officer named in the subpoena at least five days before the date set for production of the records.
 - b. If you are not a party to this action, you must serve on the requesting party and on the witness, before the date set for production of the records, a written objection that states the specific grounds on which production of such records should be prohibited. You may use the form below to object and state the grounds for your objection. You must complete the Proof of Service on the reverse side indicating whether you personally served or mailed the objection. The objection should not be filed with the court. WARNING: IF YOUR OBJECTION IS NOT RECEIVED BEFORE THE DATE SPECIFIED IN ITEM 1, YOUR RECORDS MAY BE PRODUCED AND MAY BE AVAILABLE TO ALL PARTIES.
3. YOU OR YOUR ATTORNEY MAY CONTACT THE UNDERSIGNED to determine whether an agreement can be reached in writing to cancel or limit the scope of the subpoena. If no such agreement is reached, and if you are not otherwise represented by an attorney in this action, YOU SHOULD CONSULT AN ATTORNEY TO ADVISE YOU OF YOUR RIGHTS OF PRIVACY.

Date: November 9, 2017

John D. Minton

(TYPE OR PRINT NAME)

(SIGNATURE OF REQUESTING PARTY ATTORNEY)**OBJECTION BY NON-PARTY TO PRODUCTION OF RECORDS**

1. I object to the production of all of my records specified in the subpoena.
2. I object only to the production of the following specified records:

3. The specific grounds for my objection are as follows:

Date:

(TYPE OR PRINT NAME)

(Proof of service on reverse)

(SIGNATURE)

Page 1 c

PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and

Grace C. Ho Declaration of Trust Dated

DEFENDANT/RESPONDENT: September 11, 1992, as amended

CASE NUMBER:

17-PRO-00973

PROOF OF SERVICE OF NOTICE TO CONSUMER OR EMPLOYEE AND OBJECTION

(Code Civ. Proc., §§ 1985.3, 1985.6)

 Personal Service Mail

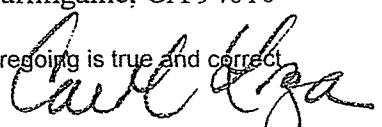
1. At the time of service I was at least 18 years of age and not a party to this legal action.
2. I served a copy of the *Notice to Consumer or Employee and Objection* as follows (check either a or b):
 - a. Personal service. I personally delivered the *Notice to Consumer or Employee and Objection* as follows:
 - (1) Name of person served:
 - (2) Address where served:
 - (3) Date served:
 - (4) Time served:
 - b. Mail. I deposited the *Notice to Consumer or Employee and Objection* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:
 - (1) Name of person served: Debby Chang, c/o Jeffrey R. Loew, Esq.
 - (2) Address: Loew Law Group
1650 Borel Place, Suite 104, San Mateo, CA 94402
 - (3) Date of mailing: November 9, 2017
 - (4) Place of mailing (city and state): Burlingame, California

(5) I am a resident of or employed in the county where the *Notice to Consumer or Employee and Objection* was mailed.
- c. My residence or business address is (specify): 350 Primrose Road, Burlingame, CA 94010
- d. My phone number is (specify): (650) 212-5905

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

Date: November 9, 2017

Carol Loza



(TYPE OR PRINT NAME OF PERSON WHO SERVED)

(SIGNATURE OF PERSON WHO SERVED)

PROOF OF SERVICE OF OBJECTION TO PRODUCTION OF RECORDS

(Code Civ. Proc., §§ 1985.3, 1985.6)

 Personal Service Mail

1. At the time of service I was at least 18 years of age and not a party to this legal action.
2. I served a copy of the *Objection to Production of Records* as follows (complete either a or b):
 - a. ON THE REQUESTING PARTY
 - (1) Personal service. I personally delivered the *Objection to Production of Records* as follows:
 - (i) Name of person served:
 - (ii) Address where served:
 - (iii) Date served:
 - (iv) Time served:
 - (2) Mail. I deposited the *Objection to Production of Records* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:
 - (i) Name of person served:
 - (ii) Address:
 - (iii) Date of mailing:
 - (iv) Place of mailing (city and state):

(v) I am a resident of or employed in the county where the *Objection to Production of Records* was mailed.
 - b. ON THE WITNESS
 - (1) Personal service. I personally delivered the *Objection to Production of Records* as follows:
 - (i) Name of person served:
 - (ii) Address where served:
 - (iii) Date served:
 - (iv) Time served:
 - (2) Mail. I deposited the *Objection to Production of Records* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:
 - (i) Name of person served:
 - (ii) Address:
 - (iii) Date of mailing:
 - (iv) Place of mailing (city and state):

(v) I am a resident of or employed in the county where the *Objection to Production of Records* was mailed.
3. My residence or business address is (specify):
4. My phone number is (specify):

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

Date:

(TYPE OR PRINT NAME OF PERSON WHO SERVED)

(SIGNATURE OF PERSON WHO SERVED)

SUBP-025 [Rev. January 1, 2008]

NOTICE TO CONSUMER OR EMPLOYEE AND OBJECTION

Page 2

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar number, and address):

ANDERSON YAZDI HWANG MINTON + HORN LLP
 John D. Minton (Bar No. 223823)
 350 Primrose Road
 Burlingame, CA 94010

FOR COURT USE ONLY

TELEPHONE NO.: (650) 212-5900

FAX NO.: (650) 212-5999

E-MAIL ADDRESS:

ATTORNEY FOR (Name): Petitioner and Trustee, Peter C. Ho

SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN MATEO

STREET ADDRESS: 400 County Center

MAILING ADDRESS: 400 County Center

CITY AND ZIP CODE: Redwood City, California 94063

BRANCH NAME:

PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992,
 DEFENDANT/RESPONDENT: as amended

**DEPOSITION SUBPOENA
FOR PRODUCTION OF BUSINESS RECORDS**

CASE NUMBER:

17-PRO-00973

THE PEOPLE OF THE STATE OF CALIFORNIA, TO (name, address, and telephone number of deponent, if known):

Bank of America, N.A.

818 West 7th Street, Second Floor, Los Angeles, CA 90017

1. YOU ARE ORDERED TO PRODUCE THE BUSINESS RECORDS described in item 3, as follows:

To (name of deposition officer): County Legal and Notary Service (Telephone: 408-564-7360)

On (date): December 14, 2017 At (time): 10:00 a.m.

Location (address): 111 North Market Street, Suite 116, San Jose, CA 95113

Do not release the requested records to the deposition officer prior to the date and time stated above.

- a. by delivering a true, legible, and durable copy of the business records described in item 3, enclosed in a sealed inner wrapper with the title and number of the action, name of witness, and date of subpoena clearly written on it. The inner wrapper shall then be enclosed in an outer envelope or wrapper, sealed, and mailed to the deposition officer at the address in item 1.
 - b. by delivering a true, legible, and durable copy of the business records described in item 3 to the deposition officer at the witness's address, on receipt of payment in cash or by check of the reasonable costs of preparing the copy, as determined under Evidence Code section 1563(b).
 - c. by making the original business records described in item 3 available for inspection at your business address by the attorney's representative and permitting copying at your business address under reasonable conditions during normal business hours.
2. The records are to be produced by the date and time shown in item 1 (but not sooner than 20 days after the issuance of the deposition subpoena, or 15 days after service, whichever date is later). Reasonable costs of locating records, making them available or copying them, and postage, if any, are recoverable as set forth in Evidence Code section 1563(b). The records shall be accompanied by an affidavit of the custodian or other qualified witness pursuant to Evidence Code section 1561.
3. The records to be produced are described as follows (if electronically stored information is demanded, the form or forms in which each type of information is to be produced may be specified):

Please see Attachment 3.

 Continued on Attachment 3.

4. IF YOU HAVE BEEN SERVED WITH THIS SUBPOENA AS A CUSTODIAN OF CONSUMER OR EMPLOYEE RECORDS UNDER CODE OF CIVIL PROCEDURE SECTION 1985.3 OR 1985.6 AND A MOTION TO QUASH OR AN OBJECTION HAS BEEN SERVED ON YOU, A COURT ORDER OR AGREEMENT OF THE PARTIES, WITNESSES, AND CONSUMER OR EMPLOYEE AFFECTED MUST BE OBTAINED BEFORE YOU ARE REQUIRED TO PRODUCE CONSUMER OR EMPLOYEE RECORDS.

DISOBEDIENCE OF THIS SUBPOENA MAY BE PUNISHED AS CONTEMPT BY THIS COURT. YOU WILL ALSO BE LIABLE FOR THE SUM OF FIVE HUNDRED DOLLARS AND ALL DAMAGES RESULTING FROM YOUR FAILURE TO OBEY.

Date issued: November 9, 2017

John D. Minton

(TYPE OR PRINT NAME)


 (SIGNATURE OF PERSON ISSUING SUBPOENA)
 Attorneys for Petitioner and Trustee, Peter C. Ho

(Proof of service on reverse)

(TITLE)

Page

PLAINTIFF/PETITIONER:	In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992,	CASE NUMBER:
DEFENDANT/RESPONDENT:	as amended	17-PRO-00973

**PROOF OF SERVICE OF DEPOSITION SUBPOENA FOR
PRODUCTION OF BUSINESS RECORDS**

1. I served this *Deposition Subpoena for Production of Business Records* by personally delivering a copy to the person served as follows:
 - a. Person served (name): _____
 - b. Address where served: _____
 - c. Date of delivery: _____
 - d. Time of delivery: _____
 - e. (1) Witness fees were paid.
Amount: \$ _____
 - (2) Copying fees were paid.
Amount: \$ _____
 - f. Fee for service: \$ _____
2. I received this subpoena for service on (date): _____
3. Person serving:
 - a. Not a registered California process server.
 - b. California sheriff or marshal.
 - c. Registered California process server.
 - d. Employee or independent contractor of a registered California process server.
 - e. Exempt from registration under Business and Professions Code section 22350(b).
 - f. Registered professional photocopier.
 - g. Exempt from registration under Business and Professions Code section 22451.
 - h. Name, address, telephone number, and, if applicable, county of registration and number: _____

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

Date:

► _____

(SIGNATURE)

(For California sheriff or marshal use only)
I certify that the foregoing is true and correct.

Date:

► _____

(SIGNATURE)

TRUST A UNDER THE JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED SEPTEMBER 11, 1992, AS AMENDED

San Mateo Superior Court
Case No. 17-PRO-00973

ATTACHMENT 3
BANK OF AMERICA, N.A.

TO: BANK OF AMERICA, N.A.

RECORDS PERTAINING TO: DEBBY CHANG AND/OR JAMES F. HO

TIME PERIOD: JANUARY 1, 2016 THROUGH THE PRESENT

DOCUMENTS REQUESTED

ANY AND ALL DOCUMENTS RELATING TO THE FOLLOWING CATEGORIES:

1. DEBBY CHANG AND/OR JAMES F. HO, INCLUDING BUT NOT LIMITED TO DOCUMENTS INVOLVING LENDING OFFICERS SUCH AS SANDY WONG.
2. THE REAL PROPERTY LOCATED AT 229 FULTON STREET, REDWOOD CITY, CALIFORNIA 94062, INCLUDING BUT NOT LIMITED TO ALL DOCUMENTS CONCERNING APPLICATIONS FOR PURCHASE LOANS AND/OR REFINANCE LOANS, WHETHER THE LOAN(S) WERE APPROVED OR NOT, AND IN PARTICULAR, ALL SIGNED DOCUMENTS.
3. COMMUNICATIONS REGARDING DEBBY CHANG AND/OR JAMES F. HO, INCLUDING BUT NOT LIMITED TO COMMUNICATIONS WITH LENDING OFFICERS SUCH AS SANDY WONG.

NOTE: IF THE COST OF REPRODUCING THE REQUESTED DOCUMENTS EXCEEDS \$500, PLEASE CONTACT US AS FOLLOWS:

JOHN D. MINTON, ESQ.
ANDERSON YAZDI HWANG MINTON + HORN LLP
350 PRIMROSE ROAD
BURLINGAME CA 94010
TELEPHONE: (650) 212-5900
EMAIL: jminton@ayhmh.com



Peter Ho <peter.ho@gmail.com>

Regarding James F. Ho

17 messages

Peter C. Ho <peter.ho@gmail.com>

Mon, Jan 8, 2018 at 4:57 PM

To: Rita Chang <ritachang1@gmail.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Dear Rita,

As you may know, I am the Executor of my father's estate. In going through his financial records, I found that a \$30,000 check had been made out to you. I have attached a copy of this check. I understand this was a loan, and from what I can tell it was never repaid. If it was repaid, please provide documentation supporting the repayment. If it has not been repaid, it now needs to be. I will accept on behalf of the estate repayment of the principal amount plus 4 years of compounded interest at a nominal rate of 5%, for a total amount of \$36,465.19, if repayment is made by January 31, 2018.

Please provide proof of repayment of the loan, or remit **\$36,465.19** by January 31, 2018 to:

Estate of James F. Ho
889 Galindo Ct
Milpitas, CA 95035

Sincerely,

Peter Ho, Ph.D.

Executor of Estate of James F. Ho

Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992

2 attachments

Letter to Rita Chang 20180108.PDF
237K

Wells Fargo - Check to Rita Chang \$30,000 20140113.pdf
296K

Rita Chang <ritachang1@gmail.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Sat, Jan 27, 2018 at 2:25 PM

Peter,

I've been overseas in Taiwan for most of this month visiting my father hence this delayed response.

In any case, I have referred this matter to my mom's lawyer since the funds in question pertain to my mom and your dad's affairs.

At the advice of her lawyer, I suggest you refer this matter to your attorney as well so that the lawyers can work this out. For the record, I did not retain the funds as they only passed through my account.

Rita

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Sun, Jan 28, 2018 at 12:54 AM

FYI--response from Rita on the \$30k.

E-MAIL 0551

7/28/2020

Gmail - Regarding James F. Ho

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Sun, Jan 28, 2018 at 1:05 AM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

She can no longer claim it as a gift! Happy Hanukkah!

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Jan 28, 2018 at 11:16 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Dear John,

How do we handle this? Should Peter respond? If yes, how about this?

Dear Rita,

Thank you for your response. I hope your father is well.

This check is written to you and deposited by you with your sole signature. The numbers my father wrote on the check memo "001662307957" is your Bank of America personal checking account number. There is no indication anywhere on the check that any part of the \$30K has anything to do with your mother, so there is absolutely no basis to hold your mother accountable. We cannot and will not have our lawyer work this issue out with your mother's lawyer as you suggest. However, we will be happy for our lawyer to work this out with your lawyer if you wish, but please be advised that generally the losing party will be required to pay the legal fees of both sides.

As it currently stands legally, the Estate requires that \$36,465.19 be returned from you to clear this item. Please work out your transactions and issues with your mother, since you "did not retain the funds as they only passed through my account" as you claim.

Please let me know what you would like to do. Thank you.

Estate of James F. Ho

John-we all look forward to your response as to how to deal with Rita. Thanks! -SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sun, Jan 28, 2018 at 12:15 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Della N. Lau" <dellalau@launet.com>

Dear all –

Interesting development. I am thinking about the best way to deal with this – we can discuss on our call tomorrow.

Hope you are all enjoying your weekend.

Best,

John

E-MAIL 0552

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1589074408067767907&simpl=msg-f%3A15890744...> 2/8

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Jan 29, 2018 at 10:29 AM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Here is my suggested response:

Dear Rita,

Thank you for your response. I hope your father is well.

I understand that you wish for my attorney to deal with your mother's attorney on the issue of the \$30,000 payment, but I cannot do that unless there is a reason to do so that makes sense to me. The check in question was written out to you and deposited into your account. You say, "I did not retain the funds as they only passed through my account." Why did this happen?

Regards,

Peter Ho

Executor of Estate of James F. Ho

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Mon, Jan 29, 2018 at 12:16 PM

To: Rita Chang <ritachang1@gmail.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

E-MAIL 0553

Dear Rita,

Thank you for your response. I hope your father is well.

I understand that you wish for my attorney to deal with your mother's attorney on the issue of the \$30,000 payment, but I cannot do that unless there is a reason to do so that makes sense to me. The check in question was written out to you and deposited into your account. You say, "I did not retain the funds as they only passed through my account." Why did this happen?

Regards,

Peter Ho

Executor of Estate of James F. Ho

[Quoted text hidden]

Rita Chang <ritachang1@gmail.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Tue, Jan 30, 2018 at 9:14 AM

Peter,

My mom is in the process of responding to your discovery requests, and it is my hope this exercise will yield more information soon including why she and your dad involved me in this instance.

Rita

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Tue, Jan 30, 2018 at 10:46 AM

I would like to tell Rita:

Like you, even though I hope discovery from Debby will yield more information, that process is intended for a separate issue, which may or may not address my question on this particular check. Because you are responsible for its repayment, please provide proof of repayment or remit the funds today as previously requested.

Thoughts?

-P

----- Forwarded message -----
From: "Rita Chang" <ritachang1@gmail.com>
Date: Jan 30, 2018 9:14 AM
Subject: Re: Regarding James F. Ho
To: "Peter C. Ho" <peter.ho@gmail.com>
[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Jan 30, 2018 at 11:20 AM

E-MAIL 0554

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1589074408067767907&simpl=msg-f%3A15890744...> 4/8

7/28/2020

Gmail - Regarding James F. Ho

To: "Peter C. Ho" <peter.ho@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter –

I would leave this alone for now until we see what Debby says in her responses. They might reveal useful information we can use against Rita.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: John Minton <jminton@aymh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thu, Feb 1, 2018 at 4:23 PM

Hi John,

We waited, and nothing in their discovery production remotely comes close to explaining this pass-through explanation of Rita's.

I would like to tell Rita:

Unfortunately, discovery received from Debby yielded no information on this particular check nor any explanation supporting your claim that the funds "only passed through" your account. Because you are responsible for its repayment, please provide proof of repayment or remit the funds as previously requested. I have extended your deadline by one week to 2/7/18 as a courtesy.

Also, I'll start working on the small claims for the laptop.

Let the games begin!
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Thu, Feb 1, 2018 at 4:47 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

Here is what I suggest for the follow-up email (to be sent tomorrow afternoon assuming no response by then). We can discuss in our conference call what our action plan is, assuming no timely or adequate response to this suggested email.

Dear Rita –

I am following up on my email below. As Executor, I cannot leave this issue unaddressed.

I should note that in your mother's recent responses to discovery requests in the litigation, she provided no information that sheds any light on the question I pose to you below.

Regards,

Peter Ho

Executor of Estate of James Ho

From: Peter C. Ho [mailto:peter.ho@gmail.com]**Sent:** Monday, January 29, 2018 12:16 PM**To:** Rita Chang**Subject:** Re: Regarding James F. Ho

Dear Rita,

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Fri, Feb 2, 2018 at 4:20 PM

To: Rita Chang <ritachang1@gmail.com>Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Dear Rita,

I am following up on my email below. As Executor, I cannot leave this issue unaddressed.

E-MAIL 0556<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1589074408067767907&simpl=msg-f%3A15890744...> 6/8

I should note that in your mother's recent responses to discovery requests in the litigation, she provided no information that sheds any light on the question I pose to you below.

Regards,

Peter Ho

Executor of Estate of James Ho

[Quoted text hidden]

Rita Chang <ritachang1@gmail.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Sat, Feb 3, 2018 at 9:20 PM

Peter,

As you know, discovery is a process, and we are still in discovery: this is likely only one of several questions that we are working through.

In case you have not read the latest filings, there's language throughout that states "It is anticipated that further discovery will supply additional facts"

Therefore, at this time, I have no further information on this matter.

Again, I ask that you refer this to your lawyer to work out with my mother's lawyer.

They are the ones conducting discovery.

Rita

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Sun, Feb 4, 2018 at 10:09 AM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

All--

Here is the response from Rita. Her gall is unbelievable. She continues to shirk responsibility and is now clamping up and becoming blatantly uncooperative.

<shakes head>

-P

----- Forwarded message -----

From: **Rita Chang** <ritachang1@gmail.com>
Date: Sat, Feb 3, 2018 at 9:20 PM
Subject: Re: Regarding James F. Ho
To: "Peter C. Ho" <peter.ho@gmail.com>

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sun, Feb 4, 2018 at 10:13 AM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

E-MAIL 0557

7/28/2020

Gmail - Regarding James F. Ho

Let's discuss on our next conference call.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0558

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1589074408067767907&simpl=msg-f%3A15890744...> 8/8

889 Galindo Ct
Milpitas, CA 95035

January 8, 2018

Ms. Rita Chang
686 Georgia Ave
Palo Alto, CA 94306

Dear Rita:

As you may know, I am the Executor of my father's estate. In going through his financial records, I found that a \$30,000 check had been made out to you. I have enclosed a copy of this check. I understand this was a loan, and from what I can tell it was never repaid. If it was repaid, please provide documentation supporting the repayment. If it has not been repaid, it now needs to be. I will accept on behalf of the estate repayment of the principal amount plus 4 years of compounded interest at a nominal rate of 5%, for a total amount of \$36,465.19, if repayment is made by January 31, 2018.

Please provide proof of repayment of the loan, or remit **\$36,465.19** by January 31, 2018 to:

Estate of James F. Ho
889 Galindo Ct
Milpitas, CA 95035

Sincerely,



Peter Ho, Ph.D.
Executor of Estate of James F. Ho
Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992

JAMES F. HO
148 CSM DR
SAN MATEO, CA 94402-3601

5087

11-4288/1210 4321
0522232248

1/13/2013

\$ 30,000⁰⁰

DOLLARS



PAY TO THE
ORDER OF

Rita Chang
Thirty thousand

Wells Fargo Bank, N.A.
California
wellsfargo.com

FOR 021662307957

01210428820 0522232248 05087

J. Z. Ho

30

Bill of Lading No. 021662307957	Date Issued: 01/13/14
Shipped by: Rita Chang	Shipped to: Rita Chang
From: Rita Chang	To: Rita Chang
Port of Origin: Rita Chang	Port of Destination: Rita Chang
Carrier: Rita Chang	Consignee: Rita Chang
Weight: 0.00 kg	Dimensions: 0.00 x 0.00 x 0.00 m
Commodity: Rita Chang	Special Instructions: Rita Chang
Bill of Lading No. 021662307957	Copy to: Rita Chang

Seq: 62

Batch: 423525

Date: 01/13/14

Seq: 62 021662307957 01/13/14
BAT: 423525 CC: 3T80007087
WT: 0.0 LTPS: EG5 Angeles
BC: Foster City BC CAS 157

Rita Chang

E-MAIL 0560



Peter Ho <peter.ho@gmail.com>

Ho Trust

3 messages

John Minton <jminton@ayhmh.com>
To: Wilkins Law <paulwilkinslaw@gmail.com>

Wed, Jan 17, 2018 at 1:42 PM

Hi Paul –

Thought I would check in to see if you have been able to make any progress on this?

Thanks and I hope the new year is treating you well.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com>
To: Jeff Loew <jloew@loewlawgroup.com>

Wed, Jan 17, 2018 at 1:42 PM

Dear Jeff –

I am following up on my letters dated December 12, 2017, copies of which are attached for your reference. I look forward to your response.

Thank you,

[Quoted text hidden]

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1589877493715100155&simpl=msg-f%3A15898774...> 1/3

E-MAIL 0561

3 attachments

-  **Ho_ 12-12-17 J. Minton Ltr to J. Loew (Personal Property).pdf**
59K
 -  **Ho_ 12-12-17 J. Minton Ltr to J. Loew (Fulton) (2).pdf**
46K
 -  **Ho_ 12-12-17 J. Minton Ltr to J. Loew (McCollum).pdf**
36K
-

John Minton <jminton@ayhmh.com>
To: Wilkins Law <paulwilkinslaw@gmail.com>

Fri, Jan 19, 2018 at 5:51 PM

Paul, you too. Tuesday at 4:00 works for me. I will give you a ring then. Have a great weekend.

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Wilkins Law [mailto:paulwilkinslaw@gmail.com]
Sent: Friday, January 19, 2018 3:04 PM
To: John Minton
Subject: Re: Ho Trust

Good to see you John,

Can you let me know some times early next week that you are available to talk? How is your Tuesday afternoon after 3:30?

Sent from my iPhone

On Jan 17, 2018, at 1:42 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Paul –

Thought I would check in to see if you have been able to make any progress on this?

E-MAIL 0562

7/28/2020

Gmail - Ho Trust

Thanks and I hope the new year is treating you well.

Best,

John

John D. Minton

<image001.png>

[Quoted text hidden]

E-MAIL 0563

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1589877493715100155&simpl=msg-f%3A15898774...> 3/3

ANDERSON YAZDI
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@ayhmh.com

December 12, 2017

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

As you may know, James' will and trust provide that all of his personal property is to be distributed to his three children. Following his death, your client permitted James' family to retrieve some of James' personal property items, but resisted turning over many others, including much of the furniture in the Fulton Street home. Virtually all of this furniture was James', having been transferred from his prior residences.

Below is a list of the personal property items that are now requested:

1. White-gray Dining Table (glossy top, pedestal bottom)
2. Matching Dining Chairs (6)
3. Brown Swivel Accent Chairs (2)
4. Beige Leather Sofa (modern, about 7' long)
5. Black Coffee Table (with metal legs and curved feet)
6. Sony VAIO EB Series Laptop (Model VPCEB35FX/WI) + Intel Laptop Bag + Logitech Wireless Mouse and Receiver + Power Supply
7. Framed black and white landscape print (Arches National Park)
8. Brown-framed painting of older houses and alley (dark themed)
9. Square analog clock with gold trim
10. FreeStyle Blood Glucose Testing Kit (includes meter, lancets, lancing device, and test strips)
11. Cuisinart Food Processor (large)
12. Zojirushi Rice Cooker
13. Zojirushi Water Boiler (the larger one)

Jeffrey R. Loew, Esq.
December 12, 2017
Page 2

I have photographs of many of these items. If your client needs to see a corresponding photo to assist her in locating any particular item, please let me know.

Please advise as to when your client will turn over these items.

Thank you.

Very truly yours,



A handwritten signature in black ink, appearing to read "John D. Minton".

JDM/cal

51476-00001\WorkSite\9197576.1

E-MAIL 0565

ANDERSON YAZDI
HWANG MINTON+HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@ayhmh.com

December 12, 2017

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

As you have seen from the information provided in our court petition, Peter Ho, Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended, is a beneficial owner of the property commonly known as 229 Fulton Street, Redwood City, California (the "Redwood City Property"). We believe that the court will determine my client's ownership interest to be 50% at a minimum. As such, he is entitled to at least 50% of the net income from the Redwood City Property, exclusive of the mortgage, which is solely in your client's name. I understand that the property is currently rented out, or may become rented out in the near future. By this letter, I ask that your client (1) direct monthly payments of 50% of the net income from the Redwood City Property to a separate account to hold the funds during the pendency of this lawsuit, and (2) provide supporting documentation showing that the payments represent 50% of the net rental income from the property. If your client is unwilling to satisfy these demands, please let me know immediately.

Very truly yours,



John D. Minton

JDM/cal

51476-00001\WorkSite\9198521.1

ANDERSON YAZDI

HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@ayhmh.com

December 12, 2017

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

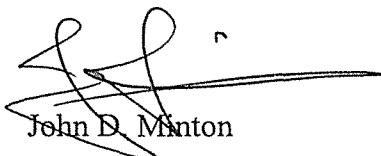
Re: Ho vs. Chang, et al.

Dear Jeff:

As you have seen from the information provided in our court petition, Peter Ho, Trustee of Trust A under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended, is a beneficial owner of the property commonly known as 1627 McCollum Street, Los Angeles, California as to a 50% interest. As such, he is entitled to 50% of the net income from the property. By this letter, I ask that your client (1) direct monthly payments of such income to a separate account to hold the funds during the pendency of this lawsuit, and (2) provide supporting documentation showing that the payments represent 50% of the net rental income from the property. If your client is unwilling to satisfy these demands, please let me know immediately.

Thank you.

Very truly yours,



John D. Minton

JDM/cal

51476-00001\WorkSite\9197526.1



Peter Ho <peter.ho@gmail.com>

Hearing

4 messages

John Minton <jminton@ayhmh.com>

Fri, Jan 19, 2018 at 6:37 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Dear all –

As you surely know, we have our first court appearance next Friday. It will function purely as a “check in,” and all the court will do is find out where we are in discovery and schedule a future status conference. I wanted to keep it scheduled (recall Jeff Loew wanted to move it way way out) to force Debby to file a response to our petition. I see from the court’s website that Debby filed her response today, but the document is not yet available. We will likely get it in the mail on Monday or Tuesday. It will likely be available on the court’s website by Monday afternoon. Now that Debby has filed her response, I see no reason to keep the perfunctory court hearing on for next Friday. I would like to reach out to Jeff Loew to suggest moving it back 120 days. We then accomplish the move by sending an email to the court clerk.

Thoughts/comments/questions/concerns?

Hope everyone has a great weekend.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Jan 19, 2018 at 7:34 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

E-MAIL 0568

7/28/2020

Gmail - Hearing

Can the depositions proceed without this first hearing (i.e., do we officially have a case now)? Does this affect our ability to file motions (such as a motion to compel) and to receive timely rulings on them?

Is it common practice for the opposing side to inform you (or not to inform you) that they filed a response?

Jeff has not yet responded to the letters regarding the furniture and laptop; neither has Rita acknowledged receiving my email/mail regarding the \$30,000. Do you think I should send her another email asking for acknowledgment and what she plans to do prior to the 1/31/18 deadline we imposed?

Thanks,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Sat, Jan 20, 2018 at 10:23 AM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

FYI--San Mateo County Superior Court uses the Odyssey Portal for case management:

<https://odyportal-ext.sanmateocourt.org/Portal-External/>

Click on **Smart Search** (Search for Court Records) and enter the following case number: 17PRO00973

Click on the case number in the search results, and scroll down through to Events and Hearings. There is an entry for "01/19/2018 Objection/Opposition to (re Trust)" but no document link yet, as John said.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sat, Jan 20, 2018 at 6:14 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

Discovery happens independently of the court – the court doesn't know about depositions and written discovery unless a dispute arises and a party files a motion. So, yes, we can proceed with depositions regardless of when we have our first status conference, and you or Debby can file a discovery motion independent of the date of the status conference. The only timing rule is that the hearing date must be 30 days after the motion is filed.

Regarding notice of a response to a petition, no, we just receive it in the mail.

Regarding Jeff's non-response to our letters, let's touch base end of next week to discuss next steps if we still haven't heard anything.

Regarding your letter to Rita, I think we see what happens (or doesn't happen) by the 31st, and make a decision about next steps at that time. I would not follow up at this point.

Best,

John

E-MAIL 0569

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

RE: Ho vs. Chang

9 messages

John Minton <jminton@ayhmh.com>

Mon, Jan 22, 2018 at 5:40 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I haven't had a chance to review yet – will do so tomorrow. In the meantime, feel free to compile a summary of your responses to whatever BS Debby has fed Jeff in here.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Carol Loza
Sent: Monday, January 22, 2018 5:37 PM
To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear Peter, Shan-Yuan and Della:

Attached please find Debby's Response and Objection to our Amended Petition for Return of Trust Property, etc.

Kind regards,

E-MAIL 0571

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com>

Tue, Jan 23, 2018 at 11:19 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I've started reviewing Debby's response and see nothing particularly surprising so far. I need to get an email over to Jeff to avoid a unnecessary court hearing on Friday. To answer a question you might have: NO, it will not look like we are scared now that we've read Debby's response. :-)

OK to send?

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0572

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1590345500060817407&simpl=msg-f%3A15903455...> 2/6

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@ayhmh.com>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Jan 23, 2018 at 12:08 PM

Hi John,

Yes, okay to send.

Also, are you available for a conference call with us next Monday (1/29/18) at 1:30pm to touch bases?

Thanks,
 Peter
 [Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Jan 23, 2018 at 12:18 PM

Thanks. Yes, next Monday at 1:30 p.m. works well. We can use the same dial-in line:

Phone Number: (800) 511-7985

Access Code: 772-3500

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Tue, Jan 23, 2018 at 12:27 PM

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1590345500060817407&simpl=msg-f%3A15903455...> 3/6

E-MAIL 0573

Dear John,

Thanks for the update. We are in the process of constructing our response, which will include some new information of two types defined by

Hard evidence (VM, texts, docs)

Soft evidence (events, conversations, verbal testimony)

to support of our response to Debby's outright lies, false accusations, and false claims (most of their response).

We are well aware that there can be a huge gap between what is true and what we can prove to be true.

We are working like maniacs to close that gap to the best of our ability.

A question that is always lurking the back of our minds: How many aces do they have up their sleeve, which they chose not to give any indication of in their written response, but will pop up later.

Question: Will you be contacting Jeff soon about his response to Peter's laptop and our dad's furniture?

I guess they already addressed the rental income issue in their response petition by arguing full ownership of both properties.

rejuvenated for the upcoming battle,

Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Jan 23, 2018 at 1:36 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear Shan-Yuan –

I will look forward to seeing what you guys put together in the way of a response.

Regarding the issue of rental income and furniture, I will keep pressing Jeff for an answer but you're right, they've all but said they aren't paying any rent. On the laptop front, if I have nothing from Jeff on this by the end of the week, I'll tell Jeff that Peter will be initiating a small claims proceeding.

As for what ace they might have up their sleeves, hard to say. We'll find out soon enough. You can't hide a whole lot in discovery.

Best,

John

John D. Minton

E-MAIL 0574

ANDERSON YAZDI
 LLP
HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Tuesday, January 23, 2018 12:27 PM
To: John Minton

[Quoted text hidden]

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Jan 23, 2018 at 3:42 PM

Dear all – I've now finished reviewing Jeff's response. Our case is "frivolous and in bad faith"? Peter is guilty of "abduction" and "elder abuse"? Man oh' man. Clearly Jeff has decided "the best defense is a good offense." That strategy is sometimes effective, but here it comes across to me as really over-the-top and a desperate gambit to try to turn the tables. When all the evidence is in, I think it will come across that way to a judge too.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0575

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Jan 24, 2018 at 5:40 PM

Hi John,

Yeah, Della was shaking in anger when she read it, and Shan-Yuan was really happy that Debby is digging herself into a hole of lies (but was still furious at her disgusting character and gall), and I was glad you prepared me beforehand to expect their story as something I wouldn't recognize along with strong attempts to discredit me--otherwise I would have overheated and hurt my shoulders "waving my arms" signaling "no!"

We've been pretty busy these last couple of days extracting from our collection of factual evidence a response to each of their items containing lies, and we'll have the transcripts of the family pow-wow and sidewalk conversations to you by Friday.

Looking forward to discussing all this with you on Monday,

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Jan 24, 2018 at 5:45 PM

Hi Peter –

I can only imagine how maddening it is to read Debby's BS. I can tell you are maintaining a sense of humor about it all though, which is extremely important to retaining your sanity during a lawsuit, so keep it up!

Sounds good regarding your efforts on the response and I'll look forward to our call on Monday.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Recordings

1 message

John Minton <jminton@ayhmh.com>

Tue, Jan 23, 2018 at 4:15 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I spoke with Paul Wilkins. He has had some conversations with current district attorneys and expects to have further conversations in the coming days. He wants to wait until those further conversations before reporting his conclusions. My sense from talking to him, however, is that he perceives little criminal risk associated with the recordings. I will follow up with a more detailed report from him when I have it, hopefully within the next week.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0577

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1590430728594056596&simpl=msg-f%3A15904307...> 1/1



Peter Ho <peter.ho@gmail.com>

Friday Hearing

1 message

John Minton <jminton@ayhmh.com>

Wed, Jan 24, 2018 at 4:30 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Our hearing has been moved to May 11.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0578

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1590522294482991503&simpl=msg-f%3A15905222...> 1/1



Peter Ho <peter.ho@gmail.com>

Transcripts of Family pow-wow 9-2-17 and Sidewalk conversation 9-3-17

2 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Jan 28, 2018 at 3:50 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Della N. Lau" <dellalau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>

John,

We finally finished the transcriptions of two meetings with the daughters (original voice all in English) which are critical to the suit and our response to their response.

(1)

Two Family (Ho vs Chang) meeting on 9-2-2017 requested by Debby Chang on 8-25-17 [Debby's texted to everyone in the Ho clan - Peter, Jeanny, Della, SYH that she could contact on 8/25/17]; Peter set up the meeting with Sophie per their request.

Present: SYH, Della, Peter, Sophie, Rita, Judy (skype)

Note: Both Rita and Sophie were taping the meeting as well as us. They had their phones face down on the table and at some point checked it, returned the phone back face down on the table, and then turned the phone 90 degrees so the mic faced us (Peter, SYH, Della). When Rita checked her phone in the middle of the meeting, SYH saw some app (probably recording) on her phone briefly.

Some points to note in this meeting (some highlighted in red with comments):

- They only have one agenda in mind (our lawyer Ed K. at the time predicted that Debby made a mistake in dumping James, so their camp will do whatever necessary to get James back to Debby).
- Peter stated many facts in this meeting. He said twice the fact that Debby stated she would split Peter some money (none to his sisters) if she got all the money from James.

(2)

9/3/17 Peter and Shan-Yuan are trying to retrieve Dad's car from 229 Fulton St per agreement from the previous day's "family meeting." Rita and Sophie rush to meet them there after texting, "...we would not advise this right now."

[54 minutes long]

A few points to note:

- Both Sophie and Rita were caught off guard in this sidewalk meeting. They know we taped it as they kept looking at our phones, when I kept pointing the mic in their faces whenever they talked.
- Sophie admits twice that their mother wanted our dad to meet the lawyer because she was unsure the 1.2 was a loan or a gift and our dad was "indecisive."
- Their bluff of the previous days family meeting was called -- that their mother really missed and wanted to see our father. They got caught. Ha!
- This interaction shows the vindictiveness and evilness of Debby -- not allowing us to get dad's car (the 5 minutes required to get the car turned to 3 hours). Her taking his handicap placard back to the DMV or disposing of it when she knew he needed it.

E-MAIL 0579

 Transcript 20170903_1741 Rita, Sophie, Shan-Yua...

 Transcript 20170902_1233 Family Meeting [Voice ...

Here are the links and attachments:

[Transcript 20170902_1233 Family Meeting \[Voice 011\]](#)

[Transcript 20170903_1741 Rita, Sophie, Shan-Yuan, Peter \(sidewalk\) \[Voice 005\]](#)

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Jan 28, 2018 at 4:00 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Della N. Lau" <dellalau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>

Hi John,

We are still pugging away on our response to their response. Here is a heads up on some of the questions we have. Please feel free to answer via e-mail or in our conference call tomorrow, whatever is most convenient for you.

1. McCollum: John's opinion and strategy and how do we go about it.
2. How do we handle Rita's \$30K check, given her response?
3. Does it make any sense to spend time preparing the other girlfriends card? [Yim, Ming Chu, etc.]
4. Are screenshots of texts admissible, or is the original phone needed?
5. How are voicemails admitted because they do not have timestamps?
6. Can we get a search warrant to look for Dad's financial records from 2007-2014? We strongly believe they took it. We have everything else. James was a financial pack-rat.
7. How much detail would you like in our response to their response petition? Will too much info be too overwhelming? Is it better to have less or too much?
8. What frame of mind you would like Debby in at this point in time? E.g. "I taped all our conversations...you are so stupid...you are such a liar...Ha!Ha!Ha!"
9. How confident is John Minton that the Certificate of Independent Review by John Martin can be deemed void?

We all look forward to our conference call tomorrow.

best,
Shan-Yuan
[Quoted text hidden]

E-MAIL 0580



Peter Ho <peter.ho@gmail.com>

draft of furniture and personal property demand

4 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Jan 31, 2018 at 1:44 PM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Dear John,

The fist draft is Della's, which we like the words better, but realize they probably can't be used, The second draft is mine, where i took the liberty of Della's version of your signature.

Della's draft:

Dear Jeff,

You never responded to our request on 12/8/17 regarding the return of 13 items of James Ho's personal property. This is a second request that the property be returned, or at the very least stored and preserved in a neutral storage unit until we can have resolution of the bitch's issue in returning items that clearly do no belong to her. Kindly respond back with your intent and if you need to make arrangements for us to pick up the items.

Your truly,
John "Mincemeater" Minton

SYH's draft:

Dear Jeff,

This is to follow up on my letter to you dated 12-12-17 and subsequent communications with you, regarding the return of James Ho's personal property.

Since you never responded, I demand that all 12 items in contention not be used, but stored and preserved in a neutral storage unit, pending resolution of this case.

As previously explained, the laptop is Peter's personal property. Since I have also not heard back from you regarding this issue, my client will be proceeding with a small claims suit against your client.

Your last chance to return the property before hell breaks loose,
The Mincemeater

John Minton <jminton@ayhmh.com>

Wed, Jan 31, 2018 at 5:41 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

You guys are hilarious. Truly. Please keep it up!

Here is my suggested letter (a combination of your excellent efforts):

Dear Jeff –

E-MAIL 0581

This letter is in further follow up to my December 12, 2017 letter concerning the Trust personal property items in Debby's possession. Not having received a response, I am assuming Debby is unwilling to return these items during the pendency of the case. If that is her position, it is one to which we can stipulate as long as the items are stored and not used during the litigation. Below is a revised list of the Trust personal property items that are subject to our proposal:

1. White-gray dining table (glossy top, pedestal bottom), with matching dining chairs (6)
2. Brown swivel accent chairs (2)
3. Beige leather sofa (modern, about 7' long)
4. Black coffee table (with metal legs and curved feet)
5. Framed black and white landscape print (Arches National Park)
6. Brown-framed painting of older houses and alley (dark themed)
7. Square analog clock with gold trim

Please let me know by February 6, 2018 whether Debby will agree to this proposal. We need a resolution of this issue one way or another very soon, as the status quo is untenable.

Very truly yours,

John D. Minton

--

As to why I removed certain items, it is due to the perceived "picayune" nature of some of the items (e.g., rice cooker). If we are going to address this issue with the judge, we need to avoid eye rolling. Jeff already mockingly said to me in one of our calls that he has a question into Debby about "the rice cooker." It lends itself to easily to a sound bite. I realize these kitchenware items may have sentimental value, but I hope you'll trust me on this – we need to let some of these smaller items go.

Note: If, as expected, I have no response next Tuesday, I would then follow up with Jeff by email the next day, and tell him that I have been instructed to address the matter with the Court, and intend to file a petition shortly. That may cause him to get Debby to agree to the proposal, as he may worry about looking bad before Judge Miram on this issue.

You can see that I've removed the reference to the laptop. That is because it is not Trust property. It is Peter's, and we have made that clear. (As discussed, Peter can proceed with the small claims route.)

E-MAIL 0582

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Jan 31, 2018 at 10:24 PM

Hi John,

The letter looks great to all of us.

(One typo near the end: ...status quo **is** untenable.)

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Feb 1, 2018 at 8:48 AM

Thanks, all – will send out today.

Best,

John

John D. Minton

E-MAIL 0583



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0584

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591146023271064614&simpl=msg-f%3A15911460...> 4/4



Peter Ho <peter.ho@gmail.com>

Debby's Responses to Discovery

1 message

John Minton <jminton@ayhmh.com>

Thu, Feb 1, 2018 at 12:47 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Attached are Debby's responses to our discovery requests, which we received in the mail today. I have not yet had a chance to review closely. Please send comments when you can. We will have a lot to discuss, I'm sure, on our conference call next Tuesday.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

4 attachments

Ho_Debby_s Responses to First RFP.PDF
3088K

Ho_Debby_s Responses to First Set of Form Rogs.PDF
6940K

Ho_Debby_s Responses to First Set of Special Rogs.PDF
3858K

Ho_Debby_s Responses to First RFA.PDF
3414K

E-MAIL 0585



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Thu, Feb 1, 2018 at 3:52 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Peter, Shan-Yuan and Della:

Attached please find John's letter of today's date to Jeffrey Loew.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho - 2-1-18 J. Minton Ltr to J. Loew.pdf
185K

E-MAIL 0586

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

John D. Minton

jminton@ayhmh.com

February 1, 2018

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

This letter is in further follow up to my December 12, 2017 letter concerning the Trust personal property items in Debby's possession. Not having received a response, I am assuming Debby is unwilling to return these items during the pendency of the case. If that is her position, it is one to which we can stipulate as long as the items are stored and not used during the litigation. Below is a revised list of the Trust personal property items that are subject to our proposal:

1. White-gray dining table (glossy top, pedestal bottom), with matching dining chairs (6)
2. Brown swivel accent chairs (2)
3. Beige leather sofa (modern, about 7' long)
4. Black coffee table (with metal legs and curved feet)
5. Framed black and white landscape print (Arches National Park)
6. Brown-framed painting of older houses and alley (dark themed)
7. Square analog clock with gold trim

Jeffrey R. Loew, Esq.

February 1, 2018

Page 2

Please let me know by February 6, 2018 whether Debby will agree to this proposal. We need a resolution of this issue one way or another very soon, as the status quo is untenable.

Very truly yours,



John D. Minton

JDM/cal

51476-00001\WorkSite\9216490.1



Peter Ho <peter.ho@gmail.com>

Probate and Trust Administration

5 messages

John Minton <jminton@ayhmh.com>

Fri, Feb 2, 2018 at 12:43 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

Attached is a notice received from the IRS. Do you want us to package up our probate and trust administration files and send them to Mr. Curtis?

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 1-29-18 IRS Notice (Dusty Wilson).pdf
60K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Feb 2, 2018 at 2:19 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

We had decided not to go with Thoits Law. I will be calling Ned Fluet's firm early next week, so please hold on to the files for just a while longer.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0589

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Fri, Feb 2, 2018 at 2:21 PM

Sounds good.

John D. Minton



350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@ayhmh.com>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Tue, Mar 6, 2018 at 3:39 PM

Hi John,

I've signed the engagement letter with Victoria Kaemph at Lakin Spears for Trust (A) administration. They asked me to request the Trust Administration files you have to be sent to them. The paralegal working on the case is Sue Goudreau (she says she knows Kelly Mohr well since Kelly worked there before).

Thanks,
 Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Tue, Mar 6, 2018 at 7:18 PM

Thanks, Peter. Will do.

Best,

John

John D. Minton

E-MAIL 0590



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0591

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591323326579530757&simpl=msg-f%3A15913233...> 3/3



STATE OF CALIFORNIA
FRANCHISE TAX BOARD
PO BOX 2952
SACRAMENTO CA 95812-2952

Account No : 120-05824-01
Date : January 29, 2018
Tax Year(s) :

RECEIVED
FEB 1 2018

S.D.A

LETTER ID: EC 18-00142952 MAKER: 333:95:DW

JAMES F HO
PETER C HO
STEVEN D ANDERSON ESQ
350 PRIMROSE RD
BURLINGAME CA 94010-4005

This notice confirms we received notice pursuant to Probate Code §9202(c)(1).

According to our records of the decedent's account, the current balance due and payable pursuant to Revenue & Taxation Code section 19221 is \$0.00 as of the date of this notice. The current account balance is subject to change upon receipt of income tax returns, any audit or investigation of income tax returns, or any other audit or investigation.

Please note the time period for us to file a claim based on any liability owed by the decedent for income received or accrued during the lifetime of the decedent is as follows:

Within 18 months after notice under Probate Code §9202(c)(1) was given to us with respect to tax years for which California income tax returns of the decedent were filed by the time such notice was given, and

Within 18 months after each missing California income tax return is filed and additional notice is given to us with respect to tax years for which California income tax returns of the decedent have not been filed by the time Probate Code §9202(c)(1) was given.

See Probate Code §9201 and Revenue and Taxation Code §19517. Accordingly, we reserve the right to file a claim until expiration of said time periods.

We reserve the right to seek authority to file a late claim, to the extent necessary, under Probate Code §9103.

Feel free to contact me with any questions.

Dusty Wilson
Probate Advisor
916.845.3048

Internet and Telephone Assistance

Website: ftb.ca.gov
Telephone: 800.852.5711 from within the United States
916.845.6500 from outside the United States
TTY/TDD: 800.822.6268 for persons with hearing or speech impairments

E-MAIL 0592

JAMES F HO
120-05824-01
January 29, 2018
Page 2 of 2

18-00142952

=====

Taxpayer Services

E-MAIL 0593



Peter Ho <peter.ho@gmail.com>

FW: Ho Trust

1 message

John Minton <jminton@ayhmh.com>

Sun, Feb 4, 2018 at 10:15 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all – See below and attached.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Wilkins Law [mailto:paulwilkinslaw@gmail.com]
Sent: Saturday, February 03, 2018 1:41 PM
To: John Minton
Subject: Re: Ho Trust

Good afternoon John,

Please see attached letter with the conclusions to my research. I withheld the names of the prosecutors in my letter for confidentiality purposes; however, if you need their names and background for your file, just let me know and I can provide.

Paul Wilkins
Law Office of Paul A. Wilkins
1640 Laurel Street
San Carlos, CA 94070

E-MAIL 0594

(650) 594-4200 Main
(650) 594-4300 Direct
(650) 594-4205 Fax
paulwilkinslaw@gmail.com

The information in this electronic mail is confidential and may be privileged. If you are not the intended recipient, you are hereby notified that any review, dissemination, disclosure, copying, or distribution of the information in these documents is strictly prohibited. If you have received this communication in error, please contact the sender by reply mail and destroy all copies of the original message.

On Feb 1, 2018, at 6:45 PM, John Minton <jminton@ayhmh.com> wrote:

Excellent Paul, thank you very much.

John D. Minton

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Wilkins Law [mailto:paulwilkinslaw@gmail.com]
Sent: Thursday, February 01, 2018 5:32 PM
To: John Minton
Subject: Re: Ho Trust

Good afternoon John,

I am going to put into a letter addressed to you, my discussions and opinion regarding the likelihood and/or probability of criminal prosecution pertaining to surreptitious recordings that we earlier discussed. I will wait till tomorrow to hear from my last contact, and will get you a copy of my conclusions early next week. If you need an earlier response, let me know, and I can get it done sooner.

Paul Wilkins
Law Office of Paul A. Wilkins
1640 Laurel Street
San Carlos, CA 94070

(650) 594-4200 Main
(650) 594-4300 Direct
(650) 594-4205 Fax
paulwilkinslaw@gmail.com

The information in this electronic mail is confidential and may be privileged. If you are not the intended recipient, you are hereby notified that any review, dissemination, disclosure, copying, or distribution of the information in these documents is

E-MAIL 0595

strictly prohibited. If you have received this communication in error, please contact the sender by reply mail and destroy all copies of the original message.

On Jan 19, 2018, at 5:51 PM, John Minton <jminton@ayhmh.com> wrote:

Paul, you too. Tuesday at 4:00 works for me. I will give you a ring then. Have a great weekend.

John

John D. Minton

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Wilkins Law [<mailto:paulwilkinslaw@gmail.com>]
Sent: Friday, January 19, 2018 3:04 PM
To: John Minton
Subject: Re: Ho Trust

Good to see you John,

Can you let me know some times early next week that you are available to talk? How is your Tuesday afternoon after 3:30?

Sent from my iPhone

On Jan 17, 2018, at 1:42 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Paul –

Thought I would check in to see if you have been able to make any progress on this?

Thanks and I hope the new year is treating you well.

Best,

E-MAIL 0596

John

John D. Minton

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

 L2 Minton re recordings 2.3.18.pdf
121K

E-MAIL 0597

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591495264323521348&simpl=msg-f%3A15914952...> 4/4



Peter Ho <peter.ho@gmail.com>

Transcripts

1 message

John Minton <jminton@ayhmh.com>

Sun, Feb 4, 2018 at 10:13 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

I finished my review of the new transcripts.

Specific comments re transcript of 9/2/17 conversation

1. Good lengthy explanation by Peter about how Debby tried to turn the \$1.2 loan into a gift. [Note: We cannot use for our own purposes in the case self-serving statements that support our position. However, in the event the judge is ever reading the transcripts in their entirety, it will be helpful to read Peter's pithy summary of the \$1.2 issue.]
2. Helpful to have Rita's confirmation that Debby is still married to her husband. We will definitely make hay about this in the case.
3. Rita dodgy and pretty obviously lying in various places about not knowing exactly what John Martin did.

Specific comments re transcript of 9/3/17 conversation

1. Transcript makes fairly clear that Debby's top priority is the ridiculous "apology" rather than seeing James. (SYH's and Peter's patience is truly herculean as this issue is discussed over and over and over again with Rita asserting her mother's crazy position.)
2. Rita's apparently sincere desire to not upset her insane mother shows the depth of her dedication to her.

General comments

1. I'm glad you took the time to transcribe these recordings. They are helpful in a number of ways. The first notable benefit is that I am gaining a sense of what makes each of Rita, Sophie and Judy "tick." This will be helpful as the case proceeds, as we can expect that in a certain way, the real "brains behind the operation" on Debby's side is her daughters. They have differing and apparently at times strained relationships with their difficult and terrible mother, but they support her and probably always will.

E-MAIL 0598

2. Seeing the ad nauseam statements from them (particularly Rita) about the supposedly "just like married couple" nature of the James-Debbie relationship makes clear to me that to really "win" this issue we need independent witnesses. Your dad's other girlfriends might be the most helpful in this regard. Let's ramp up our efforts on this front. I would like to speak with them if they are willing. Please look into this.

3. Clearly Rita, Sophie, and Judy know their mother is a mess. There are a number of statements in which they say she will say things that aren't true, she will act purely out of emotion, etc. They surely know she will be a bad witness. I suspect this could be behind Jeff Loew's repeatedly expressed desire to settle the case.

4. The comments that each of you inserted were very helpful – thank you for inserting them. And, they often had me in stitches.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0599

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591495141760370056&simpl=msg-f%3A15914951...> 2/2



Peter Ho <peter.ho@gmail.com>

Wilkins Invoice

1 message

John Minton <jminton@ayhmh.com>

Sun, Feb 4, 2018 at 10:17 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

Attached is a copy of Paul Wilkins' January invoice.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 1-30-18 Paul Wilkins Invoice 00916.pdf
61K

E-MAIL 0600

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591495360127517382&simpl=msg-f%3A15914953...> 1/1

Law Office of Paul Wilkins
1640 Laurel Street
San Carlos, CA 94070
United States
(650) 594-4200

PAUL WILKINS
ATTORNEY AT LAW

John Minton
350 Primrose Road
Burlingame, CA 94010

Balance \$0.00
Invoice # 00916
Invoice Date January 30, 2018
Payment Terms
Due Date

James Ho

Time Entries

Date	EE	Activity	Description	Rate	Hours	Line Total
01/23/2018	PW	Legal Services	Prepare for and have conference call with attorney Minton; memo to file.	375.00	0.2	75.00
01/26/2018	PW	Legal Services	Contact and discuss recording issue with San Mateo County Deputy District Attorney Nicole Sato; followup and discuss recording with former SMCDDA Tara H. re: recording issue; memo to file; call and discuss with attorney Minton.	375.00	0.9	337.50
01/30/2018	PW	Legal Services	Conference call with San Mateo County Supervising DDA Pitt; memo to file.	375.00	0.3	112.50
Non-billable Time Entries:						
01/22/2018	PW	Legal Services	Review Petition and related documents; memo to file re: content; check case status with San Mateo County computer system; obtain copy of opposing counsel Objection to Petition; finalize research on recording admissibility.	375.00	1.5	562.50

Totals: 2.9 \$525.00

Time Entry Sub-Total:	525.00
Sub-Total:	525.00
Total:	525.00
Amount Paid:	525.00
Balance Due:	\$0.00

Payment History

Activity	Date	Pay Method	Amount	Responsible User	Deposited Into
Payment Received	01/30/2018	Trust	\$525.00	John Minton (Client)	Operating Account

Account Summary

John Minton's Trust Balance

Balance As Of 01/30/2018:

\$3,987.50



Peter Ho <peter.ho@gmail.com>

Ho: Letter from CA Franchise Tax Board [IWOV-WorkSite.FID72068]

2 messages

Kelly Mohr <kmohr@ayhmh.com>

Mon, Feb 5, 2018 at 8:07 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Steven D. Anderson" <sanderson@ayhmh.com>, John Minton <jminton@ayhmh.com>

Dear Peter:

As you may recall, as part of the probate administration we were required to provide the California Franchise Tax Board with notice of administration of your father's estate. The Franchise Tax Board has acknowledged receipt of the notification and confirmed that the current balance due on your father's account is \$0.00. Attached is a copy of their letter dated January 29, 2018 regarding same.

Please let me know if you have any question.

Best,

Kelly

Kelly A. Mohr

Paralegal

Direct Phone: 650.212.5937

Direct Fax: 650.212.5954

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Corr from FTB - no tax due.PDF
72K

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: Kelly Mohr <kmohr@ayhmh.com>

Fri, Feb 9, 2018 at 8:49 PM

E-MAIL 0603

7/28/2020

Gmail - Ho: Letter from CA Franchise Tax Board [IWOV-WorkSite.FID72068]

Thanks for forwarding, Kelly.

Thank you also for your help prior to this. It really was a pleasure working with you--you were refreshingly clear on every aspect of the case.

-Peter

[Quoted text hidden]

E-MAIL 0604

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591577811303025655&simpl=msg-f%3A15915778...> 2/2



Peter Ho <peter.ho@gmail.com>

Our notes and response to their Response to the Amended Petition and to their Response to First RFA

5 messages

Peter C. Ho <peter.ho@gmail.com>

Mon, Feb 5, 2018 at 11:34 PM

To: "John D. Minton" <jminton@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

I'm attaching links to our notes and response (both are still in progress) for the following:

- 1- [Notes on their Response to the Amended Petition](#)
- 2- [Notes on their Response to First RFA](#)

Happy Reading!

Peter

John Minton <jminton@ayhmh.com>

Tue, Feb 6, 2018 at 9:05 AM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter, et al. –

Thank you for sending. Given other commitments today, I will not have a chance to review this prior to our call today at 3:00 p.m. We can keep our call on for today and discuss other issues, or we could move our call to tomorrow or Thursday (3:00 p.m. both days would be best for me). Please let me know what everyone would like to do.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0605

7/28/2020

Gmail - Our notes and response to their Response to the Amended Petition and to their Response to First RFA

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Tue, Feb 6, 2018 at 9:15 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

Della is working the next couple of days, so it's best to keep today's scheduled meeting at 3pm.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Feb 6, 2018 at 9:16 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Sounds good. We'll have plenty to discuss, I'm sure.

Best,

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Feb 6, 2018 at 12:14 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

Let's use the usual dial in for today's call:

Phone Number: (800) 511-7985

Access Code: 772-3500

Best,

John

John D. Minton

E-MAIL 0606

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591636131009925290&simpl=msg-f%3A15916361...> 2/3



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0607

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591636131009925290&simpl=msg-f%3A15916361...> 3/3



Peter Ho <peter.ho@gmail.com>

Property Tax Basis Issue

3 messages

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Feb 5, 2018 at 11:44 AM

Dear Peter –

I recall you previously sent me information about the issue of using your father's property tax basis. Can you copy and paste your prior response into a reply to this email? (I realize it is probably somewhere in the Google Drive.) Also, if you can respond to their tidy little story about why this was supposedly the reason for you not wanting your father to go on title to the RWC property, that would be helpful.

Thanks!

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@ayhmh.com>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

1. The following is the only email exchange between us related to the property tax basis issue and was based on the question why Dad was removed as a 1% owner from our home at 889 G



Peter C. Ho <peter.ho@alumni.stanford.edu>

to John

Hi John,

I added my email response and am attaching the updated pdf version of the document. You can also access the same document on google drive:
<https://drive.google.com/open?id=1HuE99mSRIxzlCO6G0LeR8D9pvy3CIfsW-CjIKZdbat>

Thanks,
 Peter

On Mon, Oct 23, 2017 at 11:38 AM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

Can you please do me a favor and add the below to the John Martin document, and then email the updated version in pdf format?

Thanks,

John

John D. Minton

E-MAIL 0608



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution by anyone other than the intended recipient is unauthorized.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Sunday, October 22, 2017 12:28 PM
To: John Minton
Subject: Re: Question

Hi John,

We sold our townhouse in February and had finished paying Dad back for all his various loans to us and the \$30k reimbursement for the property tax base transfer by 2.15.17. There was no release immediately after the county transferred the property tax base back in late 2015/early 2016; we waited until we reimbursed Dad fully (February 2017), and then even a little longer until May 2017 to have Dad removed from title because she didn't want any problems or misunderstandings concerning the ownership of the house in the future.

Let me know if you need additional details.

Thanks,

Peter

On Sun, Oct 22, 2017 at 11:58 AM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

Question about the issue of transferring the property tax basis to your home – why did your father come off title in May 2017?

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution by anyone other than the intended recipient is unauthorized.

2. I think the answers to your questions are really found starting on P.14 of Response to [John Martin's Documents](#) (also attached as a pdf below). Dad jotted down the [agreement on scratch](#) below). We reimbursed Dad for the 107 Flying Cloud Isle property tax payments he would have been refunded had he transferred the property tax base value to that property (\$30k). We had to do so; he changed his address at the DMV at that time as proof to the Assessor's Office that 889 Galindo Ct was his new primary residence, and he also went on title as a 1% owner. It was that if he were ever to buy another house, Jeanny and I would pay up to the amount of our pre-transfer property tax, and Dad would cover the rest.

3. My response to their tidy little story is that it's NONSENSE. I was never involved in any three-way conversation between Debby, Dad, and myself regarding Dad going on title. I always expected when I found out he was taken off. Subpoenaed documents show he was going to go on title when they signed the purchase contract on 2/17/17--consistent with my expectation. Why would he gain the most by STARTING a conversation like this? (Certainly not Dad nor Peter.) Dad had to be on title to secure his loan to Debby; Debby does not want this.

Addendum: It is not clear to me if Debby is saying (a) Dad gifted her the money from the very start to buy the house, or (b) she believed it was a loan, but Dad insisted after close of escrow that it was indeed (a) always a gift, why did Dad have to sign the initial Purchase Agreement? Why does Debby even have to bring up (falsely) Peter waving his hands "no" if she really believes going on title because he gifted me the money—I don't care what Peter has to say" (and the irony is that she's claiming Peter is also pushing Dad to not go on title).

On the other hand, it it was (b) gifted after close of escrow, why would Dad have been removed from the Purchase Contract (and from being on title) on 3/6/17? Hypothetically, he should only not be on 3/6/17. In John Martin's subpoena notes (Pp. 29, 35), Dad believes he owns 229 Fulton St and that he was on title. When he was told Debby's name alone was on title, he indicated Debby did that, and NOT anything remotely close to Peter suggesting it, because I didn't have anything to do with it.

Please let me know if you need clarification on my response or additional information.

E-MAIL 0609

7/28/2020

Gmail - Property Tax Basis Issue

Thanks,
Peter
[Quoted text hidden]

2 attachments

 **Response to John Martin's Documents - Google Docs.pdf**

201K

 **Dad's Notes on the Agreement (old).pdf**

759K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Feb 5, 2018 at 3:49 PM

Thank you, Peter. I will review.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0610

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591591449608047174&simpl=msg-f%3A15915914...> 3/3



Peter Ho <peter.ho@gmail.com>

Next Conference Call

4 messages

John Minton <jminton@ayhmh.com>

Wed, Feb 7, 2018 at 9:41 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Unfortunately next Monday is not going to work for me for a conference call. Would next Tuesday at 1:00 p.m. work?

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Della Lau <DellaLau@launet.com>

Wed, Feb 7, 2018 at 9:56 PM

To: John Minton <jminton@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi everyone,

Tuesday--February 13 at 1:00 pm works for me.

However, I have an appointment at 3P, so I will have to leave the convo then. I can join back in after if everyone is still talking.

Thanks,
Della :-)

[Quoted text hidden]

E-MAIL 0611



Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Feb 8, 2018 at 10:08 AM

To: Della Lau <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Works for me. Peter has confirmed it also works for him.

-SYH

On Wed, Feb 7, 2018 at 11:56 PM Della Lau <DellaLau@launet.com> wrote:

Hi everyone,

Tuesday--February 13 at 1:00 pm works for me.

However, I have an appointment at 3P, so I will have to leave the convo then. I can join back in after if everyone is still talking.

Thanks,
Della :-)

At 09:41 PM 2/7/2018, John Minton wrote:

[Quoted text hidden]



ANDERSON YAZDI
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

208eb221.png
25K

John Minton <jminton@ayhmh.com>

Thu, Feb 8, 2018 at 10:29 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Look forward to it.

Thanks,

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

7/28/2020

Gmail - Next Conference Call

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0613

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591810203519377106&simpl=msg-f%3A15918102...> 3/3



Peter Ho <peter.ho@gmail.com>

FW: Tangible Personal Property

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thu, Feb 8, 2018 at 9:17 AM

Thanks Shan-Yuan, et al. – I will put together a responsive letter based on this very helpful information. That will be the easiest way to show my thoughts.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
Hwang Minton + Horn

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Wednesday, February 07, 2018 11:24 PM
To: John Minton
Cc: Peter C. Ho; Della Lau
Subject: Re: FW: Tangible Personal Property

Hi John,

We have the credit card statements and documentation for the big ticket items 1-3 (dining table + 6 chairs, accent chairs, leather sofa) in the [Furniture that Dad paid for folder](#) (click on link and peruse the [README file](#)). All these items were purchased by Dad for use at the [720 Promontory Point Ln #2401 penthouse](#) and NOT "for use in the 229 Fulton property" as Jeff claims.

Summary (we have the credit card statements):

3/31/2016 Lamps Plus Swivel Accent Chair \$250.34 (Chase Mileage Plus *2891)
 5/15/2016 Scandinavian Designs (Dining Table, 6 Chairs, Leather Couch) \$3,754.35 (Chase Sapphire *5151) [we also

E-MAIL 0614

have the actual receipts for these]

5/21/2016 Lamps Plus Swivel Accent Chair \$240.34 (Chase Sapphire *5151)

There are no receipts for items 4-7 (coffee table, landscape print, framed painting, and gold-trim clock).

Debby said the Coffee table was a housewarming gift when Dad moved into 720 Promontory Point. The landscape print, framed painting, and gold-trim clock were bought by Dad for his own use at 148 CSM Dr for many years.

Our proposal for property resolution with Jeff "low-class" Loew.

1. [Items 4-7] Debby can take back the coffee table, and we will take back the landscape print, framed painting, and gold-trimmed clock, since these items were bought and housed at their respective individual residences before Debby and Dad actually lived together (beginning in 2014).

2. We were not allowed to touch any of the items 1-7 when moving out dad's property on 9/9/17, the day before the funeral. At that time, Rita and Reinhard adamantly claimed that "Debby bought all those items on her credit card and so it all belongs to her and the paintings and prints were gifts." They promised to provide us the receipts. Rita threatened to call the police if we attempted to move anything in the house, other than the items they determined we could touch and move, e.g. the kitchen wares they dumped on the hallway floor, Dad's personal items they put in the garage, etc.

[Items 1-3]: Since they claimed they have all the credit card receipts and promised to produce them, they can keep each item they can provide receipts for or proof of purchase. Likewise, we keep each item paid for by James. (Note: It is unlikely they will be able to produce anything because we have it, unless of course, they forge something... maybe another gift letter...a receipt...anything outrageous can happen...).

If no receipts or proof of payment is shown for any of the items 1-3, then that item must be stored and UNUSED. No one should be allowed to make money off of property in contention, which is what Debby and Rita are currently doing.

If Jeff can provide a written agreement to the terms of this face-off to resolve this tangible property, then we meet and just get it done, so it is off both party's list.

We think this proposal is logical and fair, but want to be sure it will be viewed as such in the judges's eyes later.

What are the questions that Jeff's response raise?

Please advise,

James' "stepchildren who are trying to get his property"

 README

 Chase credit card statement (5151) 20160627.pdf

 Furniture Receipt (Dining Room Table, Chairs, C...

E-MAIL 0615

 Swivel Accent chairs 20160410_135434.jpg

On Tue, Feb 6, 2018 at 8:25 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

FYI. This raises more questions than it answers. Do we have any documentation or other evidence that the items I identified in my last letter were purchased by James? Apologies if you sent me some of this before.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Tuesday, February 06, 2018 4:11 PM
To: John Minton
Cc: Sarah Sheppard; Naomi Takenaka
Subject: Tangible Personal Property

Hello John:

I write in response to your letter of February 1, 2018, concerning certain items of tangible personal property.

The items you reference in your letter were purchased by either James Ho or Debby Chang, or both of them, for use in the 229 Fulton property. This does not include the coffee table, which was purchased by Debby's daughter, Sophie, and belongs to her. It was used in Sophie's house for nearly twenty years.

All of the items are currently in 229 Fulton, where the tenants are lightly using them, if at all. They will not be disposed of pending the resolution of this matter.

Please feel free to contact me with further questions or concerns.

Best regards,
Jeff

E-MAIL 0616

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

E-MAIL 0617

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permmsgid=msg-f%3A1591853953864729275&dsqt=1&simpl=msg-f%3A1...> 4/4



Peter Ho <peter.ho@gmail.com>

phone conversation transcripts

3 messages

Peter C. Ho <peter.ho@gmail.com>

Fri, Feb 9, 2018 at 8:48 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Dad and Debby talked on the phone three times on 8/24/17; Dad's phone was on speakerphone, and various people were around to hear the conversation.

Two of the three conversations are transcribed and attached below; the third was not recorded, but SYH remembers what was said. Would it be helpful to you if she "transcribes" that conversation?

[Transcript 20170824_1218 Debby, Dad phone conversation #1](#)

[Transcript 20170824_1719 Debby, Dad phone conversation #2](#)

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Sat, Feb 10, 2018 at 9:36 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thanks, Peter et al. Yes, let's have SYH "transcribe" that third conversation.

Hope everyone has a great weekend.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended

E-MAIL 0618

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1591988071299070513&simpl=msg-f%3A15919880...> 1/2

recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Feb 14, 2018 at 10:32 AM

To: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Obviously not doing it UNTIL I get feedback from the first 2 conversations. I will decide then if it is worth my time doing it. I also want to know when he has finished READING all 4 of Satan Debby's discovery responses...whenever that will be...

I think I know what is going on. My colleagues and I have all been in similar situations before. I have been around the block.

It is completely not acceptable to me that my time, my work, my costs (health, sleep, finance) are taken for granted and not appreciated.

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

300 Peninsula Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5966
650.312.5982 Fax

image001.png
25K



Peter Ho <peter.ho@gmail.com>

one of Debby's helpers/friends

2 messages

Peter C. Ho <peter.ho@gmail.com>

Sat, Feb 10, 2018 at 12:16 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Yesterday (2/9/18 Fri) around 1pm, Su Chen (or Sue Cheng--Debby's friend and helper) left me a voicemail regarding problems she had cashing two checks we wrote to her (from Dad's checking account at Wells Fargo) for helping Dad and Debby move to 229 Fulton St in June 2017. I wrote the check, and Dad signed it; when I was writing it, I had asked her how to spell her name, and she said it didn't matter (her fault!).

6/6/2017	#4630	\$800.00	to: Su Chen
6/25/2017	#4631	\$800.00	to: Su Chen

Su (or Sue) said she tried to cash the checks at Wells Fargo, but her ID did not match up with what I had written on the checks; her bank told her she can try to deposit them, but if it turns out the checks are not payable, she would be hit with a fee/"fine" (something she wants to avoid). She has asked me to call her back.

Note: Sue also helped with some clean-up work back in June/July 2014 when Dad was moving from 272 Boothbay Ave to 107 Flying Cloud Isle (and preparing Boothbay for renting), and she waited 8 months before depositing those checks Dad wrote her.

Background:

1. Sue organized (or threw away, if Debby told her to) Dad's stuff when she helped move them from the condo penthouse to 229 Fulton St during the week of 6/12/17.
2. Sue is also the one I referred to on P. 25 of the Family Meeting transcript: Sue needed to leave to take care of her hospitalized father-in-law, but Debby needed her to stay an extra day to help with the move; so Debby would not bring Sue to the BART station, claiming there was too much traffic. Sue deferred to Debby.
3. When we needed help on 9/9/17 moving Dad's things out of 229 Fulton St after Dad died, Sue originally agreed to help us, but she subsequently called up Debby and then backed out.

What we ideally want:

1. Sue to turn against Debby so she can be our witness (longshot--perhaps from a combination of telling her how Debby tricked her along with playing the recorded conversation of Debby bullying Dad?).
2. Sue to tell us what she knows of Dad's boxes of financial documents--she is the only one other than Debby who would know. Were they thrown away, or does Debby still have them? (She may say she doesn't remember, or she may claim she didn't look into the boxes as she was organizing Dad's things in his office.)
3. If it is not realistic to turn her, we can pass "information" to Debby through her.

Please advise on what we should do--whether to write her replacement checks, whether to defer payment of the checks until after resolution of this case (since Debby essentially wiped out Dad's Trust A assets), whether to try to get her to sit down with us (exchanging checks might afford us an opportunity to do this),

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Sun, Feb 11, 2018 at 10:12 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

E-MAIL 0620

Hi all –

I would try to use this as an opportunity to turn her, recognizing that this may not ultimately be possible. If you can get some information from her that helps our case, you could consider it a win. I think you should issue new checks but ask her to meet with you to discuss a few things relevant to the checks. Don't just send them to her. In the meeting, I would not have her listen to any recordings we have, nor should you record her. In fact, you should assume you are being recorded. So you'll want to be on your best behavior. Speak from the perspective of sadness about Debby's abusiveness towards your father, and sadness about the current dispute (yes, you should be forthright about it). Then, gently, you can see if she might be willing to assist you to "make things right" where your father's estate is concerned vis-à-vis Debby.

Speak factually and try not to blatantly attack Debby. Avoid adjectives to describe Debby. Instead, speak of the concerning things she did.

Lastly, I would not get into every issue. I would keep the conversation generally focused on the fact that Debby took advantage of your father, and manipulated him into giving her most of his money at a time when he was highly vulnerable.

Let me know if you have further questions. As always, be careful and assume that theoretically everything you say will get back to Debby.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0621

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1592046422093379766&simpl=msg-f%3A15920464...> 2/2



Peter Ho <peter.ho@gmail.com>

Discovery Issues

7 messages

John Minton <jminton@ayhmh.com>

Wed, Feb 14, 2018 at 6:20 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

Further to our last two calls, I wanted to review several categories of issues with you. I have broken them out as set forth below. As I understand the plan, once you internalize the below, you will finalize and send me the two “Response” documents you have been working on.

In the meantime, I would like to get going on the “meet and confer” letter to Jeff Loew, so I would appreciate the go ahead on that as soon as possible.

-

Comments on Select Responses

1. Response to Special Rog 2. Martin's assistant trolling online forums for business. Love it. Got Reinhard's posting. Great cross examination point. “Do you get a lot of your business from online forums?”
2. “On the day of the appointment with Mr. Martin, Peter again asked James what he wanted to do with the money, and James got angry and told him it was for Auntie Debby.” Easily refuted by The Transcript. As are Debby's other false statements and false denials about other statements made in that conversation.
3. Their whole story about James not being on title to the Fulton Street is that Peter vetoed it due to the property tax issue. Makes no sense.
4. Response to Special Rog 33. Debby lived with James for over 20 years at CSM and El Cerrito property. Martin memo contradicts this. The girlfriends will be key. Who else (other than you three) has personal knowledge? Also, fact that they were like husband and wife contradicted by provisions of their respective estate plans, and fact that Debby never divorced her husband.
5. Response to Special Rog 27. Helpful that they say under penalty of perjury that your dad stopped showing expenses and income as of 2017, rather than 2016 (though they are probably wrong if Peter is correct).
6. Response to Special Rog 48. Debby retired since 2001. Good for obvious reasons.
7. Response to Special Rog 49 (re she “would not knowingly provide Mr. Garcia with any inaccurate information”) is simply hilarious. Her responses to Form Rog 17.1 (re RFAs 76 and 100) are similarly flat-out false.

E-MAIL 0622

8. Response to Special Rogs 50-61 (re Fulton Street transaction and loan docs), nonresponsive and incomplete, but we'll waste our time pushing for further answers. Jeff knows he's screwed there, and that is part of why we were doing this. We will pin her down in deposition. Similar re related witnesses.

9. Response to Form Rog 15.1 (re Petition para. 53): Debby's denial that James ever paid rent for living in Fulton Street property. In light of the check we have showing otherwise, this is a nice little issue for us.

10. Response to Form Rog 15.1 (re Petition para. 55): Not credible that Peter participated in a discussion to hire an attorney to document that the \$1.1 million was a gift. Contradicted by too many other things Debby herself has said, along with our other evidence.

11. Response to Form Rog 15.1 (re Petition para. 57): Debby here and other places admits to concealing the Certificate of Independent Review she secured. Also, her claim not to know where James was after August 21, 2017 is demonstrably false. (One note here – I think a judge is going to get sick of the whole "abandonment/abduction" issue, and prefer we focus on issues earlier in the timeline.)

12. Response to Form Rog 17.1 (re RFA 23): *All: Can you please tell me what you know about each of the witnesses in the chart.*

13. Debby admits in response to RFA 64 that James was "weak and fatigued" in February 2017. Great time to get your "gift" Debby.

14. Helpful that in response to Form Rog 17.1 (re RFA 75), Debby says she does not have sufficient information to admit or deny whether it was in July 2017 that she first told Peter that the \$1.1M+ was a gift. Very helpful, actually.

15. In response to Form Rog 17.1 (re RFA 95), Debby says that she was surprised Martin wanted to talk with her during the house call. We'll use this to our advantage (the request was indeed so odd that even a thief and dimwit such as Debby recognized Martin's request was weird, i.e., Debby will help us make Martin look bad).

16. Regarding the responses to our Requests for Production of Documents ("RFPs"), when we actually get the documents, we will need to make note of anything that was not there that we expected to be there based on Debby's responses. Note that any time she said she "shall produce all non-privileged responsive documents . . ." that means she will give us what she has. The rest of the response is boilerplate (we'll have the same boilerplate language – there are reasons for it which I will get into another time).

Issues I Want to Raise with J. Loew In "Meet and Confer" Letter (i.e., issues that I do not want to wait for depositions to nail down).

Plan is for Dan to convert the below into a draft letter for my review and revision, to include arguments for relevance, and refuting their objections. Letter would also cite to applicable law supporting our demands. Revised estimated time for Dan's work: 3.0 hours.

1. Responses to Special Rogs

E-MAIL 0623

- a. Nonresponse to Special Rogs 25 and 26, and 30 re gifts of more than \$1,000.
 - b. Nonresponse to Special Rog 31 re loans of more than \$1,000.
 - c. Nonresponse to Special Rog 40.
 - d. Response to Special Rog 47. Need DATE you contacted broker to list property (we think it was BEFORE James' death).
 - e. Response to Special Rog 78. Completely dodged.
 - f. Nonresponse to Special Rog 79 and 80.
2. Responses to Form Rogs
- a. 12.1 through 12.7 – no substantive response
 - b. 13.1-13.2 – no substantive response
 - c. 15.1
 - i. para 28 re \$30K issue
 - ii. para 43 re checks and cash
 - iii. para 65-66. No facts given. Must be provided.

d. 17.1

i. Nonresponse re RFA 57 (re \$68K in checks)

ii. Nonresponse re RFA 60 (re \$20K in cash)

iii. Nonresponse re RFA 71 (re \$47K leftover from \$1.1M)

E-MAIL 0624

3. Responses to RFPs

- a. Global demand: Debby says she "shall produce" docs. This needs to happen immediately.
- b. Response to RFP 7 (Debby's trust docs). Says she won't produce. Privacy concerns overridden by public policy in policing financial elder abuse and theft. Relevant to claim that Debby lived virtually as "husband and wife" with James. Surely she provided for him as such in her estate planning docs then. Also relevant to arrangements re McCollum. Backup argument: Redact all parts of trust docs other than beneficiaries. [Note to Dan: See Brewer case for briefing re discovery of spouse's trust docs.]
- c. Response to RFP 16 (Docs re James since 2012). Says she won't produce. These docs are obviously relevant and not onerous to produce, given how we limited the time period.
- d. Response to RFP 17 (Docs re communications with James since 2012). Says she won't produce. These docs are obviously relevant and not onerous to produce, given how we limited the time period.
- e. Response to RFP 23 (Docs re Debby's finances since 2003). Says she won't produce. Privacy concerns overridden by public policy in policing financial elder abuse. Relevance of docs obvious.
- f. Response to RFP 24 (Docs re purchases from 2015 through September 5, 2017). Says she won't produce. Privacy concerns overridden by public policy in policing financial elder abuse. Relevance of docs obvious.
- g. Response to RFP 55 (Docs re funds received from Brewster Court from 2014 through September 5, 2017). Says she won't produce. Privacy concerns overridden by public policy in policing financial elder abuse. Relevance of docs obvious.
- h. Response to RFP 58 (Docs re her financial accounts). Says she won't produce. Privacy concerns overridden by public policy in policing financial elder abuse. Relevance of docs obvious.
- i. Response to RFP 62 (Tax returns for tax years 2003 through 2016). Says she won't produce. Privacy concerns overridden by public policy in policing financial elder abuse. Relevance of docs obvious.
- j. Response to RFP 69 (Docs re marriage and/or separation). Says she won't produce. We can and should offer to narrow this to documents regarding this subject from 1995 through September 5, 2017. Regarding those documents, privacy concerns overridden by public policy in policing financial elder abuse. Relevance of docs obvious.

4. Inspection Demand

E-MAIL 0625

- a. Debby is apparently thinking about claiming she has some of her own financial or confidential information on the laptop. Our letter to J. Loew will remind him about his obligations in discovery and that all contents of the laptop are to be preserved.

Second Set of Discovery Requests I Want to Propound

-
Note to my three paralegals – SYH, Peter and Della: I will have Carol send you MS Word “shells” for the below discovery documents. You can type the requests right in. Feel free to add something else if you feel the burning need, but let’s stay laser focused on the key issues.

1. Special Rogs

- a. Rita's loan (quote from Rita's emails).
- b. Response to rog 33 – what improvements did you assist James with.
- c. The names and contact information for the two individuals hired to cook and clean the house, referred to in response to Special Rog 77.
- d. Why did you never legally divorce James Chang.

2. Document requests:

- a. Documents supporting claims to have used her own funds to pay for McCollum expenses and improvements.
- b. Documents to support claim that you assisted James for 9 months in remodeling re-landscaping the Boothbay property, and that you added substantial value to the sales price in doing so (break out separately).
- c. Documents to support responses above (break out separately)

Best,

John

John D. Minton

E-MAIL 0626



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Feb 15, 2018 at 1:15 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

Yes, please go ahead with the "meet and confer" letter; we acknowledge the revised estimated time of 3 hours for Dan's work. Your notes are very helpful, and I will get going on internalizing them and sending you (at the end of the long weekend) our additional responses to the RFAs; I understand that you want the letter out by the end of next week.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Thu, Feb 15, 2018 at 3:07 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thanks, Peter. Sounds good.

Best, John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0627

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Feb 16, 2018 at 2:24 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

Please find attached and copied here in e-mail my responses to the Special Rogs which I did last week. I have highlighted in red what I felt was either new info or needed to be pointed out. I thought you should see this response sooner rather than later.

We will be forwarding our notes to the RFA's (long), petition response, and form rogs after fixing the emphasis according to your notes below, which was very helpful.

I have one major question. We are currently stuck with paying our father's taxes. In writing out those massive checks to Debby last year, he took out a \$70,000 IRA distribution, in which we will owe about \$20,000 to the IRS come April 15, 2018. Normal people in their right mind would keep the reserve amount to pay the IRS, so would write the check for \$50,000. Our father's brain was really gone. He would definitely have realized this point if his brain was with it, because he was anal when it comes to the IRS and taxes. Recall that she was originally suppose to borrow 1 million, not 1.2 million. Another financial fact: Peter paid all the funeral expenses and Della paid the medical/care expenses the final 16 days. Debby and her daughters NEVER offered any help in any way, shape, or form (this includes the past 20 years. Debby only helped in return for compensation as she admitted in her discovery response).

Thanks,
Shan-Yuan

Notes on Response to Special Interrogatories [we must read their 68 pages of BS]

Response to Interrogatory #2

Beginning of paragraph states Peter agreed it's a good idea for James to see a lawyer to document the downpayment as a gift to Debby. End of paragraph, they say just the opposite - Peter now does not want the downpayment to be a gift. Either Peter is insane or Debby and her lawyers are nuts.

Response to Interrogatory #10

... "Responding party also sent a note to Mr.Martin stating that Petitioner had taken James, and she did not know where he was." **[LIAR LIAR LIAR -- so easy to prove this one...]**

Debby Chang's note to John Martin (transcribed from Martin's subpoenaed files)

"Mr. Martin, This is Debby Chang, James Ho's friend. I am sending all the letters back to you, because I still have no chance to talk to James Ho after he left with his son (Peter Ho) from my house on Aug 23, 17. His son has asked to have the letters you mailed to my house, but I don't feel comfortable to give to him, even the son has a power attorney from his father. I'm not sure his power attorney has enough power to do anything. Sorry for the inconvenience! Debby Chang" **[Note that Debby's note to John Martin is also a lie.]**

Debby talked to James 3 times after he left her house on Aug 22]

Response to Interrogatory #16

Oooh!, what an attack on James' children. Defense: Text messages (SYH-James, Della-Debby) will show Debby Chang is a **LIAR LIAR LIAR** here. Peter has ample evidence to defend himself as well.

Response to Interrogatory #17

Debby is always requesting compensation from James and nickel and diming him for EVERYTHING. \$10,000 per month for groceries checks every month (documented in James' checkbook) does not seem like "Occasional." Besides, Debby told us that she did not receive a dime ever for all the groceries.

E-MAIL 0628

Response to Interrogatory #19

LIAR -- remodeling on Boothbay -- she only talk to workers and bought plants for front and back yard. Debby Chang knows very little about remodeling. I can present some basic remodeling questions (anyone doing remodeling should know) to ask her at trial. Yes, she picks out the paint color, style of doors, plants, etc. which anyone can do and is not remodeling.

Response to Interrogatory #21

LIAR: Only one month rental payment from James? What about the April 17 check of \$5,000 you stole and you wrote in "Jun rent and food" on the memo?

Response to Interrogatory #23

The level of financial detail (to the dollar amount) of the McCollum property (that she either claimed on her tax returns or paid) is astounding, but she does not have enough information to answer any of the questions about any money that she received from James or that James paid for McCollum. Very interesting.

Response to Interrogatory #24

Says what Judy and Mark did to such detailed description, but no mention of compensation to them, so respondent does did answer that part of the question. Mark and Judy lived kn one of the unites low rent or free and they did close to nothing.

Response to Interrogatory #27

LIAR: James had many trips to LA to remodel, for maintenance, and also paid Debby Chang substantial amounts for the property.

Response to Interrogatory #28

Peter: Satan Debby accompanied dad to 2 chemo appts. And showed up with Peter to 2 chemo appts.

Response to Interrogatory #33

BULLSHIT

Response to Interrogatory #34

Sophie and Barry say "Debby has pushed James to sell CSM from the beginning...."

Response to Interrogatory #36

HUGE LIE: Sophie and Rita know of James' finances better than James' own children. How did they know James' financial information, when James own children do not even know? Important Fact: James dislikes Debby's children, which Debby was very upset about and complained to SYH all the time about it. James girlfriend can also testify to this.

Response to Interrogatory #37

What about the \$80K of the down payment that Rita mentioned at the Family Pow-wow on 9-2-17?

Response to Interrogatory #38

Did not answer the question about why change in tax reporting for 2016-2017 on McCollum.
[ASK AGAIN IN ROUND 2]

Response to Interrogatory #39

On 8/20/17, Satan told Peter in conversation, the first lawyer she hired wanted to see it.

Response to Interrogatory #40

[ASK ABOUT HER MARRIAGES AGAIN IN ROUND 2]

Response to Interrogatory #43

[LIAR] James told an attorney to draft the gift? James never wanted to talk to any attorney. You bullied and threatened him into talking to an attorney.

"Relied on James assurances that he will provide for you, so you took care of him..."

So you are indirectly admitting to compensation. Loving couples do not act this way.

Response to Interrogatory #45

Cell phone is (510)-236-9272

I have your cell number as (510)-236-9727

You have a sloppy lawyer.

Response to Interrogatory #46

LIE LIE LIE!!!

Debby and James visited the LA property many times together. We have photos, credit card receipts, and airline tickets. He did the remodeling! She does not recall him visiting the property with her??!! WOW! This take gall to assert something like this.

Response to Interrogatory #52

This response makes no sense at all.

Fact Note: Debby received 1.1 million cashier's check on 2/22/17. That same day, she filled out loan application at Sterling Bank all by herself.

James and Debby were pre-approved to buy the house together before 2/22/17. (Subpoenaed docs)

Tanya in one of her e-mails asked "has the buyer changed lenders?"

Response to Interrogatory #55

Ouch! Denying a forgery! California Penal Code 470 PC

Response to Interrogatory #66

Ditto.

Response to Interrogatory #67

Ditto

Response to Interrogatory #70

Ditto

Response to Interrogatory #71

ditto

Response to Interrogatory #73

[LIAR] Several checks on the memo, Debby writes, "still owe..." [Peter: Put copies of these checks here. I remember at least 3 of them].

E-MAIL 0630

Response to Interrogatory #74

The famous "I do not recall..."

Response to Interrogatory #77

[Follow up next round] What do you mean "You and James hired helpers..."

You didn't pay for anything. James paid for everything. clarify.

 **Notes on Response to Special Interrogatories**

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Mon, Feb 19, 2018 at 10:34 AM

Hi Shan-Yuan –

I hope you, Peter and Della are enjoying the holiday weekend.

I have read through the below. There are a number of helpful details which I will file away for future use. The items that jumped out at me, in particular, are the ones concerning the taxes due to the IRA distributions, and your dad's involvement in the McCollum property. The IRA taxes fit nicely with what happened with the sale of CSM – namely, ordinarily very astute and conscientious with his finances, James makes decisions demonstrating that are best explained as the product of pressure by Debby, and James' diminished cognition.

Regarding McCollum, I hadn't realized that your father was so involved with it. Do we have documentary evidence that his funds were used for renovations and maintenance, or would that be in the financial records we are missing? It is great that you have evidence of his travelling down there many times.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

E-MAIL 0631

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Friday, February 16, 2018 2:24 PM
To: John Minton
Cc: Peter C. Ho; Della Lau
Subject: Re: Discovery Issues

Hi John,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Feb 21, 2018 at 7:54 PM

Sisters,

Here is the email and documents I want to send to John after you look them over.

Thanks,
Peter

Hi John,

I'm attaching links to our notes and response for the RFAs and Special Rogs:

- 1- [Notes on their Response to First RFA](#)
- 2- [Notes on Response to Special Interrogatories](#)

Also, here's a quick ID of their witnesses (I'm leaving out the obvious ones):

Reinhard Oesterle (Rita's boyfriend)
Baruch Saeed (aka Barry Saeed, Sophie's husband)
Mark Moniz (Judy's husband)
Rhonda Mattern (lower unit tenant at 1319 Brewster Ct--never met her)
Ding Ping Liu and Li Ping (Kung) Liu (the couple who frequently visits them on Saturdays--Debby's friends)
Teresa Li (one of Debby's close friends from El Cerrito--I met her a couple of times but can't remember much about her)
Nola and Manuel Chavez (were previous lower unit tenants at 1319 Brewster Ct, and Debby remained close to them. They hosted Debby's retirement party around 2001. I haven't seen them in a decade. Nola is an Estate Planning Attorney, and Manuel is a physician or physician's assistant from another country--can't practice here)

Brian Chase, Doug Champion, and Alex Brothman (never heard of them--most likely the tenants for the three units of 1627 McCollum St)

Let us know if you need more details on any of these peeps.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0632

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Feb 21, 2018 at 7:56 PM

I should add:

I find it interesting that she didn't add the following people:

Jean (Chang?) - friend who was paid to help Dad do some exercises and watch him when Debby ran errands. Also showed up for "free" meals from Dad.

Sue Cheng - friend and helper who helped Debby move her stuff from the penthouse to 229 Fulton St.

others?

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Automatic reply: Discovery Issues

1 message

John Minton <jminton@ayhmh.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Thu, Feb 15, 2018 at 1:15 PM

I am out of the office on Thursday, February 15, attending a mediation and will have limited access to email. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.

E-MAIL 0634<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1592503125570041098&simpl=msg-f%3A15925031...> 1/1



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Thu, Feb 15, 2018 at 10:53 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Good Morning:

Attached please find "shells" for (1) a second set of special interrogatories, and (2) a second request for production of documents to Debby. The documents are in Word format.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho_ Second Set of Special Rogs to Debby (2).DOCX
20K

Ho_ Second RFP to Debby.DOCX
20K

E-MAIL 0635



Peter Ho <peter.ho@gmail.com>

8/24/17 Transcripts

1 message

John Minton <jminton@ayhmh.com>

Mon, Feb 19, 2018 at 11:21 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

I have reviewed the transcripts of the August 24, 2017 calls. It is always revealing and helpful to watch the manipulator at work.

These transcripts certainly put the nail in the coffin of the claim that James was “abducted.” The transcript is clear and unmistakable that Debby does not want James to return.

There are also a few interesting points where she is labeling him ill and confused.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0636



Peter Ho <peter.ho@gmail.com>

"Meet and Confer" Letter to J. Loew re Discovery

7 messages

John Minton <jminton@ayhmh.com>

Tue, Feb 20, 2018 at 6:29 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Draft meet and confer letter to Jeff Loew attached. I put it over Dan's signature because he handles the meet and confer process in my cases and this will lend itself to the back and forth with Sarah Sheppard, who I'm guessing Jeff would have deal with this even if the letter had come from me. Please send any comments or questions.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Letter to J. Loew re D. Chang Discovery Responses.DOCX
 179K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Feb 20, 2018 at 9:07 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

In line with Debby having more than 70 days to review her financial records, we would like more detail for **Special Rog 17**: How much did she receive when "James occasionally gave her payments to reimburse her for groceries"? Dates? We can limit this to 2014-2017. [It's at least \$16,000! That's a lot of food they ate at home.]

Related, a non-response to **Special Rog 44**: Debby needs to detail any and all deposits of funds obtained from James.

E-MAIL 0637

Incomplete answer to **Special Rog 24**: How much compensation was received by Judy Chang and Mark Moniz for the management of 1627 McCollum St? What remodeling was done, when was it done, and what were Judy and Mark's responsibilities regarding the remodeling? [We need more information: we know remodeling was done, but we don't know when.]

Woefully inadequate answer to **Special Rog 32**: "She and James sold a real property in Albany." That's all the detail you're going to provide?! [We can hold off and ask this particular one in the second round if you want to keep the "Meet and Confer" letter simple.]

Special Rogs 36 and 39: [We can defer this one, too, if you think that's best.] We know Debby contacted a Chinese lawyer advertised in the Chinese newspaper. We'd like to know his name and contact info as well as what she talked about. [She told me that the Chinese lawyer came to the house and wanted to see Dad's Trust documents. What happens when they simply lie like this?]

Incomplete answer to **Form Rog 2.7**: She did not provide the name and address of each school she attended along with the dates. We need to know this in the event we want to interview witnesses when investigating Dad's and Debby's relationships in the past, since they knew each other back then. [I will refrain from asking for a more complete response to Form Rog 2.1: She did not provide ALL names in this response (such as her maiden name (Debby Yiu) or her Chinese name) and Form Rog 2.5: She did not provide the dates for when she lived at each address--my only purpose in asking would be to annoy her and to make her do some scut work.]

For **Form Rog 15.1**, they are supposed to identify each denial; instead, they chose to identify only factual allegations. Is that an option (are they allowed to do that)?

For the **Inspection Demand** on the laptop, how does this fit with my intention to go to Small Claims Court (since it is my laptop and not Dad's)?

Thanks,
Peter

On Tue, Feb 20, 2018 at 6:29 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

Draft meet and confer letter to Jeff Loew attached. I put it over Dan's signature because he handles the meet and confer process in my cases and this will lend itself to the back and forth with Sarah Sheppard, who I'm guessing Jeff would have deal with this even if the letter had come from me. Please send any comments or questions.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you

E-MAIL 0638

are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Feb 21, 2018 at 2:14 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

After conferring with SYH, we would like to add/modify the following:

P. 1 (last paragraph) Replace this sentence [The requested information is relevant to Ms. Chang's relationship with James Ho, with whom she claims to have lived as a married couple.] with [The requested information is relevant to Ms. Chang's relationship with James Ho, with whom she asserts she lived with "as the equivalent of a married couple for more than twenty years together, sharing all aspects of their lives."]

P. 2 (second paragraph) Add the following question: [Whose fund were used to pay them?] to the string of questions [For example, who found the housekeepers? Who instructed them on what to do? Who arranged for their compensation?]

P. 3 (Request 7 seeks Ms. Chang's trust documents... last sentence) We don't want any information to be redacted because it is important to know what else she has in the Trust. For example, our parents' Trust lists the assets as Exhibit "A" at the end of their Trust. Also, we don't want to jeopardize our chances of getting her whole trust when we fight for the Motion to Compel (during which they will say, "You only wanted beneficiary information earlier, and nothing more.")

Finally, we'd like to ask for a more complete answer to **Form Rog 2.5**: She did not provide the dates for when she lived at each address--this information is now useful because of the mortgage application where she was required to provide her former addresses.

Thanks,
Peter

On Tue, Feb 20, 2018 at 9:07 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:

Hi John,

In line with Debby having more than 70 days to review her financial records, we would like more detail for **Special Rog 17**: How much did she receive when "James occasionally gave her payments to reimburse her for groceries"? Dates? We can limit this to 2014-2017. [It's at least \$16,000! That's a lot of food they ate at home.]

Related, a non-response to **Special Rog 44**: Debby needs to detail any and all deposits of funds obtained from James.

Incomplete answer to **Special Rog 24**: How much compensation was received by Judy Chang and Mark Moniz for the management of 1627 McCollum St? What remodeling was done, when was it done, and what were Judy and Mark's responsibilities regarding the remodeling? [We need more information: we know remodeling was done, but we don't know when.]

Woefully inadequate answer to **Special Rog 32**: "She and James sold a real property in Albany." That's all the detail you're going to provide?! [We can hold off and ask this particular one in the second round if you want to keep the "Meet and Confer" letter simple.]

Special Rogs 36 and 39: [We can defer this one, too, if you think that's best.] We know Debby contacted a Chinese lawyer advertised in the Chinese newspaper. We'd like to know his name and contact info as well as what she talked about. [She told me that the Chinese lawyer came to the house and wanted to see Dad's Trust documents. What happens when they simply lie like this?]

Incomplete answer to **Form Rog 2.7**: She did not provide the name and address of each school she attended along with the dates. We need to know this in the event we want to interview witnesses when investigating Dad's and Debby's relationships in the past, since they knew each other back then. [I will refrain from asking for a more complete response to Form Rog 2.1: She did not provide ALL names in this response (such as her maiden name (Debby Yiu) or

E-MAIL 0639

her Chinese name) and Form Rog 2.5: She did not provide the dates for when she lived at each address--my only purpose in asking would be to annoy her and to make her do some scut work.]

For **Form Rog 15.1**, they are supposed to identify each denial; instead, they chose to identify only factual allegations. Is that an option (are they allowed to do that)?

For the **Inspection Demand** on the laptop, how does this fit with my intention to go to Small Claims Court (since it is my laptop and not Dad's)?

Thanks,
Peter

On Tue, Feb 20, 2018 at 6:29 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

Draft meet and confer letter to Jeff Loew attached. I put it over Dan's signature because he handles the meet and confer process in my cases and this will lend itself to the back and forth with Sarah Sheppard, who I'm guessing Jeff would have deal with this even if the letter had come from me. Please send any comments or questions.

Best,

John

John D. Minton

ANDERSON YAZDI

Hwang Minton + Horn

350 Primrose Road **650.212.5900**
Burlingame, CA 94010 650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com>

Thu, Feb 22, 2018 at 12:59 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

See my comments below in all caps.

E-MAIL 0640

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Tuesday, February 20, 2018 9:08 PM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: "Meet and Confer" Letter to J. Loew re Discovery

Hi John,

In line with Debby having more than 70 days to review her financial records, we would like more detail for **Special Rog 17**: How much did she receive when "James occasionally gave her payments to reimburse her for groceries"? Dates? We can limit this to 2014-2017. [It's at least \$16,000! That's a lot of food they ate at home.] **THIS IS APPROPRIATE TO ADD TO OUR SECOND SET OF SPECIAL INTERROGATORIES. PLEASE ADD TO YOUR LIST.**

Related, a non-response to **Special Rog 44**: Debby needs to detail any and all deposits of funds obtained from James. **SEE REVISED VERSION OF LETTER (FORTHCOMING).**

Incomplete answer to **Special Rog 24**: How much compensation was received by Judy Chang and Mark Moniz for the management of 1627 McCollum St? What remodeling was done, when was it done, and what were Judy and Mark's responsibilities regarding the remodeling? [We need more information: we know remodeling was done, but we don't know when.] **SEE REVISED VERSION OF LETTER (FORTHCOMING). NOTE THAT FOR THE INFORMATION ABOUT THE REMODELING, THAT BELONGS IN OUR SECOND SET OF INTERROGATORIES.**

Woefully inadequate answer to **Special Rog 32**: "She and James sold a real property in Albany." That's all the detail you're going to provide?! [We can hold off and ask this particular one in the second round if you want to keep the "Meet and Confer" letter simple.] **PATHETIC AS THE ANSWER IS, IT PROBABLY PASSES MUSTER FOR AN INTERROGATORY RESPONSE. I SUGGEST PROBING THIS IN HER DEPOSITION. WE COULD DO IT IN A FURTHER INTERROGATORY, BUT JUST REMEMBER THAT WHEN WE DO THAT, WE'RE GIVING THE OTHER SIDE**

E-MAIL 0641

A PREVIEW OF AREAS OF INTEREST TO US, AND PROVIDING THEM A CHANCE TO WORK THROUGH THE EXERCISE OF CONJURING A RESPONSE.

Special Rog 36 and 39: [We can defer this one, too, if you think that's best.] We know Debby contacted a Chinese lawyer advertised in the Chinese newspaper. We'd like to know his name and contact info as well as what she talked about. [She told me that the Chinese lawyer came to the house and wanted to see Dad's Trust documents. What happens when they simply lie like this?] **WHEN SOMEONE JUST LIES, THE BEST APPROACH IS TO SHOW THE JUDGE THAT THE WITNESS IS A LIAR. IF YOU HAVE CLEAR EVIDENCE OF THE LIE, IT'S USUALLY BETTER TO MAKE THE POINT AT TRIAL ON CROSS EXAMINATION, RATHER THAN AT DEPOSITION, AND CERTAINLY RATHER THAN IN WRITTEN DISCOVERY LIKE THIS.**

Incomplete answer to **Form Rog 2.7**: She did not provide the name and address of each school she attended along with the dates. We need to know this in the event we want to interview witnesses when investigating Dad's and Debby's relationships in the past, since they knew each other back then. [I will refrain from asking for a more complete response to Form Rog 2.1: She did not provide ALL names in this response (such as her maiden name (Debby Yiu) or her Chinese name) and Form Rog 2.5: She did not provide the dates for when she lived at each address--my only purpose in asking would be to annoy her and to make her do some scut work.] **I THINK WE LET THIS LIE. IT IS HARD FOR ME TO SEE HOW INFORMATION FROM BACK THEN COULD HAVE ANYTHING OTHER THAN VERY TANGENTIAL VALUE TO OUR CASE. PRESSING FOR THIS COULD HAVE A CARICATURING EFFECT – RECALL MY CONCERN ABOUT THIS.**

For **Form Rog 15.1**, they are supposed to identify each denial; instead, they chose to identify only factual allegations. Is that an option (are they allowed to do that)? **THEY TOOK EACH PARAGRAPH AS A WHOLE. THEY WON'T RE-DO THEM IF WE ASK. AND IF PUSH CAME TO SHOVE, I THINK THE COURT WOULD SAY "CLOSE ENOUGH." THE COURT WOULD EXPECT THAT IF THERE ARE PARTICULAR ISSUES WE WANT TO FOLLOW UP ON, WE CAN DO SO (AND WE'RE IN FACT DOING THAT).**

For the **Inspection Demand** on the laptop, how does this fit with my intention to go to Small Claims Court (since it is my laptop and not Dad's)? **IT IS A SEPARATE DISCUSSION. NOTE THAT DEBBY'S FIRST LINE OF DEFENSE IN THE SMALL CLAIMS MATTER WILL BE TO SAY "THIS IS THE SUBJECT OF DISCOVERY IN A CIVIL CASE. LET THE LAWYERS HANDLE IT THERE." YOU'LL HAVE TO FOCUS THE JUDGE ON THE FACT THAT THE TOPIC CAME UP IN THAT CASE, BUT WE'RE NOT ASSERTING OWNERSHIP OF THE LAPTOP IN THE CIVIL CASE. HERE IS WHERE I AM ASSERTING OWNERSHIP. THE ISSUE IS SIMPLE AND THE LAPTOP IS MINE! I THINK YOUR COOL, CALM APPROACH WILL WORK WELL IN THE SMALL CLAIMS DIVISION, AS I PREDICT DEBBY WILL BE A SPAZ.**

Thanks,

Peter

On Tue, Feb 20, 2018 at 6:29 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

Draft meet and confer letter to Jeff Loew attached. I put it over Dan's signature because he handles the meet and confer process in my cases and this will lend itself to the back and forth with Sarah Sheppard, who I'm guessing Jeff would have deal with this even if the letter had come from me. Please send any comments or questions.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thu, Feb 22, 2018 at 1:32 PM

Dear all –

See my comments below in all caps. I have also attached a revised version of the letter. Let me know your further comments/questions.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0643

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, February 21, 2018 2:15 PM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: "Meet and Confer" Letter to J. Loew re Discovery

Hi John,

After conferring with SYH, we would like to add/modify the following:

P. 1 (last paragraph) Replace this sentence [The requested information is relevant to Ms. Chang's relationship with James Ho, with whom she claims to have lived as a married couple.] with [The requested information is relevant to Ms. Chang's relationship with James Ho, with whom she asserts she lived with "as the equivalent of a married couple for more than twenty years together, sharing all aspects of their lives."] **EXCELLENT WORK, YOUNG PARALEGALS. SEE ATTACHED REVISED LETTER.**

P. 2 (second paragraph) Add the following question: [Whose fund were used to pay them?] to the string of questions [For example, who found the housekeepers? Who instructed them on what to do? Who arranged for their compensation?] **SEE ATTACHED REVISED LETTER.**

P. 3 (Request 7 seeks Ms. Chang's trust documents... last sentence) We don't want any information to be redacted because it is important to know what else she has in the Trust. For example, our parents' Trust lists the assets as Exhibit "A" at the end of their Trust. Also, we don't want to jeopardize our chances of getting her whole trust when we fight for the Motion to Compel (during which they will say, "You only wanted beneficiary information earlier, and nothing more.") **THIS IS A BALANCING ACT – WOULD YOU RATHER HAVE THE POWERFUL EVIDENTIARY VALUE OF A REDACTED TRUST AGREEMENT CONFIRMING DEBBY LEFT NOTHING TO YOUR DAD, OR POSSIBLY NO TRUST AGREEMENT AT ALL. I USED THIS REDACTION OFFER IN A PRIOR SUCCESSFUL DISCOVERY BATTLE AND WON. I THINK IT SHOWS THE JUDGE A LEVEL OF REASONABLENESS THAT PUTS YOU ON THE GOOD SIDE. IT IS THE "MEET AND CONFER" PROCESS AS IT IS SUPPOSED TO WORK – HOW JUDGES WANT IT TO WORK. BUT I WILL TAKE THE SENTENCE OUT IF YOU WISH.**

Finally, we'd like to ask for a more complete answer to **Form Rog 2.5**: She did not provide the dates for when she lived at each address--this information is now useful because of the mortgage application where she was required to provide her former addresses. **SEE ATTACHED REVISED LETTER.**

Thanks,

Peter

On Tue, Feb 20, 2018 at 9:07 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:

Hi John,

E-MAIL 0644

In line with Debby having more than 70 days to review her financial records, we would like more detail for **Special Rog 17**: How much did she receive when "James occasionally gave her payments to reimburse her for groceries"? Dates? We can limit this to 2014-2017. [It's at least \$16,000! That's a lot of food they ate at home.]

Related, a non-response to **Special Rog 44**: Debby needs to detail any and all deposits of funds obtained from James.

Incomplete answer to **Special Rog 24**: How much compensation was received by Judy Chang and Mark Moniz for the management of 1627 McCollum St? What remodeling was done, when was it done, and what were Judy and Mark's responsibilities regarding the remodeling? [We need more information: we know remodeling was done, but we don't know when.]

Woefully inadequate answer to **Special Rog 32**: "She and James sold a real property in Albany." That's all the detail you're going to provide?! [We can hold off and ask this particular one in the second round if you want to keep the "Meet and Confer" letter simple.]

Special Rog 36 and 39: [We can defer this one, too, if you think that's best.] We know Debby contacted a Chinese lawyer advertised in the Chinese newspaper. We'd like to know his name and contact info as well as what she talked about. [She told me that the Chinese lawyer came to the house and wanted to see Dad's Trust documents. What happens when they simply lie like this?]

Incomplete answer to **Form Rog 2.7**: She did not provide the name and address of each school she attended along with the dates. We need to know this in the event we want to interview witnesses when investigating Dad's and Debby's relationships in the past, since they knew each other back then. [I will refrain from asking for a more complete response to Form Rog 2.1: She did not provide ALL names in this response (such as her maiden name (Debby Yiu) or her Chinese name) and Form Rog 2.5: She did not provide the dates for when she lived at each address--my only purpose in asking would be to annoy her and to make her do some scut work.]

For **Form Rog 15.1**, they are supposed to identify each denial; instead, they chose to identify only factual allegations. Is that an option (are they allowed to do that)?

For the **Inspection Demand** on the laptop, how does this fit with my intention to go to Small Claims Court (since it is my laptop and not Dad's)?

Thanks,

Peter

On Tue, Feb 20, 2018 at 6:29 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

E-MAIL 0645

Draft meet and confer letter to Jeff Loew attached. I put it over Dan's signature because he handles the meet and confer process in my cases and this will lend itself to the back and forth with Sarah Sheppard, who I'm guessing Jeff would have deal with this even if the letter had come from me. Please send any comments or questions.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

 **2018.02.20 J. Minton Letter to J. Loew (meet and confer re Respondent_s responses to first set of d.DOCX**
214K

Della Lau <DellaLau@launet.com>
To: peter.ho@alumni.stanford.edu
Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Feb 22, 2018 at 10:34 PM

Hi Jie Jie and Peter

How should we respond to John?

I spoke to Steve last night regarding seeing the Devil's trust and he said it would NOT happen. I was so surprised and a bit pissed but stayed calm so I would not yell at Steve. He said the judge would deny it (in his opinion) because it's not relevant to our case. I told him she claims they lived like a married couple and the fact that she did not make him a beneficiary is proof that she did not care about him. He said that has nothing to do with elder abuse and how she stole the money. He was very set on that it was not relevant to our case. I think I am very emotional about "facts" and Steve is my bar for being reasonable. So, I am going to agree with John regarding just asking her for the beneficiaries of her trust. I don't want to lose out on something that is black and white -- pure and simple (She left nothing for dad), while trying to get something "more" (let me see the trust) that may result in getting nothing at all. It's a balance.

Bunibutt

E-MAIL 0646

At 01:32 PM 2/22/2018, John Minton wrote:

Dear all –

See my comments below in all caps. I have also attached a revised version of the letter. Let me know your further comments/questions.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5800
650.212.5809 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, February 21, 2018 2:15 PM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: "Meet and Confer" Letter to J. Loew re Discovery

Hi John,

After conferring with SYH, we would like to add/modify the following:

P. 1 (last paragraph) Replace this sentence [The requested information is relevant to Ms. Changâ€™s relationship with James Ho, with whom she claims to have lived as a married couple.] with [The requested information is relevant to Ms. Changâ€™s relationship with James Ho, with whom she asserts she lived with "as the equivalent of a married couple for more than twenty years together, sharing all aspects of their lives."] EXCELLENT WORK, YOUNG PARALEGALS. SEE ATTACHED REVISED LETTER.

P. 2 (second paragraph) Add the following question: [Whose fund were used to pay them?] to the string of questions [For example, who found the housekeepers? Who instructed them on what to do? Who arranged for their compensation?] SEE ATTACHED REVISED LETTER.

P. 3 (Request 7 seeks Ms. Changâ€™s trust documents... last sentence) We don't want any information to be redacted because it is important to know what else she has in the Trust. For example, our parents' Trust lists the assets as Exhibit "A" at the end of their Trust. Also, we don't want to jeopardize our chances of getting her whole trust when we fight for the Motion to Compel (during which they will say, "You only wanted beneficiary information earlier, and nothing more.") THIS IS A BALANCING ACT â€“

E-MAIL 0647

WOULD YOU RATHER HAVE THE POWERFUL EVIDENTIARY VALUE OF A REDACTED TRUST AGREEMENT CONFIRMING DEBBY LEFT NOTHING TO YOUR DAD, OR POSSIBLY NO TRUST AGREEMENT AT ALL. I USED THIS REDACTION OFFER IN A PRIOR SUCCESSFUL DISCOVERY BATTLE AND WON. I THINK IT SHOWS THE JUDGE A LEVEL OF REASONABLENESS THAT PUTS YOU ON THE GOOD SIDE. IT IS THE "MEET AND CONFER" PROCESS AS IT IS SUPPOSED TO WORK – HOW JUDGES WANT IT TO WORK. BUTT I WILL TAKE THE SENTENCE OUT IF YOU WISH.

Finally, we'd like to ask for a more complete answer to **Form Rog 2.5**: She did not provide the dates for when she lived at each address--this information is now useful because of the mortgage application where she was required to provide her former addresses. SEE ATTACHED REVISED LETTER.

Thanks,
Peter

On Tue, Feb 20, 2018 at 9:07 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:
Hi John,

In line with Debby having more than 70 days to review her financial records, we would like more detail for **Special Rog 17**: How much did she receive when "James occasionally gave her payments to reimburse her for groceries"? Dates? We can limit this to 2014-2017. [It's at least \$16,000! That's a lot of food they ate at home.]

Related, a non-response to **Special Rog 44**: Debby needs to detail any and all deposits of funds obtained from James.

Incomplete answer to **Special Rog 24**: How much compensation was received by Judy Chang and Mark Moniz for the management of 1627 McCollum St? What remodeling was done, when was it done, and what were Judy and Mark's responsibilities regarding the remodeling? [We need more information: we know remodeling was done, but we don't know when.]

Woefully inadequate answer to **Special Rog 32**: "She and James sold a real property in Albany." That's all the detail you're going to provide?! [We can hold off and ask this particular one in the second round if you want to keep the "Meet and Confer" letter simple.]

Special Rogs 36 and 39: [We can defer this one, too, if you think that's best.] We know Debby contacted a Chinese lawyer advertised in the Chinese newspaper. We'd like to know his name and contact info as well as what she talked about. [She told me that the Chinese lawyer came to the house and wanted to see Dad's Trust documents. What happens when they simply lie like this?]

Incomplete answer to **Form Rog 2.7**: She did not provide the name and address of each school she attended along with the dates. We need to know this in the event we want to interview witnesses when investigating Dad's and Debby's relationships in the past, since they knew each other back then. [I will refrain from asking for a more complete response to Form Rog 2.1: She did not provide ALL names in this response (such as her maiden name (Debby Yiu) or her Chinese name) and Form Rog 2.5: She

E-MAIL 0648

did not provide the dates for when she lived at each address--my only purpose in asking would be to annoy her and to make her do some scut work.]

For **Form Rog 15.1**, they are supposed to identify each denial; instead, they chose to identify only factual allegations. Is that an option (are they allowed to do that)?

For the **Inspection Demand** on the laptop, how does this fit with my intention to go to Small Claims Court (since it is my laptop and not Dad's)?

Thanks,
Peter

On Tue, Feb 20, 2018 at 6:29 PM, John Minton <jminton@ayhmh.com> wrote:
Dear all --<

Draft meet and confer letter to Jeff Loew attached. I put it over Danâ€™s signature because he handles the meet and confer process in my cases and this will lend itself to the back and forth with Sarah Sheppard, who Iâ€™m guessing Jeff would have deal with this even if the letter had come from me. Please send any comments or questions.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5800
650.212.5899 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Content-Type: application/vnd.openxmlformats-officedocument.wordprocessingml.document;

name="2018.02.20 J. Minton Letter to J. Loew (meet and confer re"

Respondent_s responses to first set of d.DOCX"

Content-Description: 2018.02.20 J. Minton Letter to J. Loew (meet and confer re Respondent_s responses to first set of d.DOCX

Content-Disposition: attachment; filename="2018.02.20 J. Minton Letter to J."

Loew (meet and confer re Respondent_s responses to first set of d.DOCX";

size=219063; creation-date="Wed, 21 Feb 2018 09:26:35 GMT";

modification-date="Fri, 23 Feb 2018 05:31:52 GMT"

E-MAIL 0649

Virus-free. www.avast.com

Shan-Yuan Ho <shanyuan@gmail.com>
 To: Della Lau <DellaLau@launet.com>
 Cc: Peter Ho <peter.ho@alumni.stanford.edu>

Thu, Feb 22, 2018 at 11:06 PM

why is it not relevant? She manipulated him to transfer the deed of McCollum from joint TIC to her individual title into her trust. That is the no. 1 reason for seeing the trust and the no 2 reason is much less, the married couple bit, etc.
 Did everyone seem to forget the title transfer of mccollum title into her trust solely?
 The way they have it in the letter is reversed in emphasis. It is the paragraph I liked the least in the letter.

On Fri, Feb 23, 2018 at 1:34 AM, Della Lau <DellaLau@launet.com> wrote:

Hi Jie Jie and Peter

How should we respond to John?

I spoke to Steve last night regarding seeing the Devil's trust and he said it would NOT happen. I was so surprised and a bit pissed but stayed calm so I would not yell at Steve. He said the judge would deny it (in his opinion) because it's not relevant to our case. I told him she claims they lived like a married couple and the fact that she did not make him a beneficiary is proof that she did not care about him. He said that has nothing to do with elder abuse and how she stole the money. He was very set on that it was not relevant to our case. I think I am very emotional about "facts" and Steve is my bar for being reasonable. So, I am going to agree with John regarding just asking her for the beneficiaries of her trust. I don't want to lose out on something that is black and white --pure and simple (She left nothing for dad), while trying to get something "more" (let me see the trust) that may result in getting nothing at all. It's a balance.

Bunibutt

At 01:32 PM 2/22/2018, John Minton wrote:

Dear all –

See my comments below in all caps. I have also attached a revised version of the letter. Let me know your further comments/questions.

Best,

John

John D. Minton

ANDERSON YAZDI
 Hwang Minton + Horn

380 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com
650.212.5866
650.212.5869 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the

E-MAIL 0650

intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, February 21, 2018 2:15 PM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: "Meet and Confer" Letter to J. Loew re Discovery

Hi John,

After conferring with SYH, we would like to add/modify the following:

P. 1 (last paragraph) Replace this sentence [The requested information is relevant to Ms. Changâ€™s relationship with James Ho, with whom she claims to have lived as a married couple.] with [The requested information is relevant to Ms. Changâ€™s relationship with James Ho, with whom she asserts she lived with "as the equivalent of a married couple for more than twenty years together, sharing all aspects of their lives."] EXCELLENT WORK, YOUNG PARALEGALS. SEE ATTACHED REVISED LETTER.

P. 2 (second paragraph) Add the following question: [Whose fund were used to pay them?] to the string of questions [For example, who found the housekeepers? Who instructed them on what to do? Who arranged for their compensation?] SEE ATTACHED REVISED LETTER.

P. 3 (Request 7 seeks Ms. Changâ€™s trust documents... last sentence) We don't want any information to be redacted because it is important to know what else she has in the Trust. For example, our parents' Trust lists the assets as Exhibit "A" at the end of their Trust. Also, we don't want to jeopardize our chances of getting her whole trust when we fight for the Motion to Compel (during which they will say, "You only wanted beneficiary information earlier, and nothing more.") THIS IS A BALANCING ACT â€“ WOULD YOU RATHER HAVE THE POWERFUL EVIDENTIARY VALUE OF A REDACTED TRUST AGREEMENT CONFIRMING DEBBY LEFT NOTHING TO YOUR DAD, OR POSSIBLY NO TRUST AGREEMENT AT ALL. I USED THIS REDACTION OFFER IN A PRIOR SUCCESSFUL DISCOVERY BATTLE AND WON. I THINK IT SHOWS THE JUDGE A LEVEL OF REASONABLENESS THAT PUTS YOU ON THE GOOD SIDE. IT IS THE â€œMEET AND CONFERâ€ PROCESS AS IT IS SUPPOSED TO WORK – HOW JUDGES WANT IT TO WORK. BUTT I WILL TAKE THE SENTENCE OUT IF YOU WISH.

Finally, we'd like to ask for a more complete answer to Form Rog 2.5: She did not provide the dates for when she lived at each address--this information is now useful because of the mortgage application where she was required to provide her former addresses. SEE ATTACHED REVISED LETTER.

Thanks,
Peter

On Tue, Feb 20, 2018 at 9:07 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:
Hi John,

E-MAIL 0651

In line with Debby having more than 70 days to review her financial records, we would like more detail for **Special Rog 17**: How much did she receive when "James occasionally gave her payments to reimburse her for groceries"? Dates? We can limit this to 2014-2017. [It's at least \$16,000! That's a lot of food they ate at home.]

Related, a non-response to **Special Rog 44**: Debby needs to detail any and all deposits of funds obtained from James.

Incomplete answer to **Special Rog 24**: How much compensation was received by Judy Chang and Mark Moniz for the management of 1627 McCollum St? What remodeling was done, when was it done, and what were Judy and Mark's responsibilities regarding the remodeling? [We need more information: we know remodeling was done, but we don't know when.]

Woefully inadequate answer to **Special Rog 32**: "She and James sold a real property in Albany." That's all the detail you're going to provide?! [We can hold off and ask this particular one in the second round if you want to keep the "Meet and Confer" letter simple.]

Special Rogs 36 and 39: [We can defer this one, too, if you think that's best.] We know Debby contacted a Chinese lawyer advertised in the Chinese newspaper. We'd like to know his name and contact info as well as what she talked about. [She told me that the Chinese lawyer came to the house and wanted to see Dad's Trust documents. What happens when they simply lie like this?]

Incomplete answer to **Form Rog 2.7**: She did not provide the name and address of each school she attended along with the dates. We need to know this in the event we want to interview witnesses when investigating Dad's and Debby's relationships in the past, since they knew each other back then. [I will refrain from asking for a more complete response to Form Rog 2.1: She did not provide ALL names in this response (such as her maiden name (Debby Yiu) or her Chinese name) and Form Rog 2.5: She did not provide the dates for when she lived at each address--my only purpose in asking would be to annoy her and to make her do some scut work.]

For **Form Rog 15.1**, they are supposed to identify each denial; instead, they chose to identify only factual allegations. Is that an option (are they allowed to do that)?

For the **Inspection Demand** on the laptop, how does this fit with my intention to go to Small Claims Court (since it is my laptop and not Dad's)?

Thanks,
Peter

On Tue, Feb 20, 2018 at 6:29 PM, John Minton <jminton@ayhmh.com> wrote:
Dear all -<

Draft meet and confer letter to Jeff Loew attached. I put it over Danâ€™s signature because he handles the meet and confer process in my cases and this will lend itself to the back and forth with Sarah Sheppard, who Iâ€™m guessing Jeff would have deal with this even if the letter had come from me. Please send any comments or

E-MAIL 0652

questions.

Best,

John

John D. Minton



350 Primrose Road **650.212.5868**
Burlingame, CA 94010 **650.212.5899 Fax**
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Content-Type: application/vnd.openxmlformats-officedocument.wordprocessingml.document;

name="2018.02.20 J. Minton Letter to J. Loew (meet and confer re" Respondent_s responses to first set of d.DOCX"

Content-Description: 2018.02.20 J. Minton Letter to J. Loew (meet and confer re Respondent_s responses to first set of d.DOCX

Content-Disposition: attachment; filename="2018.02.20 J. Minton Letter to J." Loew (meet and confer re Respondent_s responses to first set of d.DOCX"; size=219063; creation-date="Wed, 21 Feb 2018 09:26:35 GMT"; modification-date="Fri, 23 Feb 2018 05:31:52 GMT"



Virus-free. www.avast.com

Daniel E. Lassen

dlassen@ayhmh.com

February 20, 2018

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

I write to meet and confer regarding Respondent Debby Chang's responses to Petitioner's first set of discovery requests. Your office served the responses on January 31, 2018 by mail. My client's deadline to move to compel is March 19, 2018. As stated below, Ms. Chang's responses are incomplete and her objections invalid. As such, please provide revised responses to the discovery requests and a full production of documents by March 2, 2018. Otherwise, I will assume that Ms. Chang is standing on her current objections and responses.

I. SPECIAL INTERROGATORIES

Ms. Chang claims that she "does not have sufficient information to respond" to Special Interrogatories 25, 26, 30-31, and 79-80 regarding money exchanged between Ms. Chang and James Ho, "which requires substantive review of financial records." Ms. Chang has had these requests for more than 70 days. That is more than enough time for Ms. Chang to review her own financial records. Full and complete responses must be provided immediately.

In response to Special Interrogatory 40, Ms. Chang objects that information related to her marriages, including divorces and separations is private and irrelevant. The requested information is relevant to Ms. Chang's relationship with James Ho, with whom she claims to have lived as a married couple. The status of her marital relationships during the years she was financially abusing Mr. Ho outweighs any right to privacy. *See Welfare & Institutions Code § 15600; see also Schnabel v. Superior Court (1993) 5 Cal. 4th 704, 721.*

Ms. Chang's response to Special Interrogatory 47 is incomplete. It fails to identify when Ms. Chang first contacted a real estate agent to list the Redwood City property for sale and any subsequent contacts with real estate agents.

Ms. Chang's response to Special Interrogatory 78 is also incomplete. Ms. Chang's response (by reference to her response to Special Interrogatory 77) that she "took care of James and the household during their relationship" does not describe in the detail the services performed by Ms. Chang. She must *describe in detail* any personal care, cleaning, cooking, household chores and household maintenance she performed. Ms. Chang also asserts (by reference to her response to Special Interrogatory 77) that she "was never James's compensated caregiver." That is a non-responsive legal conclusion. For each service performed by Ms. Chang, she must describe any compensation she received from Mr. Ho. Regarding the "two housekeepers" (incorporated by reference to her response to Special Interrogatory 77) Ms. Chang fails to describe her involvement in procuring and managing those services. For example, who found the housekeepers? Who instructed them on what to do? Who arranged for their compensation? This information needs to be provided.

II. FORM INTERROGATORIES

Ms. Chang fails to provide information in response to Form Interrogatories 12.1 through 12.7 and 13.1 and 13.2. The primary ground appears to be that "INCIDENT" is defined as the facts alleged in the Amended Petition, which "includes allegations of fraud, undue influence and financial elder abuse, all of which are alleged to have occurred over many years." The fact that Ms. Chang's misconduct occurred over a period of years is not a valid basis for objecting to an interrogatory. The breadth of Ms. Chang's wrongs does not excuse her from responding. She must comply with her obligations in discovery.

In response to Form Interrogatory 15.1 regarding Petition Paragraph 28, Ms. Chang claims that she "does not have sufficient information to admit or deny that James wrote her a check for \$30,000 in 2014, without substantive review of her financial records." She also responds that she "lacks sufficient information to admit or deny the factual allegation asserted in paragraph 43 of the Petition, without substantial review of her financial records." If Ms. Chang needs to review her financial records, she is obligated to do so and to provide the requested information. Again, she has now had over 70 days to do that. She must comply.

Ms. Chang provides no response to Form Interrogatory 15.1 (regarding paragraph 65 and 66 of the Amended Petition). She must do so.

In response to Form Interrogatory 17.1 (regarding Request for Admission 57 and 60), Ms. Chang responds that she does not have sufficient information and cannot admit or deny "without reviewing substantial financial information." If Ms. Chang needs to review her financial records, she is obligated to do so and to provide the requested information. Again, this needs to happen immediately.

Regarding Request for Admission 71 in response to Form Interrogatory 17.1, Ms. Chang asserts a denial, states that she cannot admit or deny "without reviewing substantial financial

records,” asserts “remaining assets were used in connection with the Redwood City property,” and states that she will produce all non-privileged, responsive documents. Ms. Chang must revise this response to state clearly whether she is denying or admitting and, if denying, the basis for that denial. What Ms. Chang did with the approximately \$47,000 is information in her possession. If she must review her records to recall what she did with the money, she must do so and provide a substantive response. If (after that review) she contends that she used it in connection with the Redwood City property, she must provide details about how she used that money in connection with the Redwood City property.

III. REQUESTS FOR PRODUCTION OF DOCUMENTS

Ms. Chang states that she “shall produce” documents in response to the Request for Production. Yet no documents were provided. Please provide the promised documents immediately.

Ms. Chang also takes the position that she will not provide documents in response to Requests for Production 7, 16-17, 23-24, 55, 58, 62, and 69. The objections are invalid.

Request 7 seeks Ms. Chang’s trust documents. The request is relevant to Ms. Chang’s claim that she lived as “husband and wife” with Mr. Ho, as her provision for Mr. Ho in her trust documents speaks to the level of affection and concern she had for Mr. Ho. The information is also relevant to the arrangements Ms. Chang and Mr. Ho made regarding the McCollum property. *Alch v. Superior Court* (2008) 165 Cal.App.4th 1412, 1424 (“If intrusion is limited and confidential information is carefully shielded from disclosure except to those who have a legitimate need to know, privacy concerns are assuaged.”). And any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel v. Superior Court* (1993) 5 Cal. 4th 704, 721 (production of private documents appropriate where “a public policy greater than that of confidentiality of tax returns is involved”). As an accommodation, we are willing to agree that all information in the trust documents may be redacted other than the beneficiary information.

Request 16 seeks documents regarding Mr. Ho and Request 17 seeks communications with Mr. Ho. Documents regarding Mr. Ho and communications with him are clearly relevant to Ms. Chang’s fraud, undue influence and financial elder abuse, as alleged in the Amended Complaint. The requests are limited to 2012 and beyond, and it is not unduly burdensome for Ms. Chang to produce them.

Request 23 seeks documents regarding Ms. Chang’s finances since 2003. The information will demonstrate how Ms. Chang’s personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal. 4th, at 721.

Request 24 seeks documents relating to Ms. Chang’s purchases from January 1, 2015 through September 5, 2017. The scope of time is narrowly tailored to a period when Ms.

Chang's living expenses and furnishings for Mr. Ho's residences were paid by Mr. Ho or with money obtained from him. *See Amended Complaint ¶ 31.* Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal. 4th, at 721.*

Request 55 seeks documents relating to funds received from renting her El Cerrito property. The request is relevant to the allegation that, while pressuring Mr. Ho to provide for her living expenses, Ms. Chang obtained income by renting her El Cerrito home. *E.g., Amended Complaint ¶ 39.* The scope of time is narrowly tailored to this period. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal. 4th, at 721.*

Request 58 seeks documents relating to Ms. Chang's financial accounts. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case, such as this. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal. 4th, at 721.* Petitioner is willing to narrow the scope of the request to the time period 2003 through September 5, 2017.

Request 62 seeks documents relating to Ms. Chang's tax returns. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case, such as this. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal. 4th at 721.*

Request 69 seeks documents relating to Ms. Chang's marital status. The requested information is relevant to Ms. Chang's relationship with James Ho, and the status of her marital relationships during the years she had what she claims was a husband and wife relationship with Mr. Ho outweighs any right to privacy. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal. 4th, at 721.* Petitioner is willing to limit the scope of the request to the time period 1995 through September 5, 2017.

IV. INSPECTION DEMAND

It appears that Ms. Chang may prevent Petitioner from freely inspecting Mr. Ho's laptop computer based on a claim of privacy. To the extent the information Ms. Chang claims to be private is sought in the Requests for Production, the objection is invalid for the reasons stated above. Respondent is reminded of her obligation to preserve all contents on the computer.

Sincerely,

Daniel E. Lassen
51476-00001\WorkSite\9222374.2



Peter Ho <peter.ho@gmail.com>

Automatic reply: "Meet and Confer" Letter to J. Loew re Discovery

1 message

John Minton <jminton@ayhmh.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Tue, Feb 20, 2018 at 9:07 PM

I am out of the office on Wednesday, February 21, attending a settlement conference and will have limited access to email. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.



Peter Ho <peter.ho@gmail.com>

Meet & Confer Letter

3 messages

John Minton <jminton@ayhmh.com>

Fri, Feb 23, 2018 at 4:28 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

The letter will go out on Monday, with a response date of March 5. I just hate sending things on a Friday afternoon – I'm not trying to do any favors for anyone, it's just bad karma.

Will send you a copy when Carol fires it off Monday morning.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Sun, Feb 25, 2018 at 4:29 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

If you think it's okay to do so, could you add to the Inspection Demand for the laptop: that they not look at Dad's account or files on the laptop. I want to let them know in writing that they are not allowed to open, inspect, use, etc. anything in Dad's account on the laptop since his files are confidential and private, and they have no right, nor permission, to look through them. I'm fairly certain that I will get the laptop back after we go to Small Claims Court and that Debby will try to delete her account prior to returning it to me. Since my Dad's account has been on the laptop while in their possession, surely it's fair to have Debby's account on the laptop while in our possession--and they can likewise tell us not to look at it--so I would like to ask the Small Claims judge to order her not to delete her account because of "her obligation to

E-MAIL 0659

7/28/2020

Gmail - Meet & Confer Letter

preserve all contents on the computer" until/unless the judge in our litigation case decides otherwise. It may not work, but I'd like to have it in the letter if it doesn't hurt anything.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Feb 26, 2018 at 10:02 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter –

This is a fair request, and I think it's cleaner to request that the laptop not be accessed at all. I will add a line to this effect.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0660

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593240042326811317&simpl=msg-f%3A15932400...> 2/2



Peter Ho <peter.ho@gmail.com>

FW: Ho vs. Chang, et al. [IWOV-WorkSite.FID72092]

1 message

John Minton <jminton@ayhmh.com>

Mon, Feb 26, 2018 at 11:13 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all, FYI

John D. Minton350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com**650.212.5900**
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Carol Loza
Sent: Monday, February 26, 2018 11:12 AM
To: Jeff Loew
Cc: John Minton; Daniel E. Lassen; ssheppard@loewlawgroup.com
Subject: Ho vs. Chang, et al. [IWOV-WorkSite.FID72092]

Dear Jeff:

Attached please find correspondence of today's date from Daniel Lassen in the above-referenced matter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

E-MAIL 0661

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

 **Ho_ 2-26-18 D. Lassen Ltr to J. Loew.PDF**
2398K

E-MAIL 0662

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593492061441178402&simpl=msg-f%3A15934920...> 2/2

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

February 26, 2018

Daniel E. Lassen

dlassen@ayhmh.com

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

I write to meet and confer regarding Respondent Debby Chang's responses to Petitioner's first set of discovery requests. Your office served the responses on January 31, 2018 by mail. My client's deadline to move to compel is March 19, 2018. As stated below, Ms. Chang's responses are incomplete and her objections invalid. As such, please provide revised responses to the discovery requests and a full production of documents by March 5, 2018. Otherwise, I will assume that Ms. Chang is standing on her current objections and responses.

I. SPECIAL INTERROGATORIES

Special Interrogatory 24 requests information about the management of the McCollum property, including compensation paid to anyone involved in managing the property. Ms. Chang provides general information in response, but omits information regarding compensation. A full response must be provided.

Ms. Chang claims that she "does not have sufficient information to respond" to Special Interrogatories 25-26, 30-31, and 79-80 regarding money exchanged between Ms. Chang and James Ho, "which requires substantive review of financial records." Ms. Chang has had these requests for more than 70 days. That is more than enough time for Ms. Chang to review her own financial records. Full and complete responses must be provided.

In response to Special Interrogatory 40, Ms. Chang objects that information related to her marriages, including divorces and separations is private and irrelevant. The requested information is relevant to Ms. Chang's relationship with James Ho, with whom she asserts she lived "as the equivalent of a married couple for more than twenty years together, sharing all

aspects of their lives.” The status of her marital relationships during the years she was financially abusing Mr. Ho outweighs any right to privacy. *See Welfare & Institutions Code § 15600; see also Schnabel v. Superior Court* (1993) 5 Cal.4th 704, 721.

Special Interrogatory 44 seeks information about deposits into Ms. Chang’s bank accounts of funds from James. Ms. Chang again says she is “in the process of collecting and reviewing substantial amount [sic] of bank statements.” A full response to Special Interrogatory 44 is required.

Ms. Chang’s response to Special Interrogatory 47 is incomplete. It fails to identify when Ms. Chang first contacted a real estate agent to list the Redwood City property for sale and any subsequent contacts with real estate agents. A full response must be provided.

Ms. Chang’s response to Special Interrogatory 78 is also incomplete. Ms. Chang’s response (by reference to her response to Special Interrogatory 77) that she “took care of James and the household during their relationship” does not describe in the detail required the services performed by Ms. Chang. She must *describe in detail* any personal care, cleaning, cooking, household chores and household maintenance she performed. Regarding the “two housekeepers” (incorporated by reference to her response to Special Interrogatory 77), Ms. Chang fails to fully answer this interrogatory. For example, who found the housekeepers? Who instructed them on what to do? Who arranged for their compensation? Whose funds were used to pay them? This information needs to be provided.

II. FORM INTERROGATORIES

Regarding Form Interrogatory 2.5, Ms. Chang identified five addresses where she has lived during the past five years, but she did not provide, as required, “the dates [she] lived at each ADDRESS.” This information must be provided.

Ms. Chang fails to provide information in response to Form Interrogatories 12.1 through 12.7 and 13.1 and 13.2. The primary ground appears to be that “INCIDENT” is defined as the facts alleged in the Amended Petition, which “includes allegations of fraud, undue influence and financial elder abuse, all of which are alleged to have occurred over many years.” The fact that Ms. Chang’s misconduct occurred over a period of years is not a valid basis for objecting to an interrogatory. The breadth of Ms. Chang’s wrongs does not excuse her from responding. She must comply with her obligations in discovery.

In response to Form Interrogatory 15.1 regarding Paragraph 28 of the Petition, Ms. Chang claims that she “does not have sufficient information to admit or deny that James wrote her a check for \$30,000 in 2014, without substantive review of her financial records.” She also responds that she “lacks sufficient information to admit or deny the factual allegation asserted in paragraph 43 of the Petition, without substantial review of her financial records.” If Ms. Chang needs to review her financial records, she is obligated to do so and to provide the requested information. Again, she has now had over 70 days to do that. She must comply.

Ms. Chang provides no response to Form Interrogatory 15.1 (regarding paragraphs 65 and 66 of the Amended Petition). She must do so.

In response to Form Interrogatory 17.1 (regarding Request for Admission 57 and 60), Ms. Chang responds that she does not have sufficient information and cannot admit or deny “without reviewing substantial financial information.” If Ms. Chang needs to review her financial records, she is obligated to do so and to provide the requested information. Again, this needs to happen immediately.

Regarding Request for Admission 71 in response to Form Interrogatory 17.1, Ms. Chang asserts a denial, states that she cannot admit or deny “without reviewing substantial financial records,” asserts “remaining assets were used in connection with the Redwood City property,” and states that she will produce all non-privileged, responsive documents. Ms. Chang must revise this response to state clearly whether she is denying or admitting and, if denying, the basis for that denial. What Ms. Chang did with the approximately \$47,000 in information in her possession. If she must review her records to recall what she did with the money, she must do so and provide a substantive response. If (after that review) she contends that she used it in connection with the Redwood City property, she must provide details about how she used that money in connection with the Redwood City property.

III. REQUESTS FOR PRODUCTION OF DOCUMENTS

Ms. Chang states that she “shall produce” documents in response to the Request for Production. Yet no documents were provided. Please provide the promised documents immediately.

Ms. Chang also takes the position that she will not provide documents in response to Requests for Production 7, 16-17, 23-24, 55, 58, 62, and 69. The objections are invalid.

Request 7 seeks Ms. Chang’s trust documents. The request is relevant to Ms. Chang’s claim that she lived as “husband and wife” with Mr. Ho, as her provision for Mr. Ho in her trust documents speaks to the level of affection and concern she had for Mr. Ho. The information is also relevant to the arrangements Ms. Chang and Mr. Ho made regarding the McCollum property. *Alch v. Superior Court* (2008) 165 Cal.App.4th 1412, 1424 (“If intrusion is limited and confidential information is carefully shielded from disclosure except to those who have a legitimate need to know, privacy concerns are assuaged.”). And any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. See Welfare & Institutions Code § 15600; *Schnabel v. Superior Court* (1993) 5 Cal.4th 704, 721 (production of private documents appropriate where “a public policy greater than that of confidentiality of tax returns is involved”). As an accommodation, we are willing to agree that all information in the trust documents may be redacted other than the beneficiary information.

Request 16 seeks documents regarding Mr. Ho and Request 17 seeks communications with Mr. Ho. Documents regarding Mr. Ho and communications with him are clearly relevant to Ms. Chang’s fraud, undue influence and financial elder abuse, as alleged in the Amended

Petition. The requests are limited to 2012 and beyond, and it is not unduly burdensome for Ms. Chang to produce them.

Request 23 seeks documents regarding Ms. Chang's finances since 2003. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal.4th, at 721.*

Request 24 seeks documents relating to Ms. Chang's purchases from January 1, 2015 through September 5, 2017. The scope of time is narrowly tailored to a period when Ms. Chang's living expenses and furnishings for Mr. Ho's residences were paid by Mr. Ho or with money obtained from him. *See Amended Petition, ¶ 31.* Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal.4th, at 721.*

Request 55 seeks documents relating to funds received from renting Ms. Chang's El Cerrito property. The request is relevant to the allegation that, while pressuring Mr. Ho to provide for her living expenses, Ms. Chang obtained income by renting her El Cerrito home. *E.g., Amended Petition, ¶ 39.* The scope of time is narrowly tailored to this period. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal.4th, at 721.*

Request 58 seeks documents relating to Ms. Chang's financial accounts. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case, such as this. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal.4th, at 721.* Petitioner is willing to narrow the scope of the request to the time period 2003 through September 5, 2017.

Request 62 seeks documents relating to Ms. Chang's tax returns. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case, such as this. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal.4th at 721.*

Request 69 seeks documents relating to Ms. Chang's marital status. The requested information is relevant to Ms. Chang's relationship with James Ho, and the status of her marital relationships during the years she had what she claims was a husband and wife relationship with Mr. Ho outweighs any right to privacy. *See Welfare & Institutions Code § 15600; Schnabel, 5 Cal.4th, at 721.* Petitioner is willing to limit the scope of the request to the time period 1995 through September 5, 2017.

IV. INSPECTION DEMAND

It appears that Ms. Chang may prevent Petitioner from freely inspecting Peter Ho's laptop computer based on a claim of privacy. To the extent the information Ms. Chang claims to be private is sought in the Requests for Production, the objection is invalid for the reasons stated above. Respondent is reminded of her obligation to preserve all contents on the laptop. Because data on the laptop may be altered by accessing it, Ms. Chang should refrain from using the laptop until an agreement regarding it can be reached between the parties or an order is obtained from the Court.

Sincerely,



Daniel E. Lassen



Peter Ho <peter.ho@gmail.com>

Letter re Furniture

19 messages

John Minton <jminton@ayhmh.com>

Mon, Feb 26, 2018 at 12:39 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

See further follow-up letter to Jeff Loew regarding the furniture issues. As discussed, we want our motion regarding the discovery issues to be the first motion filed. That said, regarding the furniture issues, I don't want too much time to pass from the last missive we received from Mr. Loew on this. I would like to get our response out this week. Unlike with respect to the discovery responses, we don't have a formal clock ticking in terms of how quickly we must move for court relief regarding the furniture; we can file a motion whenever we wish too. That said, we need to show that we're acting diligently, particularly since those damned renters are using the subject personal property.

Please send any comments or questions.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 2-28-18 J. Minton Ltr to J. Loew re Furniture.DOCX
261K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Feb 26, 2018 at 1:00 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear John,

E-MAIL 0668

Please review SYH's email to you on 2/7/18 regarding our proposal to Jeff Loew. We will NOT show them our receipts unless the proposal is agreed to beforehand by Jeff. If he does not agree to such a reasonable proposal, please make him look really bad in the eyes of the judge, and we'll go from there.

Thanks,
Peter

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Feb 26, 2018 at 4:13 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>, Della Lau <DellaLau@launet.com>

Hi John,

From my layman's reading of the letter, it appears open-ended, with control given to Jeff and no time limit.

Wouldn't Jeff (and especially Debby) simply just ignore your current letter for at least another 2 months or until another follow-up letter or motion (something which contains an ultimatum)? Then wouldn't they just claim everything is a "gift"? Jeff ignored your first furniture letter 3 months ago. You had to keep following up until your last letter to Jeff with a February 6 response ultimatum, so he finally responded at the last minute. In the meantime, we guess they are making in the neighborhood of \$300-600 per month off our furniture for the past 4 months.

I am really confused. Originally I had thought that filing a motion to get the furniture back would make Debby look bad, with our reasonable document trail and her outrageous response, but you told us that judges hate to deal with tangible property. Hence, my understanding is that we should try to resolve this furniture issue with Jeff without involving the judge, if possible. In order for this to happen, he must agree to the terms of resolution, otherwise, there will be no action on their part. He has no reason to do anything.

This time they can say, "Debby and James went to the furniture store to get the items together, so they bought it together, even though the purchase was on James credit card. Debby paid for other things. They lived like a married couple, sharing everything. The items from CSM are all gifts to Debby from James." Even with receipts, no action is enforceable without a prior agreement with Jeff Lowe about terms of resolution.

Please correct me, if I am misunderstanding something.

Thanks!
Shan-Yuan

[Quoted text hidden]

E-MAIL 0669

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593497453191204628&simpl=msg-f%3A1593497...> 2/12

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Feb 26, 2018 at 7:18 PM

Dear Peter (I will respond to SYH's email of this afternoon separately) –

I reviewed SYH's proposal and what I have in the letter is the approach I advise. Regarding the coffee table, making a "swap" deal right now would be unorthodox. We don't seem to have a strong position on the coffee table given that it apparently was in Sophie's house for 20 years.

We need to be methodical and businesslike. If we have evidence of ownership, we should provide it. No hiding the ball and seeing what they come up with, based on what someone said. I'm not interested in what Rita or someone else on their side may have said on this or that issue, at least not for present purposes. The letter is forceful and straightforward and leaves the paper trail most likely to concern Jeff Loew and appeal to a judge; that is, it embodies the most effective approach.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Della Lau <DellaLau@launet.com>

Mon, Feb 26, 2018 at 7:18 PM

Hi Shan Yuan –

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593497453191204628&simpl=msg-f%3A1593497453191204628> ... 3/12

E-MAIL 0670

You are correct that it is open-ended with no time limit – part of the reason for that is that I don't want to file a motion about this any time soon. I simply want to leave a paper trail that appears reasonably proactive. If/when we don't get a response within a few weeks, I would follow up with a deadline. Eventually I do think we'll need to file a motion about this. I don't see Debby backing down on this, do you? But I want our other motion to be fully tee'd up by then.

As for a claim by Debby that "it was a gift," she needs "clear and convincing" (i.e., overwhelming) evidence to prove a gift. She doesn't have it. I feel good about our position on this motion – I simply want to push the issue along a little longer until we're ready.

Hope that makes sense, and I'm sorry if I wasn't clear in articulating my thoughts behind this.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Monday, February 26, 2018 4:13 PM
To: Peter C. Ho
Cc: John Minton; Della Lau
Subject: Re: Letter re Furniture

Hi John,

[Quoted text hidden]
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>

Wed, Feb 28, 2018 at 10:05 AM

E-MAIL 0671

7/28/2020

Gmail - Letter re Furniture

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

Do you have time to discuss the furniture letter this afternoon anytime after 1pm?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Feb 28, 2018 at 10:42 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter –

Unfortunately I am in a deposition this afternoon and all day tomorrow. Does Friday work?

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, February 28, 2018 10:06 AM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau

[Quoted text hidden]

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Feb 28, 2018 at 2:40 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

E-MAIL 0672

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593497453191204628&simpl=msg-f%3A1593497...> 5/12

Hi John,

Thank you for the explanation. I have a few more pieces of information which just came to my attention and a couple questions.

1) The personal property items, that were taken from CSM for which we don't have receipts, have been there for a long time.

- Square analog clock - in CSM for over 20 years.

- Print and Paintings - in CSM for over 8 years (at least and most likely more)

2) All the info (other than furniture purchase) on the our father's credit card must be blacked out. They should not be able to see any additional information. For the moment, is there any reason why we can't just state the receipt information (place, date, amount), and simply tell them we have the receipts and credit card statements? Of course, they will be shown later, but it would be better if Jeff agreed to settle everything reasonable once and for all sans the judge.

3) Yes, Peter and I both believe that they will give up the furniture if they know we have the receipts, because they know that they will look really really bad in front of the judge if they don't, unless they have something strong to show that we don't know about. If they choose to give up the furniture, we predict that they will just dump it all on the driveway outside for us to pick up, similar to how they dumped the our dad's kitchenware on the hallway floor and his other personal property in the garage when we went to pick up all the "junk they did not want to keep." Since they already made and are still making money off of our furniture, I am not interested in the kind of resolution I just described above, because it is simply a continued bullying of us to the final resolution of the property. FYI, if I were them, I would be very happy on this issue, because I would say, "Those greedy stupid Ho children already spent quite a bit of time and money on this issue with those furniture letters, and we have been and still making money off it at the moment. Great! Our lawyer Jeff only wrote that one minimal simple email, so little cost. Just keep ignoring those assholes and keep stalling until we absolutely have to return the items. Then we will just dump it all outside. They have to rent that truck and workers again to move it. Ha!Ha!Ha!"

4) We really feel being bullied on this entire estate, and it is clear we have been and still are being bullied in the furniture and personal property area. At this point in time, I don't feel that there is any evidence or explanation which clearly depicts the fact that we have been and are still being bullied by their camp.

5) Peter is the administrator of the estate and it is his job to muster up all Trust assets. Furthermore, since the judge hates to deal with personal property, would it be advisable for Peter to contact Debby directly and try to work it out, similar to the laptop and Rita \$30K check? If there is no resolution, then your current letter to Jeff and a motion (after the tax return and trust motion) to appear before the judge to settle. In the meantime, Peter will have created a paper trail (like the interaction with Rita) to show Debby's evilness, while appearing reasonable and a victim of her wickedness. This also shows the judge how we have tried to resolve this issue outside of the court. Is this a better strategy?

5) I am looking through our father's credit cards during the final year of his life and there were some major purchases which does not make any sense.

Some of the purchases we can guess, e.g., over thousand dollars appears for remodelling a house (google tracker says James was in El Cerrito when

purchase was made), but James was renting Promontory Point at that time. There are other large purchases out of the ordinary that are suspicious.

There is a good possibility that Debby made or manipulated James to buy those things on his credit card. I have witnessed it before. James' credit card goes haywire in 2015-2017 when compared to 2010-2015. I am not finished with sorting and compiling the credit card data yet. How should this area of suspected financial elder abuse be handled?

Thanks,

Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Wed, Feb 28, 2018 at 6:37 PM

Thanks, Shan-Yuan. Just out of a deposition, and back into another one tomorrow. I haven't studied the below closely yet, but does everyone still want to have a call or should I just analyze this and give you my thoughts (likely on Friday)?

E-MAIL 0673

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]

Sent: Wednesday, February 28, 2018 2:41 PM

To: John Minton

[Quoted text hidden]

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Feb 28, 2018 at 7:12 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Good luck with the depositions, John!

I am completely booked on Friday and Monday, so an email with your thoughts when you have the available time would be preferable. Thanks!

-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Feb 28, 2018 at 9:50 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thank you and sounds like a plan.

[Quoted text hidden]

E-MAIL 0674

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Fri, Mar 2, 2018 at 7:17 AM

Hi John,

Amendment to item (5) in my email.

Change Peter to contact Rita instead of Debby. The reasons are the following.

A) Rita was the one who would not allow us to remove any of the items on list belonging to our father. She threatened to call the police if we touched any of it. I called up Ed Koplowitz who advised me to leave the furniture and fight it out in court later.

B) Rita and Reinhard adamantly claimed Debby bought all the furniture on her credit card and promised to produce the receipts. They claimed the painting and clock from CSM were gifts. This heated interaction was witnessed by the hired workers and both parties.

C) Rita is the one who managed the rental of Fulton (listed at \$6,400/month) and requested more money if furnished (our guess is they are getting around \$7,000/month furnished).

Rita was the one directly involved in all this property and furniture issue and the one who we have been interacting with. Our hope is to document the events, especially their bullying and unreasonableness during the move day, which was one day before the funeral.

It was horrendous and gave us all ulcers.

By following up with Rita, we get the chance to put another rope on Rita's neck as an accomplice to stealing and financial elder abuse if she chooses to continue the stealing and manipulation with an empty promise of the receipts.

Besides, the furniture issue just might settle. If not, at least we can show the judge that we made a sincere effort to settle out of court (with your past 2 letters to Jeff and Peter's follow-up with Rita and Reinhard) when the motion is filed after the trust and tax return motion.

we look forward to your advice and response,

Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Fri, Mar 2, 2018 at 10:24 AM

Dear SYH et al. –

Please see my comments below in all caps. Note: This incorporates SYH's email of this morning.

Best,

E-MAIL 0675

John

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Wednesday, February 28, 2018 2:41 PM
To: John Minton
Cc: Peter C. Ho; Della Lau
Subject: Re: Letter re Furniture

Hi John,

Thank you for the explanation. I have a few more pieces of information which just came to my attention and a couple questions.

1) The personal property items, that were taken from CSM for which we don't have receipts, have been there for a long time.

- Square analog clock - in CSM for over 20 years.
- Print and Paintings - in CSM for over 8 years (at least and most likely more)

UNDERSTOOD – THANK YOU.

2) All the info (other than furniture purchase) on the our father's credit card must be blacked out. They should not be able to see any additional information. For the moment, is there any reason why we can't just state the receipt information (place, date, amount), and simply tell them we have the receipts and credit card statements? Of course, they will be shown later, but it would be better if Jeff agreed to settle everything reasonable once and for all sans the judge. **IN A CASE LIKE THIS, VERY LITTLE FINANCIAL INFORMATION REMAINS PRIVATE.. FINANCIAL RECORDS ARE GOING TO BE SUBPOENAED AND FLOW FREELY BACK AND FORTH BETWEEN THE PARTIES. GIVEN THAT, I DON'T SEE A REASON TO BE MAKING REDACTIONS. LET ME KNOW IF THERE IS SOME COMELLING REASON THAT I AM MISSING. AS FOR PROVIDING INFORMATION WITH OUR NEXT LETTER, AGAIN, WHY HIDE THE BALL? IF WE SAY WE HAVE RECEIPTS AND OTHER CORROBORATION, WE SHOULD HAVE THE COURAGE OF OUR CONVICTIONS AND JUST PROVIDE IT. AFTER ALL, LOEW WILL ASK FOR IT ANYWAY AND PRESUMABLY WE WILL THEN PROVIDE IT.**

E-MAIL 0676

3) Yes, Peter and I both believe that they will give up the furniture if they know we have the receipts, because they know that they will look really really bad in front of the judge if they don't, unless they have something strong to show that we don't know about. If they choose to give up the furniture, we predict that they will just dump it all on the driveway outside for us to pick up, similar to how they dumped the our dad's kitchenware on the hallway floor and his other personal property in the garage when we went to pick up all the "junk they did not want to keep." Since they already made and are still making money off of our furniture, I am not interested in the kind of resolution I just described above, because it is simply a continued bullying of us to the final resolution of the property. FYI, if I were them, I would be very happy on this issue, because I would say, "Those greedy stupid Ho children already spent quite a bit of time and money on this issue with those furniture letters, and we have been and still making money off it at the moment. Great! Our lawyer Jeff only wrote that one minimal simple email, so little cost. Just keep ignoring those assholes and keep stalling until we absolutely have to return the items. Then we will just dump it all outside. They have to rent that truck and workers again to move it. Ha!Ha!Ha!" WE CANNOT LET THE OTHER SIDE'S FEVERED THOUGHTS AFFECT OUR STRATEGY. IF WE WORRY ABOUT WHAT RITA ET AL ARE THINKING OR SAYING, WE WILL GET DERAILED IN THIS CASE. WE CAN ONLY CONTROL WHAT WE CAN CONTROL. WE NEED TO PUT THEM OUT OF OUR MINDS AND PLOW AHEAD. IF YOU CARE ABOUT THE FURNITURE, THE PATH FORWARD IS THE ONE I'VE BEEN RECOMMENDING. IF IT'S NOT WORTH THE TIME AND MONEY TO TRY TO GET IT BACK, THEN WE LET THIS GO. THOSE ARE THE ONLY REALISTIC OPTIONS.

4) We really feel being bullied on this entire estate, and it is clear we have been and still are being bullied in the furniture and personal property area. At this point in time, I don't feel that there is any evidence or explanation which clearly depicts the fact that we have been and are still being bullied by their camp. DURING LITIGATION IT OFTEN HAPPENS THAT ONE SIDE FEELS THE OTHER SIDE IS BULLYING OR "WINNING." THE ONLY VICTORY THAT MATTERS IS THE ONE AT THE END. I CANNOT EMPHASIZE THIS ENOUGH. I URGE YOU TO MOBILIZE ALL OF YOUR ENERGIES TO BLOCK OUT THE IRRITATIONS PERPETRATED BY THESE WEAK LITTLE PEOPLE ON THE OTHER SIDE. IT ONLY EMPOWERS THEM TO LET THEIR ANTICS AFFECT YOU. WHEN YOU ARE FEELING THAT WAY, KNOW THAT THEY WILL SUFFER IN THE LONG RUN AS WE HAVE THE UPPER HAND IN THIS CASE.

5) Peter is the administrator of the estate and it is his job to muster up all Trust assets. Furthermore, since the judge hates to deal with personal property, would it be advisable for Peter to contact Debby directly and try to work it out, similar to the laptop and Rita \$30K check? If there is no resolution, then your current letter to Jeff and a motion (after the tax return and trust motion) to appear before the judge to settle. In the meantime, Peter will have created a paper trail (like the interaction with Rita) to show Debby's evilness, while appearing reasonable and a victim of her wickedness. This also shows the judge how we have tried to resolve this issue outside of the court. Is this a better strategy? NOW THAT THE ISSUE HAS BEEN RAISED BETWEEN COUNSEL, IT WOULD BE UNUSUAL FOR A PARTY TO RAISE THE SAME ISSUE DIRECTLY WITH ANOTHER PARTY. IT WOULD ALSO BE FUTILE, BECAUSE DEBBY WOULD TELL LOEW AND LOEW WOULD TELL DEBBY TO TELL PETER THAT THE MATTER SHOULD BE HANDLED BETWEEN COUNSEL. [I HAVE READ SYH'S EMAIL OF THIS MORNING AND IT DOES NOT CHANGE MY ANALYSIS HERE. WE'RE HAVING A DISCONNECT THAT I NEED TO ADDRESS – CLEARLY RITA'S CONDUCT WITH RESPECT TO THE FURNITURE HAS CAUSED A GREAT DEAL OF ANGER. JUSTIFIABLY SO. HOWEVER, A JUDGE WILL NOT BE INTERESTED IN ONE WORD ABOUT WHAT HAPPENED THAT DAY AT THE HOUSE. NOT ONE WORD. A JUDGE WILL BE INTERESTED IN WHO OWNS THE FURNITURE. STATEMENTS MADE IN THE HEAT OF THE MOMENT RIGHT AFTER YOUR FATHER DIED, WITH EMOTIONS RUNNING HIGH, WILL HAVE LIMITED RELEVANCE TO THIS. INSTEAD, A JUDGE WILL FOCUS ON THINGS LIKE RECEIPTS, AND IF THOSE ARE LACKING, OTHER EVIDENCE SUCH AS WHERE ITEMS WERE KEPT AND FOR HOW LONG (E.G., FOR YEARS AT CSM, ETC.).]

5) I am looking through our father's credit cards during the final year of his life and there were some major purchases which does not make any sense.

Some of the purchases we can guess, e.g., over thousand dollars appears for remodelling a house (google tracker says James was in El Cerrito when

purchase was made), but James was renting Promontory Point at that time. There are other large purchases out of the ordinary that are suspicious.

There is a good possibility that Debby made or manipulated James to buy those things on his credit card. I have witnessed it before. James' credit card goes haywire in 2015-2017 when compared to 2010-2015. I am not finished with sorting and compiling the credit card data yet. How should this area of suspected financial elder abuse be handled? IF HE WAS MANIPULATED TO MAKE PURCHASES OF ITEMS THAT DEBBY NOW CLAIMS ARE HERS, WE CAN ADD THESE ITEMS TO OUR CASE. I'LL LOOK FORWARD TO REVIEWING YOUR ANALYSIS.

E-MAIL 0677

7/28/2020

Gmail - Letter re Furniture

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Sun, Mar 4, 2018 at 11:36 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

Would you be able to have a conference call with us tomorrow afternoon (Monday, 3/5/18)?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Mar 5, 2018 at 9:43 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter –

I'm jammed this afternoon. How do people's schedules look tomorrow or Wednesday? Tomorrow I could talk between 9:30 a.m. and 11:00 a.m., and 1:30 p.m. – 2:30 p.m. Wednesday I am flexible other than from 3:00 – 4:00 p.m.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Mar 5, 2018 at 12:36 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

E-MAIL 0678

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593497453191204628&simpl=msg-f%3A159349...> 11/12

Let's conference at 9:30am tomorrow (Tuesday) morning.

Talk to you then,
Peter
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Mar 5, 2018 at 1:34 PM

Sounds good. Let's use the usual conference dial-in.

Best,

John

[Quoted text hidden]

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

John D. Minton

jminton@ayhmh.com

February 26, 2018

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

I am following up on the issue of personal property. Below is the list of items I provided in my letter of February 1, 2018, along with your response via email dated February 6, 2018, and my reply. I understand from your email that each of these items is currently being used by the tenants renting the Fulton Street property.

1. White-gray dining table (glossy top, pedestal bottom), with matching dining chairs (6)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

Enclosed please find credit card statements and other documentation reflecting James' purchase of this item. I understand that this item was purchased for use in 720 Promontory Point Lane in Foster City. Absent some compelling evidence to the contrary, which I would ask that you produce forthwith, this is estate property and must be returned. Again, we are agreeable to this item being stored during the pendency of this proceeding. It cannot be used by a third party. Please advise how you wish to proceed.

2. Brown swivel accent chairs (2)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

Jeffrey R. Loew, Esq.

February 26, 2018

Page 2

Enclosed please find credit card statements and other documentation reflecting James' purchase of this item. I understand that this item was purchased for use in 720 Promontory Point Lane in Foster City. Absent some compelling evidence to the contrary, which I would ask that you produce forthwith, this is estate property and must be returned. Again, we are agreeable to this item being stored during the pendency of this proceeding. It cannot be used by a third party. Please advise how you wish to proceed.

3. Beige leather sofa (modern, about 7' long)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

Enclosed please find credit card statements and other documentation reflecting James' purchase of this item. I understand that this item was purchased for use in 720 Promontory Point Lane in Foster City. Absent some compelling evidence to the contrary, which I would ask that you produce forthwith, this is estate property and must be returned. Again, we are agreeable to this item being stored during the pendency of this proceeding. It cannot be used by a third party. Please advise how you wish to proceed.

4. Black coffee table (with metal legs and curved feet)

I am informed that Debby stated this item was a housewarming gift when James moved into 720 Promontory Point. That said, my client drops his request regarding this item.

5. Framed black and white landscape print (Arches National Park)

I understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which I would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

6. Brown-framed painting of older houses and alley (dark themed)

I understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which I would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

7. Square analog clock with gold trim

I understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which I would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may

Jeffrey R. Loew, Esq.

February 26, 2018

Page 3

be placed in storage during the pendency of this litigation. It cannot be used by a third party.
Please advise how you wish to proceed.

I look forward to hearing from you, and hopefully resolving this matter.

Very truly yours,



John D. Minton

JDM/cal

51476-00001\WorkSite\9218771.1

E-MAIL 0682



Peter Ho <peter.ho@gmail.com>

Re: James F. Ho Trust Administration

18 messages

Sue Goudreau <sgoudreau@lakinspears.com>
 To: "peter.ho@gmail.com" <peter.ho@gmail.com>
 Cc: Victoria Kaempf <vkaempf@lakinspears.com>, Cynthia Harper <CHarper@lakinspears.com>

Tue, Feb 27, 2018 at 9:06 AM

Good morning, Peter,

I tried calling your number this morning (408) 838-9166 and was unable to get through. I wanted to let you know that I had an opportunity to speak with Victoria Kaempf about your matter (who also had a brief email exchange with John Minton for some basic background information) and we would be happy to assist you with the administration of your father's trust. The next step is for you to engage our services, so our assistant, Cynthia Harper, will send you an engagement letter. Let me know if you would prefer to receive the engagement letter via email or regular mail. Once the letter is signed, we will set up a conference to get more detail about the assets, status, etc. Perhaps John could be available by phone if that makes sense.

We look forward to working with you.

Sue Goudreau

Paralegal

Lakin Spears, LLP

[2400 Geng Road, Suite 110](#)

Palo Alto, CA 94303

Main 650-328-7000 | Direct 650-289-6427 | Fax 650-289-6459

sgoudreau@lakinspears.com | www.lakinspears.com



FOUNDED IN 1914 • 100 YEARS OF EXCELLENCE

This electronic mail may contain information that is privileged, confidential, or otherwise protected from disclosure to anyone other than its intended recipient(s). Any dissemination or use of this electronic email or its contents to persons other than the intended recipient(s) is strictly prohibited. If you have received this message in error, please notify us immediately by reply email so that we may correct our internal records. Please then delete the original message.

Peter C. Ho <peter.ho@gmail.com>

Tue, Feb 27, 2018 at 1:08 PM

To: Sue Goudreau <sgoudreau@lakinspears.com>

Cc: Victoria Kaempf <vkaempf@lakinspears.com>, Cynthia Harper <CHarper@lakinspears.com>

Hi Sue,

My phone number is 408-838-9116, so you were close! Please send the engagement letter to me via email, and I would appreciate if you could include an estimate of costs for the work to be done; I hope John Minton was able to clarify why

E-MAIL 0683

7/28/2020

Gmail - Re: James F. Ho Trust Administration

probate was filed in conjunction with our lawsuit to retrieve Trust A funds.

Thanks,
Peter

[Quoted text hidden]

Sue Goudreau <sgoudreau@lakinspears.com>

Tue, Feb 27, 2018 at 2:33 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: Victoria Kaempf <vkaempf@lakinspears.com>, Cynthia Harper <CHarper@lakinspears.com>

Thanks Peter. I will make sure to change my notes to correct phone number. The engagement letter will be going out sometime this week. Unfortunately, at this point we are unable to provide you with any kind of meaningful estimate of the costs of our services. Once we have a chance to review the documents, and determine the status of the administration and what remains to be done, we should be able to give you an idea of what to expect.

Sue Goudreau

Paralegal

Lakin Spears, LLP

2400 Geng Road, Suite 110

Palo Alto, CA 94303

Main 650-328-7000 | Direct 650-289-6427 | Fax 650-289-6459

sgoudreau@lakinspears.com | www.lakinspears.com



ATTORNEYS AT LAW

FOUNDED IN 1914 • 100 YEARS OF EXCELLENCE

This electronic mail may contain information that is privileged, confidential, or otherwise protected from disclosure to anyone other than its intended recipient(s). Any dissemination or use of this electronic email or its contents to persons other than the intended recipient(s) is strictly prohibited. If you have received this message in error, please notify us immediately by reply email so that we may correct our internal records. Please then delete the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Tue, Feb 27, 2018 at 3:02 PM

To: Sue Goudreau <sgoudreau@lakinspears.com>

Cc: Victoria Kaempf <vkaempf@lakinspears.com>, Cynthia Harper <CHarper@lakinspears.com>

Thanks, Sue.

Since this is my first time experiencing a transfer to another law firm, how long does it normally take--and what is the initial overhead estimate--for transferring and reviewing documents for an average trust? I'd like to avoid any surprises since I only have unversed expectations.

-Peter

[Quoted text hidden]

Victoria Kaempf <vkaempf@lakinspears.com>

Tue, Feb 27, 2018 at 4:54 PM

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593574613284494171&simpl=msg-f%3A15935746...> 2/8

7/28/2020

Gmail - Re: James F. Ho Trust Administration

To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Sue Goudreau <sgoudreau@lakinspears.com>

Peter,

Please find our engagement letter attached. As Sue already explained, we cannot estimate our fees and there is no "average" in these matters. I think it's safe to say, however, that reviewing the existing trust administration files and documents, once we get them, *will not be less than 2 hours of time.*

Victoria

Victoria Kaempf

Attorney at Law
Lakin Spears, LLP
2400 Geng Road, Suite 110
Palo Alto, CA 94303
Main 650-328-7000 | Direct 650-289-6446 | Fax 650-289-6459
vkaempf@lakinspears.com | www.lakinspears.com

[Quoted text hidden]

 **2557_001.pdf**
259K

Peter C. Ho <peter.ho@gmail.com>
To: Victoria Kaempf <vkaempf@lakinspears.com>
Cc: Sue Goudreau <sgoudreau@lakinspears.com>

Fri, Mar 2, 2018 at 12:56 PM

Dear Victoria,

Thank you for the lower-bound estimate, which helps in setting my expectations. I am attaching a scanned copy of the signed Engagement Letter. The original and retainer check will go out to you in tomorrow's mail. I look forward to working with you and Sue.

Thanks,
Peter

[Quoted text hidden]

 **Engagement Letter with Lakin Spears (signed).PDF**
1434K

Victoria Kaempf <vkaempf@lakinspears.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Sue Goudreau <sgoudreau@lakinspears.com>

Mon, Mar 5, 2018 at 1:52 PM

E-MAIL 0685

Thanks Peter.

Can you send us the trust documents, or should we get them from John Minton? Please also send us a detailed list of all trust assets.

Victoria

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
 To: Victoria Kaempf <vkaempf@lakinspears.com>
 Cc: Sue Goudreau <sgoudreau@lakinspears.com>

Tue, Mar 6, 2018 at 12:20 AM

Hi Victoria,

Please find the Declaration of Trust and two amendments attached. I have many of the documents handy, so feel free to ask me for them.

As for Trust A assets, all of Dad's myriad IRA, retirement, and checking/savings accounts have a named beneficiary or TOD/POD. These have all been taken care of (i.e., funds have already been transferred to the beneficiaries) except for the following three accounts, which we are currently keeping open (my sister Shan-Yuan Ho is the beneficiary for all three) so we can continue to have access to the past statements and account information should we need them for the on-going financial elder abuse litigation case:

Wells Fargo Advanced Checking	0522232248	\$18,382.44
Wells Fargo Custom Management Checking	0522387893	\$13,723.70
Wells Fargo Platinum Savings	6407257120	\$3,510.00

The main case involves at least \$1,167,050 of Trust A assets that we are trying to recover from Debby Chang (which she used to purchase 229 Fulton St, Redwood City and is titled solely in her name), along with half the property located at 1627 McCollum Dr, Los Angeles that is currently titled solely in the name of Debby Chang's Trust.

Finally, there is some personal property of Dad's that Debby Chang has not returned and that I am trying to marshal (so far unsuccessfully):

1. White-gray Dining Table (glossy top, pedestal bottom), with matching Dining Chairs (6)
2. Brown Swivel Accent Chairs (2)
3. Beige Leather Sofa (modern, about 7' long)
4. Framed black and white landscape print (Arches National Park)
5. Brown-framed painting of older houses and alley (dark themed)
6. Square analog clock with gold trim

Thanks,
 Peter

[Quoted text hidden]

3 attachments

-  **Declaration of Trust dated September 11, 1992.pdf**
10652K
-  **Amendment to Declaration of Trust 19951004.pdf**
579K
-  **Second Amendment to Declaration of Trust 20020703.pdf**
819K

Sue Goudreau <sgoudreau@lakinspears.com>
 To: "Peter C. Ho" <peter.ho@gmail.com>

Tue, Mar 6, 2018 at 12:00 PM

E-MAIL 0686

7/28/2020

Gmail - Re: James F. Ho Trust Administration

Cc: Victoria Kaempf <vkaempf@lakinspears.com>

Thank you Peter.

We will review the documents. In the meantime, please contact Anderson Yazdi and ask them to forward us the Trust Administration file. We need to determine the status of the procedural requirements so we don't duplicate efforts.

We will file a Substitute of Attorney with the court for the probate matter.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Tue, Mar 6, 2018 at 5:10 PM

To: Sue Goudreau <sgoudreau@lakinspears.com>
Cc: Victoria Kaempf <vkaempf@lakinspears.com>

Hi Sue,

I've sent AYHMH the request to transfer the Trust Admin file to you.

Thanks,
Peter

[Quoted text hidden]

Sue Goudreau <sgoudreau@lakinspears.com>

Tue, Mar 6, 2018 at 5:16 PM

To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Victoria Kaempf <vkaempf@lakinspears.com>

Thank you Peter.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Thu, Mar 22, 2018 at 2:00 PM

To: Sue Goudreau <sgoudreau@lakinspears.com>

Hi Sue,

I wanted to follow up and see if you had received the Trust Admin file from AYHMH and if you had a chance to review it, after which I wanted to discuss with you the marshaling of Trust and Estate assets--specifically the on-going personal property (furniture) issues and a \$6000 check (believed to be a cash investment for a start-up for which we have no documentation) written to Hans Danneels.

Thanks,
Peter

[Quoted text hidden]

Sue Goudreau <sgoudreau@lakinspears.com>

Thu, Mar 22, 2018 at 4:57 PM

To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Victoria Kaempf <vkaempf@lakinspears.com>

Peter,

We just received the file this afternoon. I have not had a chance to review it yet, but will do my best to get at it early next week. I will be in touch as soon as I do. Thanks.

[Quoted text hidden]

Victoria Kaempf <vkaempf@lakinspears.com>

Wed, Apr 11, 2018 at 11:45 AM

E-MAIL 0687

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593574613284494171&simpl=msg-f%3A15935746...> 5/8

7/28/2020

Gmail - Re: James F. Ho Trust Administration

To: "jminton@ayhmh.com" <jminton@ayhmh.com>
Cc: Sue Goudreau <sgoudreau@lakinspears.com>, "Peter C. Ho" <peter.ho@gmail.com>

Hi John,

We see that there is a May 11 hearing on the Ho litigation. We don't plan to attend unless you think it is necessary.
Let us know.

Thanks,

[Quoted text hidden]

Sue Goudreau <sgoudreau@lakinspears.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>
Cc: Victoria Kaempf <vkaempf@lakinspears.com>

Wed, Apr 11, 2018 at 11:48 AM

Hi Peter,

I have reviewed the files we received from the Anderson firm and have a few questions. Do you have time to briefly chat this afternoon any time after 4:30?

Sue Goudreau

Paralegal

Lakin Spears, LLP

2400 Geng Road, Suite 110

Palo Alto, CA 94303

Main 650-328-7000 | Direct 650-289-6427 | Fax 650-289-6459

sgoudreau@lakinspears.com | www.lakinspears.com



FOUNDED IN 1914 • 100 YEARS OF EXCELLENCE

This electronic mail may contain information that is privileged, confidential, or otherwise protected from disclosure to anyone other than its intended recipient(s). Any dissemination or use of this electronic email or its contents to persons other than the intended recipient(s) is strictly prohibited. If you have received this message in error, please notify us immediately by reply email so that we may correct our internal records. Please then delete the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Sue Goudreau <sgoudreau@lakinspears.com>
Cc: Victoria Kaempf <vkaempf@lakinspears.com>

Wed, Apr 11, 2018 at 12:12 PM

Hi Sue,

E-MAIL 0688

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1593574613284494171&simpl=msg-f%3A15935746...> 6/8

I will be available at 4:30pm: 408-838-9116 (cell).

I also have a few questions for you regarding marshaling of assets (e.g., checks Dad wrote to other people that appear to be loans).

Thanks,
Peter

[Quoted text hidden]

Sue Goudreau <sgoudreau@lakinspears.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Victoria Kaempf <vkaempf@lakinspears.com>

Wed, Apr 11, 2018 at 12:39 PM

OK, I will call you at 4:30. Thanks!

Sue Goudreau

Paralegal

Lakin Spears, LLP

2400 Geng Road, Suite 110

Palo Alto, CA 94303

Main 650-328-7000 | Direct 650-289-6427 | Fax 650-289-6459

sgoudreau@lakinspears.com | www.lakinspears.com



FOUNDED IN 1914 • 100 YEARS OF EXCELLENCE

This electronic mail may contain information that is privileged, confidential, or otherwise protected from disclosure to anyone other than its intended recipient(s). Any dissemination or use of this electronic email or its contents to persons other than the intended recipient(s) is strictly prohibited. If you have received this message in error, please notify us immediately by reply email so that we may correct our internal records. Please then delete the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]

Sent: Wednesday, April 11, 2018 12:13 PM

To: Sue Goudreau

Cc: Victoria Kaempf

[Quoted text hidden]

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Apr 11, 2018 at 1:16 PM

To: Victoria Kaempf <vkaempf@lakinspears.com>

Cc: Sue Goudreau <sgoudreau@lakinspears.com>, "Peter C. Ho" <peter.ho@gmail.com>

Hi Victoria –

E-MAIL 0689

This is really for the litigation, so no need to attend.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Victoria Kaempf [mailto:vkaempf@lakinspears.com]

Sent: Wednesday, April 11, 2018 11:46 AM

To: John Minton

Cc: Sue Goudreau; Peter C. Ho

[Quoted text hidden]

[Quoted text hidden]

E-MAIL 0690



Peter Ho <peter.ho@gmail.com>

Discovery Requests from Debby

4 messages

John Minton <jminton@ayhmh.com>

Mon, Mar 5, 2018 at 3:55 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Attached, discovery requests from Debby received in the mail today. I took a quick look at the special rogs, and many are eye roll inducing. Before you get to work on the responses, we should have a call dedicated to how best to respond. Note that our official deadline to respond is April 5, but we will be given an extension if we ask for one. We can discuss whether we request an extension, and if so, of what duration.

Please let me know when is best for a call. I recall you saying that Mondays are best. Next Monday at 3:00 p.m. is a good time for me. I could also do Friday at 3:00 p.m.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

4 attachments

Ho_ Debby_s First RFA to Peter.PDF
574K

Ho_ Debby_s First Set of Special Rogs to Peter.PDF
995K

Ho_ Debby_s First RFP to Peter.PDF
333K

Ho_ Debby_s First Set of Form Rogs to Peter.PDF
734K

E-MAIL 0691

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Mar 5, 2018 at 4:47 PM

Hi Carol and John,

We're missing P. 3 of the Special Rogs. Could you scan and send?

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Mar 5, 2018 at 4:49 PM

Peter:

Would it be more efficient for you if I resend the entire set or would you prefer receiving only page 3?

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Mon, Mar 5, 2018 at 4:52 PM

Hi Carol,

E-MAIL 0692

7/28/2020

Gmail - Discovery Requests from Debby

The entire Special Rogs only (with P. 3 in the right place in that file) would be preferable.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0693

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594143964278430470&simpl=msg-f%3A15941439...> 3/3



Peter Ho <peter.ho@gmail.com>

FW: Chang v. Ho Matter

1 message

John Minton <jminton@ayhmh.com>

Mon, Mar 5, 2018 at 5:08 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

FYI. We can discuss on our call tomorrow at 9:30 a.m.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Monday, March 05, 2018 4:26 PM
To: Daniel E. Lassen
Cc: John Minton; Jeff Loew; Naomi Takenaka
Subject: Chang v. Ho Matter

Hello Daniel:

As you are aware, our office represents Respondent Debby Chang in the above matter. Please be advised we are in receipt of your letter dated February 26, 2018 concerning our client's discovery responses and objections.

E-MAIL 0694

By way of a general update, our client is still in the process of obtaining and reviewing her bank records. However, we plan to produce a set of relevant documents by the end of the week.

In terms of the laptop, we are happy to discuss dates for inspection, with the caveat that Ms. Chang's private information, such as account passwords, etc., shall not be accessed.

We would also agree to an extension to your client's deadline of March 19, 2018 to file a motion to compel, to allow the parties additional time to complete discovery.

Please let me know if you would prefer a call to further discuss.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

E-MAIL 0695

E-MAIL 0696

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594148546630453896&simpl=msg-f%3A15941485...> 3/3



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

2 messages

Carol Loza <cloza@ayhmh.com>

Mon, Mar 5, 2018 at 5:06 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Dear Peter:

Attached is a complete copy of Debby's First Set of Special Interrogatories.

My apologies for the inconvenience.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Debby_s First Set of Special Rogs to Peter (2).PDF
1037K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Mar 6, 2018 at 12:21 AM

To: Carol Loza <cloza@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

E-MAIL 0697

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594148437719533369&simpl=msg-f%3A15941484...> 1/2

Thanks, Carol!

[Quoted text hidden]

E-MAIL 0698

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594148437719533369&simpl=msg-f%3A15941484...> 2/2



Peter Ho <peter.ho@gmail.com>

Wilkins Invoice

1 message

John Minton <jminton@ayhmh.com>

Mon, Mar 5, 2018 at 1:40 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all – FYI, invoice from Paul Wilkins (presumably the last). I will ask him to return the balance of the retainer.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 3-1-18 Paul Wilkins Invoice 00941.PDF
57K

E-MAIL 0699

Law Office of Paul Wilkins
1640 Laurel Street
San Carlos, CA 94070
United States
(650) 594-4200

PAUL WILKINS
ATTORNEY AT LAW

John Minton
350 Primrose Road
Burlingame, CA 94010

Balance \$0.00
Invoice # 00941
Invoice Date March 1, 2018
Payment Terms
Due Date

James Ho

Time Entries

Date	EE	Activity	Description	Rate	Hours	Line Total
02/01/2018	PW	Legal Services	Contact DDA Pitt; email attorney Minton update; memo to file.	375.00	0.4	150.00
02/03/2018	PW	Legal Services	Review case file, review memos from discussions with prosecutors; draft letter to attorney Minton; scan, add to file, and mail to attorney Minton; memo to file.	375.00	0.7	262.50
Non-billable Time Entries:						
02/04/2018	PW	Legal Services	Review email from attorney Minton.	375.00	0.1	37.50
						Totals: 1.2 \$412.50

Time Entry Sub-Total:	412.50
Sub-Total:	412.50
Total:	412.50
Amount Paid:	412.50
Balance Due:	\$0.00

Payment History

Activity	Date	Pay Method	Amount	Responsible User	Deposited Into
Payment Received	03/01/2018	Trust	\$412.50	John Minton (Client)	Operating Account

Account Summary

John Minton's Trust Balance

Balance As Of 03/01/2018:

\$3,575.00

Law Office of Paul Wilkins
1640 Laurel Street
San Carlos, CA 94070
United States
(650) 594-4200

PAUL WILKINS
ATTORNEY AT LAW

John Minton
350 Primrose Road
Burlingame, CA 94010

Balance \$0.00
Invoice # 00941
Invoice Date March 1, 2018
Payment Terms
Due Date

James Ho

Time Entries

Date	EE	Activity	Description	Rate	Hours	Line Total
02/01/2018	PW	Legal Services	Contact DDA Pitt; email attorney Minton update; memo to file.	375.00	0.4	150.00
02/03/2018	PW	Legal Services	Review case file, review memos from discussions with prosecutors; draft letter to attorney Minton; scan, add to file, and mail to attorney Minton; memo to file.	375.00	0.7	262.50
Non-billable Time Entries:						
02/04/2018	PW	Legal Services	Review email from attorney Minton.	375.00	0.1	37.50
						Totals: 1.2 \$412.50

Time Entry Sub-Total:	412.50
Sub-Total:	412.50
Total:	412.50
Amount Paid:	412.50
Balance Due:	\$0.00

Payment History

Activity	Date	Pay Method	Amount	Responsible User	Deposited Into
Payment Received	03/01/2018	Trust	\$412.50	John Minton (Client)	Operating Account

Account Summary

John Minton's Trust Balance

Balance As Of 03/01/2018:

\$3,575.00



Peter Ho <peter.ho@gmail.com>

Further Meet + Confer re Debby's Responses to Our Discovery Requests

4 messages

John Minton <jminton@ayhmh.com>

Tue, Mar 6, 2018 at 1:45 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Please see the attached draft letter to Sarah Sheppard. If one of you could double check the request nos., that would be helpful. Let me know if you have any questions or comments, but I think you'll see what I'm doing.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Letter to Sheppard re Discovery Responses.pdf
 191K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Mar 6, 2018 at 2:12 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

I double-checked the request nos. The only one that raised a flag was Special Rog 24 (McCollum management compensation): should this be included in the first list (information they can get from bank records) rather than the second list (issues that do not rely on bank records)?

Thanks,
 Peter

[Quoted text hidden]

E-MAIL 0704

John Minton <jminton@aymh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen"
 <dllassen@aymh.com>, Carol Loza <cloza@aymh.com>

Tue, Mar 6, 2018 at 2:49 PM

Thanks, Peter. I see why you raise the McCollum management comp issue, but on that one they simply dodged the question, rather than saying "we need to review records" to answer it. So, we don't want to give them that out here.

With that said, are we good to fire off the letter today?

Best,

John

John D. Minton



350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@aymh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen"
 <dllassen@aymh.com>, Carol Loza <cloza@aymh.com>

Tue, Mar 6, 2018 at 3:14 PM

J: All of us like this letter meet and confer letter. Please fire it off. Thanks! -SYH

[Quoted text hidden]

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

Daniel E. Lassen

March 6, 2018

dlassen@ayhmh.com

Via Email and U.S. Mail

Sarah B. Sheppard, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Sarah:

Thank you for your email dated March 5, 2018, sent in response to my letter dated February 26, 2018.

Your email states that you expect to produce “a set” of relevant documents by the end of the week. We expect this will be a full production of responsive documents. As a reminder, we served our document requests on December 11, 2017 – *i.e.*, 85 days ago. Presumably the reference to Ms. Chang “obtaining and reviewing” bank records and the promised production means that Ms. Chang is withdrawing her objections to Request for Production of Documents Nos. 23-24, 55, and 58. Please confirm.

We also presume that the reference to bank records is in reference to the written discovery responses in which Ms. Chang failed to provide a substantive response. We expect and are entitled to full responses to our written discovery requests. Please provide revised, complete responses by the end of the week, *i.e.*, by March 9, 2018. For reference purposes, we are referring to Special Interrogatory Nos. 25-26, 30-31, 44 and 79-80; Form Interrogatory Nos. 15.1 (regarding paragraphs 28 and 43 of the Amended Petition), 17.1 (regarding Request for Admission Nos. 57, 60 and 71).

Your email is silent on a number of issues which do not appear to rely on Ms. Chang’s review of bank records (for example, Special Interrogatory 40 relating to Ms. Chang’s marriages; Special Interrogatory 47 relating to Ms. Chang’s first contact with a real estate agent to list the Redwood City property for sale and all subsequent contacts; and Requests for Production 16 and 17 relating to documents regarding and communications with Mr. Ho). Please confirm that Ms.

Sarah B. Sheppard, Esq.
March 6, 2018
Page 2

Chang will not be providing information or relevant documents with respect to these requests and the others we raised in our letter of February 26, 2018. For reference purposes, we are referring to Special Interrogatory Nos. 24, 40, 47, and 78; Form Interrogatory Nos. 2.5, 12.1-12.7, 13.1, 13.2, and 15.1 (regarding paragraphs 65 and 66 of the Amended Petition); and Request for Production of Documents Nos. 7, 16-17, 62 and 69.

Lastly, we will take you up on your offer to extend our deadline to move to compel. We propose April 6, 2018. Please confirm.

Thank you.

Very truly yours,

Daniel E. Lassen

DEL/cal

51476-00001\WorkSite\9227443.2



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Tue, Mar 6, 2018 at 4:01 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of the letter we just emailed to Sarah Sheppard.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 3-6-18 D. Lasse Ltr to S. Sheppard (2).PDF
661K

E-MAIL 0708

ANDERSON YAZDI
L.L.P.
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

March 6, 2018

Daniel E. Lassen
dlassen@ayhmh.com

Via Email and U.S. Mail

Sarah B. Sheppard, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Sarah:

Thank you for your email dated March 5, 2018, sent in response to my letter dated February 26, 2018.

Your email states that you expect to produce “a set” of relevant documents by the end of the week. We expect this will be a full production of responsive documents. As a reminder, we served our document requests on December 11, 2017 – *i.e.*, 85 days ago. Presumably the reference to Ms. Chang “obtaining and reviewing” bank records and the promised production means that Ms. Chang is withdrawing her objections to Request for Production of Documents Nos. 23-24, 55, and 58. Please confirm.

We also presume that the reference to bank records is in reference to the written discovery responses in which Ms. Chang failed to provide a substantive response. We expect and are entitled to full responses to our written discovery requests. Please provide revised, complete responses by the end of the week, *i.e.*, by March 9, 2018. For reference purposes, we are referring to Special Interrogatory Nos. 25-26, 30-31, 44 and 79-80; Form Interrogatory Nos. 15.1 (regarding paragraphs 28 and 43 of the Amended Petition), 17.1 (regarding Request for Admission Nos. 57, 60 and 71).

Your email is silent on a number of issues which do not appear to rely on Ms. Chang’s review of bank records (for example, Special Interrogatory 40 relating to Ms. Chang’s marriages; Special Interrogatory 47 relating to Ms. Chang’s first contact with a real estate agent to list the Redwood City property for sale and all subsequent contacts; and Requests for Production 16 and 17 relating to documents regarding any communications with Mr. Ho). Please confirm that Ms.

Sarah B. Sheppard, Esq.

March 6, 2018

Page 2

Chang will not be providing information or relevant documents with respect to these requests and the others we raised in our letter of February 26, 2018. For reference purposes, we are referring to Special Interrogatory Nos. 24, 40, 47, and 78; Form Interrogatory Nos. 2.5, 12.1-12.7, 13.1, 13.2, and 15.1 (regarding paragraphs 65 and 66 of the Amended Petition); and Request for Production of Documents Nos. 7, 16-17, 62 and 69.

Lastly, we will take you up on your offer to extend our deadline to move to compel. We propose April 6, 2018. Please confirm.

Thank you.

Very truly yours,



Daniel E. Lassen

DEL/cal

51476-00001\WorkSite\9227443.2

E-MAIL 0710



Peter Ho <peter.ho@gmail.com>

Letter re Furniture

4 messages

John Minton <jminton@ayhmh.com>

Tue, Mar 6, 2018 at 2:43 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau

<DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dllassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear all –

Attached is my revised suggested further meet + confer letter re furniture. Please let me know if you have any questions or comments, or whether we're good to send.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho -- 3-6-18 Draft Ltr to J. Loew re Furniture.pdf
 159K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Mar 6, 2018 at 4:03 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi John,

The letter looks good. Out of curiosity, can you share the reason(s) why the letter is now being signed by Dan?

Also, I did not include one of the credit card statements last time for one of the swivel accent chairs. I am attaching a complete set of documents to this email for when they need to be shown in court.

E-MAIL 0711

Summary (we have the credit card statements):

3/31/2016 Lamps Plus Swivel Accent Chair \$250.34 (Chase Mileage Plus *2891) [no receipt, but we have a picture of what we bought that matches the product at Lamps Plus]
 5/15/2016 Scandinavian Designs (Dining Table, 6 Chairs, Leather Couch) \$3,754.35 (Chase Sapphire *5151) [we also have the actual receipts for these]
 5/21/2016 Lamps Plus Swivel Accent Chair \$240.34 (Chase Sapphire *5151) [no receipt, but we have a picture of what we bought that matches the product at Lamps Plus]

Thanks,
 Peter

[Quoted text hidden]

5 attachments



Swivel Accent chairs 20160410_135434.jpg
 4248K

- Chase credit card statement (2891) 2016515.pdf**
 330K
- Chase credit card statement (5151) 20160627.pdf**
 1822K
- Furniture Receipt (Dining Room Table, Chairs, Couch).pdf**
 4134K
- Elements Rocket Rivera Brown Swivel Accent Chair - #7R607 _ Lamps Plus.pdf**
 295K

John Minton <jminton@ayhmh.com>

Tue, Mar 6, 2018 at 7:21 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Thanks, Peter. I changed the letter to Dan's signature because it makes sense to have the same person handling both (or all, if there are more to come) meet and confer letters.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

E-MAIL 0712

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Mar 6, 2018 at 9:32 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Thanks, John--totally makes sense.

[Quoted text hidden]

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

Daniel E. Lassen

dlassen@ayhmh.com

March 6, 2018

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

I am following up on the issue of personal property. Below is the list of items that John Minton provided in his letter of February 1, 2018, along with your response via email dated February 6, 2018, and our reply. I understand from your email that each of these items is currently being used by the tenants renting the Fulton Street property.

1. White-gray dining table (glossy top, pedestal bottom), with matching dining chairs (6)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

We understand that this item was purchased in the spring of 2016 by James for his own use at 720 Promontory Point. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

2. Brown swivel accent chairs (2)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

Jeffrey R. Loew, Esq.

March 6, 2018

Page 2

We understand that this item was purchased in the spring of 2016 by James for his own use at 720 Promontory Point. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

3. Beige leather sofa (modern, about 7' long)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

We understand that this item was purchased in the spring of 2016 by James for his own use at 720 Promontory Point. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

4. Black coffee table (with metal legs and curved feet)

We are informed that Debby stated this item was a housewarming gift when James moved into 720 Promontory Point. That said, our client drops his request regarding this item.

5. Framed black and white landscape print (Arches National Park)

We understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

6. Brown-framed painting of older houses and alley (dark themed)

We understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

7. Square analog clock with gold trim

We understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

Jeffrey R. Loew, Esq.

March 6, 2018

Page 3

I look forward to hearing from you, and hopefully resolving this matter.

Very truly yours,

Daniel E. Lassen

DEL/cal



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

1 message

Carol Loza <cloza@ayhmh.com>

Wed, Mar 7, 2018 at 3:38 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of the letter we just emailed to Jeff Loew.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 3-7-18 D. Lassen Ltr to J. Loew (2).PDF
1022K

E-MAIL 0717

ANDERSON YAZDI
L.L.P.
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

March 7, 2018

Daniel E. Lassen
dlassen@ayhmh.com

Via Email and U.S. Mail

Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Jeff:

I am following up on the issue of personal property. Below is the list of items that John Minton provided in his letter of February 1, 2018, along with your response via email dated February 6, 2018, and our reply. I understand from your email that each of these items is currently being used by the tenants renting the Fulton Street property.

1. White-gray dining table (glossy top, pedestal bottom), with matching dining chairs (6)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

We understand that this item was purchased in the spring of 2016 by James for his own use at 720 Promontory Point. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

2. Brown swivel accent chairs (2)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

Jeffrey R. Loew, Esq.

March 7, 2018

Page 2

We understand that this item was purchased in the spring of 2016 by James for his own use at 720 Promontory Point. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

3. Beige leather sofa (modern, about 7' long)

Your February 6 email states that this item was purchased by James and/or Debby for use in the Fulton Street property.

We understand that this item was purchased in the spring of 2016 by James for his own use at 720 Promontory Point. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

4. Black coffee table (with metal legs and curved feet)

We are informed that Debby stated this item was a housewarming gift when James moved into 720 Promontory Point. That said, our client drops his request regarding this item.

5. Framed black and white landscape print (Arches National Park)

We understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

6. Brown-framed painting of older houses and alley (dark themed)

We understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may be placed in storage during the pendency of this litigation. It cannot be used by a third party. Please advise how you wish to proceed.

7. Square analog clock with gold trim

We understand that this item was purchased by James for his own use at 148 CSM Drive years ago. Absent some compelling evidence to the contrary, which we would ask that you produce forthwith, this is estate property and must be returned. We again offer that the item may

Jeffrey R. Loew, Esq.

March 7, 2018

Page 3

be placed in storage during the pendency of this litigation. It cannot be used by a third party.
Please advise how you wish to proceed.

I look forward to hearing from you, and hopefully resolving this matter.

Very truly yours,

A handwritten signature in blue ink, appearing to read "Daniel E. Lassen".

Daniel E. Lassen

DEL/cal

51476-00001\WorkSite\9218771.1



Peter Ho <peter.ho@gmail.com>

Debby's Form Interrogatories

10 messages

John Minton <jminton@ayhmh.com>

Thu, Mar 8, 2018 at 12:26 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

To assist our discussion during the call tomorrow afternoon, I will start sending you templates for our discovery responses. First up, Responses to Form Interrogatories. Where you see a blank, we'll need to add content. I have taken care of some of the responses and objections. I think it will be most efficient to hold any questions or comments until the call tomorrow.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
Hwang Minton + Horn

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Peter_s Responses to Debby_s First Set of Form Rogs.DOCX
 30K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Mar 8, 2018 at 4:40 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

I filled in the blanks. I was shooting for the target 60%, but I think I overshot and gave about 65% of the answers.

Thanks,
 Peter

[Quoted text hidden]

E-MAIL 0721

 **Ho_ Peter_s Responses to Debby_s First Set of Form Rogs (v1.1).DOCX**
41K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thu, Mar 8, 2018 at 5:22 PM

Thanks, Peter. I am currently working on the responses to special interrogatories. As I'm working through this, I think this is the superior approach – i.e., I insert my comments, send to you, you insert the substance, and we go from there. I would like to put off our call tomorrow so I can continue working on these responses. If there is a burning need to talk, of course I will make myself available, but I think this is the better approach for now. Please advise.

Best,
John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thu, Mar 8, 2018 at 6:43 PM

Hi John,

I do have questions that should be discussed over the phone (more efficient) that are related to the RFAs and my laptop (Small Claims). I'd like to have a call, and I think the call will be much shorter than normal.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thu, Mar 8, 2018 at 7:14 PM

Fair enough – let's make it our goal to be as efficient as possible.

E-MAIL 0722

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Fri, Mar 9, 2018 at 1:28 PM

Thanks, Peter. 17.1 will take a bit of time, but you should wait on that one until you see what I do with the RFAs. You can get started on 12.1 (witnesses). We will want to list anyone who we think we might want to use as a witness on the issue of the \$1.1 million transfer. Think of this broadly – any issue that bears on the validity of the transfer, including your father's health, etc. Note that if there is a witness who we know about but don't disclose in this response, there is a risk that we could be barred from calling that person as a witness at trial. Thus, the need to be comprehensive.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
Hwang Minton + Horn

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Thursday, March 08, 2018 4:40 PM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: Debby's Form Interrogatories

Hi John,

[Quoted text hidden]
 [Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@ayhmh.com>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Apr 25, 2018 at 12:04 PM

Hi John,

E-MAIL 0723

7/28/2020

Gmail - Debby's Form Interrogatories

I'm attaching my (v1.2) of the Form Rogs.

Responses to 2.1-2.7 play it down the middle like you requested.

The response to 12.1 (witnesses) include Debby's friends who may have information (let me know if you want me to identify these people for you for the purposes of this request) and also housekeepers/handymen/workers (highlighted in yellow) who know both Dad and Debby--but I haven't talked to these people and don't know what they may say.

17.1 should be complete.

Please let me know if something doesn't look right.

Thanks,
Peter

[Quoted text hidden]

 Ho_ Peter_s Responses to Debby_s First Set of Form Rogs (v1.2).DOCX
49K

John Minton <jminton@ayhmh.com>

Wed, Apr 25, 2018 at 2:13 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter – Looks good. Revision attached.

[Quoted text hidden]

 Ho_ Peter_s Responses to Debby_s First Set of Form Rogs.DOCX
35K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Apr 25, 2018 at 3:03 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thanks, John.

Version (v1.3) attached.

The only change I made was to add five names to the witness list:

Pierre Malak (real estate agent)
Christine Cang (title officer)
Mai Le (caregiver for Dad when he was with us)
Vivian Zhou
Christine Wong

The last two were the helpers hired by Debby, who she later fired. I do not have their contact info, so I put down "c/o Debby Chang." Perhaps it should be change to "currently not known"?

Thanks,
Peter

[Quoted text hidden]

 Ho_ Peter_s Responses to Debby_s First Set of Form Rogs (v1.3).DOCX
48K

John Minton <jminton@ayhmh.com>

Wed, Apr 25, 2018 at 3:12 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

E-MAIL 0724

Yes, we'll make that change. Thanks.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Thu, Mar 8, 2018 at 2:46 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of the letter we received today from Paul Wilkins.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 3-5-18 P. Wilkins Ltr to J. Minton (with refund check).PDF
97K

E-MAIL 0726

PAUL WILKINS
ATTORNEY AT LAW

5 March 2018

Via U.S. Mail

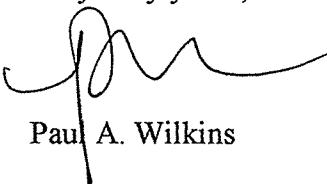
Mr. John Minton, Esq.
Anderson, Yazdi, Hwang, Minton + Horn, LLP
350 Primrose Road
Burlingame, CA 94010

Re: Close of Case and Refund of Retainer

Dear Mr. Minton:

It was an absolute honor and privilege to assist you in the representation pertaining to the James Ho matter. Pursuant to your email, I have closed your case and provided the balance of your retainer in an amount of \$3,387.50. However, should you have any questions or concerns whatsoever, please do not hesitate to contact me. I wish you the best.

Very truly yours,



Paul A. Wilkins

Enclosed: Refund of Retainer, Check #1021

**PAUL WILKINS
DBA PAUL WILKINS ATTORNEY AT LAW**

1640 LAUREL ST
SAN CARLOS, CA 94070

1021

11-4288/1210 4198
5648679644

DATE 3/5/18

PAY TO THE
ORDER OF

John Minton

\$ 3,387.50

Three thousand three hundred and eighty-seven 50/100

DOLLARS



Security
Features
Details on
Back



Wells Fargo Bank, N.A.
California
wellsfargo.com

FOR Refund of Retainer

MP

■■00000001021■■ 1210428820 5648679644 ■■

E-MAIL 0728

Law Office of Paul Wilkins
1640 Laurel Street
San Carlos, CA 94070
United States
(650) 594-4200

PAUL WILKINS
ATTORNEY AT LAW

John Minton
350 Primrose Road
Burlingame, CA 94010

Balance \$0.00
Invoice # 00949
Invoice Date March 5, 2018
Payment Terms
Due Date

James Ho

Time Entries

Date	EE	Activity	Description	Rate	Hours	Line Total
03/05/2018	PW	Legal Services	Review email from attorney Minton; close case; scan documents; draft closing letter and refund retainer.	375.00	0.5	187.50
					Totals:	0.5 \$187.50

Time Entry Sub-Total:	187.50
Sub-Total:	187.50
Total:	187.50
Amount Paid:	187.50
Balance Due:	\$0.00

Payment History

Activity	Date	Pay Method	Amount	Responsible User	Deposited Into
Payment Received	03/05/2018	Trust	\$187.50	John Minton (Client)	Operating Account

Account Summary

John Minton's Trust Balance

Balance As Of 03/05/2018:
\$3,387.50



Peter Ho <peter.ho@gmail.com>

draft email to Rita re: James F. Ho personal property

2 messages

Peter C. Ho <peter.ho@gmail.com>

Fri, Mar 9, 2018 at 3:58 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Here's the email we'd like to send to Rita. Please suggest edits and let us know what you think.

Thanks,
Peter

Dear Rita,

As Trustee of my father's trust and Executor or his estate, it is my responsibility to marshal all of his assets and belongings. Sadly, instead of making it easier for me and my family while we coped with the loss of our father, you and your mother have been notably resistant; and even now, you continue to impede my efforts.

When I met with you four days after our father died to collect his things--many which have deep sentimental value and had been in our childhood home at 148 CSM Dr for many years--you had piled a good portion of the property in the garage or on the floor in the hallway, even after we asked you NOT to touch his personal belongings. You also would not allow us in the kitchen, stating that you had already separated out our Dad's kitchen wares from your mom's. We felt very disrespected when you sifted out and kept the things you wanted to keep and subsequently dumping the things you did not want on the floor.

In addition, you would not let us take our mother's piano, the print and painting that have been in our CSM house for many years, nor the furniture in the living and dining rooms, which my Dad bought and paid for with his own credit card; we could hear Debby's instructions to you over the phone to call the police if we moved any of furniture. You yourself stated that your mom "claims she bought the furniture on her [Debby's] credit card and that he [our Dad] gave her the piano." You finally allowed us to take our piano but not anything else of ours that you wanted to keep.

When we asked for the credit card receipts and gift acknowledgements, you and Reinhard said you needed time and would produce it later. At that point, we called our attorney for advice and brought back the suggestion of putting the contested furniture into a neutral storage location until resolution, since we already hired the movers and a large truck, and we were certain that our father paid for the furniture to furnish his prior home in Foster City. We were overly accommodating by promising that if we were mistaken, i.e., if you produced Debby's credit card receipts, we would bring all the furniture back from storage at our expense. You, Reinhard, and Debby flatly rejected this proposal.

My disappointment in you and Debby cannot be overstated. You have had six months to produce and show us the receipts and/or credit card statements, but neither of you produced a thing. Furthermore, when my sister took photos of our father's property that you and Reinhard would not relinquish, Reinhard's screaming at the top of his lungs at my sister was shocking and horrific, as were his rude and offensive comments toward my sister: "Enough! I have had enough! No more pictures! Why are you taking a picture of the couch! Your father would be ashamed of you if he were alive!" Besides having the legal right to do so, my sister was taking photos with your stated agreement. Because of your boyfriend's threatening and bullying behavior, I had to firmly instruct him to step away from my sister--that he was getting too close to her--to which he complied.

Instead of acting ethically and fairly by delivering on your promise to show proof of ownership, you continue to take advantage of my father by converting the personal property belonging to his estate and making money off of it by renting the house containing his furnishings to other people, which is completely unacceptable. It is apparent you do not care about our father's belongings, as you needed the furniture and pictures for staging purposes in order to try sell the house the day after my father died--and now to make more money off their rental to people we do not know.

We had offered to settle this with you amicably when we were retrieving my father's car--where again your mother was clearly obstructing our efforts, making it a 3-hour ordeal when it should have taken only 10 minutes. Our attorneys have

E-MAIL 0730

7/28/2020

Gmail - draft email to Rita re: James F. Ho personal property

since been involved, and this issue will soon make its way to court where we will file a Motion and will show that the items are part of my father's estate.

My offer to you now is to discuss arrangements for the return of all estate property items before we file the Motion, after which we will be entitled to attorney's fees--whereby it will cost you even more money. If I don't receive a response from you by March 16, 2018, we will be proceeding with the Motion.

Sincerely,
Peter Ho
Executor of Estate of James F. Ho

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Mar 9, 2018 at 11:00 AM

Hi Peter –

Few suggested changes below, which are designed to make it clear this is a personal email from you.

Note that there are different types of font in some other places that you'll want to conform.

Best,

John

John D. Minton

ANDERSON YAZDI
[LLP]
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Friday, March 09, 2018 3:59 AM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: draft email to Rita re: James F. Ho personal property

E-MAIL 0731

Hi John,

Here's the email we'd like to send to Rita. Please suggest edits and let us know what you think.

Thanks,

Peter

Dear Rita,

As Trustee of my father's trust and Executor or his estate, it is my responsibility to marshal all of his assets and belongings. Sadly, instead of making it easier for me and my family while we coped with the loss of our father, you and your mother have been notably resistant; and even now, you continue to impede my efforts.

When I met with you four days after our father died to collect his things--many which have deep sentimental value and had been in our childhood home at 148 CSM Dr for many years--you had piled a good portion of the property in the garage or on the floor in the hallway, even after we asked you NOT to touch his personal belongings. You also would not allow us in the kitchen, stating that you had already separated out our Dad's kitchen wares from your mom's. We felt very disrespected when you sifted out and kept the things you wanted to keep and subsequently dumping the things you did not want on the floor.

In addition, you would not let us take our mother's piano, the print and painting that have been in our CSM house for many years, nor the furniture in the living and dining rooms, which my Dad bought and paid for with his own credit card; we could hear Debby's instructions to you over the phone to call the police if we moved any of furniture. You yourself stated that your mom "claims she bought the furniture on her [Debby's] credit card and that he [our Dad] gave her the piano." You finally allowed us to take our piano but not anything else of ours that you wanted to keep.

When we asked for the credit card receipts and gift acknowledgements, you and Reinhard said you needed time and would produce it later. At that point, we called our attorney for advice and brought back the suggestion of putting the contested furniture into a neutral storage location until resolution, since we already hired the movers and a large truck, and we were certain that our father paid for the furniture to furnish his prior home in Foster City. We were overly accommodating by promising that if we were mistaken, i.e., if you produced Debby's credit card receipts, we would bring all the furniture back from storage at our expense. You, Reinhard, and Debby flatly rejected this proposal.

My disappointment in you and Debby cannot be overstated. You have had six months to produce and show us the receipts and/or credit card statements, but neither of you produced a thing. Furthermore, when my sister took photos of our father's property that you and Reinhard would not relinquish, Reinhard's screaming at the top of his lungs at my sister was shocking and horrific, as were his rude and offensive comments toward my sister: "Enough! I have had enough! No more pictures! Why are you taking a picture of the couch! Your father would be ashamed of you if he were alive!" Besides having the legal right to do so, my sister was taking photos with your stated agreement. Because of your boyfriend's threatening and bullying behavior, I had to firmly instruct him to step away from my sister--that he was getting too close to her--to which he complied.

Instead of acting ethically and fairly by delivering on your promise to show proof of ownership, you continue to take advantage of my father by ~~converting~~ using the personal property belonging to his estate and making money off of it by renting the house containing his furnishings to other people, which is completely unacceptable. It is apparent you do not care about our father's belongings, as you needed the furniture and pictures for staging purposes in order to try sell the house the day after my father died--and now to make more money off their rental to people we do not know.

We had offered to settle this with you amicably when we were retrieving my father's car--where again your mother was clearly obstructing our efforts, making it a 3-hour ordeal when it should have taken only 10 minutes. Our attorneys have since been involved, and this issue will soon make its way to court where we will file a Motion and will show that the items are part of my father's estate.

My offer to you now is to discuss arrangements for the return of all estate property items before we file the Motion, after

E-MAIL 0732

7/28/2020

Gmail - draft email to Rita re: James F. Ho personal property

which we I will be entitled to attorney's fees--whereby it will cost you even more money. If I don't receive a response from you by March 16, 2018, we I will have my attorney be-proceeding with the Motion.

[Quoted text hidden]

E-MAIL 0733

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594461229566696296&simpl=msg-f%3A15944612...> 4/4



Peter Ho <peter.ho@gmail.com>

Response to Special Interrogatories

1 message

John Minton <jminton@ayhmh.com>

Fri, Mar 9, 2018 at 6:00 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

Attached is the template for our response to the special interrogatories. You should make liberal use of the “copy and paste” feature with your responses, as Sarah Sheppard did. Before you really dig into this, feel free to send me a few sample responses, and I can tell you if I think you’re providing too much detail, too little, or just the right amount.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

35K

Ho_ Peter_s Responses to Debby_s First Set of Special Rogs.DOCX

E-MAIL 0734



Peter Ho <peter.ho@gmail.com>

Tangible Property of James F. Ho Estate (furnishings)

7 messages

Peter C. Ho <peter.ho@gmail.com>

Sun, Mar 11, 2018 at 11:32 PM

To: Rita Chang <ritachang1@gmail.com>

Bcc: "John D. Minton" <jminton@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear Rita,

As Trustee of my father's trust and Executor or his estate, it is my responsibility to marshal all of his assets and belongings. Sadly, instead of making it easier for me and my family while we coped with the loss of our father, you and your mother have been notably resistant; and even now, you continue to impede my efforts.

When I met with you four days after my father died to collect his things--many which have deep sentimental value and had been in my childhood home at 148 CSM Dr for many years--you had piled a good portion of his property into the garage or on the floor in the hallway, even after I requested for his personal belongings NOT to be touched. You also would not allow us into the kitchen, stating that you had already separated out our Dad's kitchen items from your mom's. We felt extremely disrespected and bullied when you sifted out and kept all the things you wanted to keep and then dumped all the things you did not want onto the floor.

In addition, you initially refused to let us take our mother's piano, the print and painting that have been in our CSM house for many years, nor the furniture in the living and dining rooms, which my Dad bought and paid for with his own credit card; we could hear Debby's instructions to you over the phone to call the police if we moved any of his furniture. You yourself stated, "My mom says she bought all the furniture on her [Debby's] credit card and that he [our Dad] gave her the piano." You eventually allowed me to only take our family piano, but nothing else of my father's that you wanted to keep.

When we asked for the credit card receipts and gift acknowledgements, you and Reinhard said multiple times you needed time and would produce them later. At that point, we called our attorney for advice. We suggested putting the contested items into a neutral storage location until resolution, since we had already hired the movers and a large truck, and we told you that our father paid for the furnishings for his prior home in Foster City. We even promised you that if we were mistaken, i.e., if you produced Debby's credit card receipts, we would bring all the furniture back from storage at our expense. You, Reinhard, and Debby flatly rejected this proposal.

My disappointment in you and Debby cannot be overstated. You have now had more than six months to produce and show us the receipts or credit card statements, but neither of you produced a thing. Furthermore, when my sister took photos of our father's property that you and Reinhard would not relinquish, Reinhard's screaming at the top of his lungs at my sister was horrific--so shocking that the movers and I heard it outside and rushed in--and we had to witness his rude and offensive comments toward my sister: "Enough! No more pictures! You just took a picture of the sofa! I have had enough! I don't know you, but your father would be ashamed of you if he were alive!" Besides having the legal right to do so, my sister was taking photos with your stated agreement. Because of your boyfriend's threatening and bullying behavior, as you witnessed when he physically touched my sister's phone, I had to sternly command him to back away; but he continued his aggressive behavior, so I had to loudly instruct him again to step away from my sister to curb his aggression.

Instead of acting ethically and fairly by delivering on your promise to show proof of property ownership, you continue to take advantage of my father by using his personal property now belonging to his estate and making money off of it by renting the house containing his furnishings to other people. This is absolutely unacceptable. It is apparent you do not care about our father's belongings, as we now know you needed his furniture for listing photos and for staging purposes in a secret attempt to sell the 229 Fulton house the day after my father died--and now to make more money off their rental to people we do not know.

In summary:

1. On September 9, 2017, you prevented me from gathering all of my father's estate property and threatened to call the police if I touched any of my father's belongings that you wanted to keep.
2. On September 9, 2017, you and Reinhard claimed that Debby bought all the furniture (couch, dining table, 6 chairs, 2 swivel chairs) on her credit card and promised to produce the receipts and/or credit card statements later, while conveniently claiming the rest of the items (painting, landscape print, clock, etc.) were all "gifts."

E-MAIL 0735

3. In October 2017, you were the listed rental agent for 229 Fulton Street, and you negotiated the rental and that of our Dad's furnishings (for more money) to other people.

We had offered to settle the Fulton matter amicably while retrieving my father's car for his use--where again your mother was clearly obstructing our efforts, making it a 2-hour ordeal that should have taken only 10 minutes. You and your sisters declined our offer, so now there is a lawsuit. Likewise, if you choose not to take care of this estate property issue now, you will be spending more time and more money dealing with this later. Our attorneys will be further involved, and this issue will soon make its way into court where we will file a Motion and will show that the items are part of my father's estate.

I have been overly accommodating to you for a very long time. I am offering you one final chance to discuss arrangements for the return of all estate property items before we file the Motion, after which I will be entitled to attorney's fees and other associated costs--whereby it will cost you much more money. If I don't receive a response from you by March 16, 2018, I will have my attorney proceed with the Motion.

Sincerely,

Peter Ho

Executor of Estate of James F. Ho

Rita Chang <ritachang1@gmail.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Tue, Mar 13, 2018 at 10:03 PM

Peter:

I will not respond to the numerous inaccurate claims and distortions in your email, particularly your statement that you tried to resolve 229 Fulton amicably with my mom. It would have been more productive if you had exercised your role as trustee and executor in a way that recognized your father's interests and respected the 20-year relationship between your father and my mother. However, after your father's death, your first communication with my mom were the papers serving her with a lawsuit.

As for the items listed in your email, they are either my mom's personal property or were acquired for the household shared by her and your father, intended as community property, regardless of whose funds were applied to the transaction.

It is in everyone's best interest to address these issues within the context of the larger set of claims in the suit. My mother is open to resolving the lawsuit through whichever vehicle the parties agree on.

Sincerely,
Rita

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "John D. Minton" <jminton@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Tue, Mar 13, 2018 at 11:43 PM

"Replies of Lies" from Rita.

My recollection is that our first communication with Debby after Dad's death was inviting her to the funeral; I don't remember Debby ever reaching out to us to offer condolences or anything else. Instead, she busily tried to sell the Fulton house. She deserved getting served (and more), and so does Rita.

I'll start working on the reply to her--draft is forthcoming.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "John D. Minton" <jminton@ayhmh.com>, Della Lau <DellaLau@launet.com>

Wed, Mar 14, 2018 at 4:42 AM

John: Is it possible to file this motion ASAP? If we win, we will need a court order (with Sheriff so we can go directly to Fulton to get the furniture) to remove the items from the property ASAP, because they will resist handing it over and they

E-MAIL 0736

7/28/2020

Gmail - Tangible Property of James F. Ho Estate (furnishings)

have a vested interest to delay until the end of their rental lease (5 weeks).

Peter: You should not be surprised with Rita's response - like mother like daughter...

My response will be attached to Peter's response (when he gets it done). -SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Mar 14, 2018 at 11:04 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@gmail.com>

Cc: Della Lau <DellaLau@launet.com>

Dear all –

Here are my thoughts:

1. Certainly we can prepare a motion. I predict it will be messy and hard fought, not because Debby cares that much about the property, but because it is the first court battle and Jeff will tell her it is important to get off to a good start with the judge.
2. I think we should be able to win the motion – in the sense that the judge orders the property stored at a neutral site until the resolution of the case. A final order on ownership would likely need to be put on hold pending a fuller evidentiary hearing – this is because they will try to muddy the waters with the argument that the property was intended to be “community property,” which is a concept that will require witness testimony and other evidence to get to the bottom of.
3. Even if we win this motion, it is likely that having to deal with the motion will rankle the judge against us, purely due to the subject matter (personal property). This is completely unfair of course, but it is reality and we need to accept it.
4. Regarding responding to Rita’s email, what do you hope to accomplish? Her response is exactly what I was expecting. Her further response will be even shorter. And any response by you will show her that she is getting a rise out of you.
5. My preference is to save our first motion for the written discovery and document issues.

Best,

John

John D. Minton

E-MAIL 0737



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Mar 14, 2018 at 2:59 PM

Dear John,
We all agree with your plan that the production of Debby's trust and tax returns should be the first motion.
Below is Peter's and my responses to Rita's email. Please let us know what you think. We won't send anything without your consent.
Creative financial stealing is typically followed by creative litigation,
-SYH

Peter's response to Rita's e-mail:

Dear Rita,

In light of the fact that Debby furtively attempted to sell 229 Fulton St the day after my father died and when I became Trustee, your condescending remarks on how I could have "been more productive" in my role as Trustee "in a way that recognized my father's interests" show all the more your willingness to defend and perpetuate the deception that you and your mother knew best what my father's interests were.

Since you have now conveniently changed your story to a community property argument--from Debby purchasing everything to "regardless of whose funds" were used--we will proceed with the Motion, as it is clear you still are unbending after all this time in trying to keep what's obviously not yours.

Sincerely,
Peter Ho
Executor of Estate of James F. Ho

SYH's response to Rita's email:

Dear Rita,

It is precisely in light of the type of 20 year relationship my dad had with your mom that all the trust property needs to be returned.

First, we need to deal with facts and not "alternative facts," -- first communication - we invited your mother to our dad's funeral, to which she declined to attend.
Second, all my attempts to resolve Fulton amicably with Debby will be evident as the lawsuit progresses Third, does this conversation sound familiar to you?
Kato: I think it's best that we work this 1.2 million out. Okay? If we don't work this out before our Dad passes, it's going to be very, very nasty. It will be a very nasty fight.
Rita: That's for sure. We told our mom.
Kato: So let's work it out because if it goes to a nasty fight, you know the consequences, right?

Rita:... we told our mom...
Kato: The consequences are time, money, stress, uncertainty--among other things...

E-MAIL 0738

Rita:... we told her...

Sophie: No one wants any of that.

Kato: We don't want it, and you guys don't want it either.

As shown, it would be a futile exercise for me to further comment on the rest of your ridiculous claims and judgements, because it is your right to convince yourself of any reason and any belief and any conclusion you desire.

It is understandable why you do not respond to the contents of my email. You are not able to respond, because I have stated the events accurately, with no distortion. I am a bit surprised at your memory. No worries. The only thing that matters is what the court rules. That said, I would like your agreement to present recordings in court as unbiased factual evidence. Likewise, you have my agreement to present to the court any recordings that are in your possession.

My email was simply to provide you a courtesy. I had higher expectations of you, so it is a pity that you are not agreeable to any offers of discussion to settle issues outside of a lawsuit. My attorney will proceed with the motion.

"Pistol" Peter Ho (pointing right at your lying, greedy, asinine brain)

Executor of the James F. Ho Trust

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Mar 14, 2018 at 3:33 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

First, you are hilarious. Truly.

Second, let's resist the urge to respond with an email. Our motion will be our response.

[Quoted text hidden]

E-MAIL 0739

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594712514627672931&simpl=msg-f%3A15947125...> 5/5



Peter Ho <peter.ho@gmail.com>

Response to Meet/Confer Letter re Discovery

1 message

John Minton <jminton@ayhmh.com>

Mon, Mar 12, 2018 at 3:47 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Here is Sarah Sheppard's letter on the discovery responses in response to Dan's of last week. This brings us one step closer to a motion. I will share thoughts on a response tomorrow.

Regarding the document production, Carol will send that over for your review. I will be curious for your feedback.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 3-9-18 S. Sheppard Ltr to D. Lassen.PDF
44K

E-MAIL 0740

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

March 9, 2018

Via U.S. Priority Mail

Daniel E. Lassen, Esq.
Anderson Yazdi Hwang Minton + Horn
350 Primrose Road
Burlingame, CA 94010

Re: Ho vs. Chang, et al. *San Mateo Superior Court Case No. 17PRO00973*

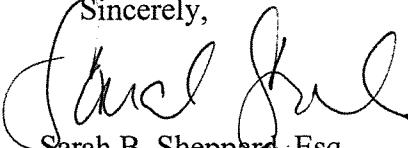
Dear Daniel:

Please find enclosed documents produced on behalf of our client Debby Chang in the above matter, bates stamped DC 00001- 00807. These documents are produced pursuant to Petitioner and Trustee Peter C. Ho's First Request for Production and Inspection of Documents and Things to Respondent Debby Chang dated December 11, 2017. Please be advised discovery is ongoing and this production may be supplemented as needed.

We are also in receipt of your letter dated March 6, 2018. In general, we are not inclined to withdraw our objections concerning Ms. Chang's bank and financial records, unless these requests are more narrowly tailored in terms of time and scope. We are happy to further discuss at your convenience.

Please also be advised we agree to extend your client's deadline to file a motion to compel until April 6, 2018.

Please feel free to call our office at 650-397-8700 with any questions or concerns.

Sincerely,

Sarah B. Sheppard, Esq.

Enclosures

E-MAIL 0741



Peter Ho <peter.ho@gmail.com>

Further M/C Ltr. re Discovery Responses

4 messages

John Minton <jminton@ayhmh.com>

Wed, Mar 14, 2018 at 12:34 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau

<DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear all –

Attached is our draft response to Sarah Sheppard's letter of Monday. I think you'll see what we're doing as to each component, but please let me know if you have questions or whether it's good to go.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2018.03.14 Ho - meet and confer letter regarding Debby's discovery respo....pdf
 154K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Mar 15, 2018 at 4:36 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi John

I noticed some typos (listed below). On Pp. 5-6, I don't think we should offer to limit the time period any more for Requests 23 and 58 (and probably 62 as well; note that she might not have her TY2017 return done yet); we need to know the state of her finances when they bought the Albany property in 2003--why Dad had to put down 7x of the down payment she did and how she came out ahead with a 50/50 split at the end. Otherwise, the letter is good to go.

E-MAIL 0742

7/28/2020

Gmail - Further M/C Ltr. re Discovery Responses

P. 3, paragraph 5: space needed between "48of" in: "regarding paragraphs 28 and **48of** the Amended Petition..."

P. 5, paragraph 1: "them" instead of "the" in: "to produce **the** as stated in our February 26 letter." Also, shouldn't we be asking her if she will produce something for Request 17 as well?\

P. 6, paragraph 2: "through" instead of "to the" in: "for time period January 1, 2014 **to the** September 5, 2017 by March 23, 2018?"

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Thu, Mar 15, 2018 at 5:33 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen"

<dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi Peter –

Fair enough on the date limitation.

Yes, those typos were scrubbed by Carol after I sent the draft letter to you. I jumped the gun there because I wanted to get it to you and get your thoughts.

Please see revised version attached and confirm we're good to send tomorrow. (Carol will also do a final proof tomorrow.)

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0743

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594942906898510512&simpl=msg-f%3A15949429...> 2/3

[Quoted text hidden]

 **2018.03.16 Ho - meet and confer letter regarding Debby's discovery respo....pdf**
152K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Mar 15, 2018 at 6:03 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen"

<dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi John,

Good to send.

Thanks,

Peter

[Quoted text hidden]

E-MAIL 0744

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594942906898510512&simpl=msg-f%3A15949429...> 3/3

March 14, 2018

Daniel E. Lassen
dlassen@ayhmh.com

Via Email and U.S. Mail

Sarah B. Sheppard, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Sarah:

We received Respondent Debby Chang's first document production with your cover letter dated March 9, 2018 (89 days after the document requests were served). We also received your email dated March 5, 2018. Your email, letter and the document production fail to address most of the issues raised in our letters dated February 26, 2018 and March 6, 2018. Your March 5 email and March 9 letter cherry pick issues and then only provide vague statements without any reference to specific discovery requests. In order to narrow the issues before we file a motion to compel on or before April 6, 2018, we write - ***for the third time*** - to request that you clarify Ms. Chang's discovery positions by responding to every issue below. For ease of reference, we have put each question in need of your response in bold. Please provide a written response to each question by March 19, 2018.

We are hopeful that you will provide responses to each of our questions and will also provide a supplemental document production and supplemental substantive responses to the Special and Form Interrogatories. The supplemental production and responses must be received by March 23, 2018. Otherwise, we will move to compel. By then, Ms. Chang will have had over 100 days to respond to the first set of discovery.

I. SPECIAL INTERROGATORIES

Our February 26 and March 6 letters both address Ms. Chang's incomplete responses to the Special Interrogatories. Yet your March 5 email and March 9 letter say nothing about the Special Interrogatories. We should not have to guess as to whether and when Ms. Chang will supplement her incomplete responses.

Jeffrey R. Loew, Esq.

March 14, 2018

Page 2

Special Interrogatory 24 requests information about the management of the McCollum property, including compensation paid to anyone involved in managing the property. Ms. Chang provides general information in response, but omits information regarding compensation. A full response must be provided. **Will Ms. Chang provide a full response, including compensation information, to Special Interrogatory 24 by March 23, 2018?**

Ms. Chang claims that she “does not have sufficient information to respond” to Special Interrogatories 25-26, 30-31, and 79-80 regarding money exchanged between Ms. Chang and James Ho, “which requires substantive review of financial records.” By March 23, Ms. Chang will have had these requests for more than 100 days. That is more than enough time for Ms. Chang to review her own financial records. Full and complete responses must be provided. **Will Ms. Chang provide substantive responses to Special Interrogatories 25-26, 30-31, and 79-80 by March 23, 2018?**

In response to Special Interrogatory 40, Ms. Chang objects that information related to her marriages, including divorces and separations is private and irrelevant. The requested information is relevant to Ms. Chang’s relationship with James Ho, with whom she asserts she lived as the equivalent of “a married couple for more than twenty years together, sharing all aspects of their lives.” Response and Objection of Debby Chang to First Amended Petition for Return of Trust Property (“Response and Objection”), ¶ 3. The status of her marital relationships during the years she was financially abusing Mr. Ho outweighs any right to privacy. *See Welfare & Institutions Code § 15600; see also Schnabel v. Superior Court (1993) 5 Cal.4th 704, 721.* **Will Ms. Chang provide a substantive response to Special Interrogatory 40 by March 23, 2018?**

Special Interrogatory 44 seeks information about deposits into Ms. Chang’s bank accounts of funds from James. Ms. Chang again says she is “in the process of collecting and reviewing substantial amount [sic] of bank statements.” A full response to Special Interrogatory 44 is required. **Will Ms. Chang provide a substantive response to Special Interrogatory 44 by March 23, 2018?**

Ms. Chang’s response to Special Interrogatory 47 is incomplete. It fails to identify when Ms. Chang first contacted a real estate agent to list the Redwood City property for sale and any subsequent contacts with real estate agents. A full response must be provided. **Will Ms. Chang provide a substantive response to Special Interrogatory 47 by March 23, 2018?**

Ms. Chang’s response to Special Interrogatory 78 is also incomplete. Ms. Chang’s response (by reference to her response to Special Interrogatory 77) that she “took care of James and the household during their relationship” does not describe in the detail required the services performed by Ms. Chang. She must *describe in detail* any personal care, cleaning, cooking, household chores and household maintenance she performed. Regarding the “two housekeepers” (incorporated by reference to her response to Special Interrogatory 77), Ms. Chang fails to fully answer this interrogatory. For example, who found the housekeepers? Who instructed them on what to do? Who arranged for their compensation? Whose funds were used to pay them? This

Jeffrey R. Loew, Esq.

March 14, 2018

Page 3

information needs to be provided. **Will Ms. Chang provide this additional information in response to Special Interrogatory 78 by March 23, 2018?**

II. FORM INTERROGATORIES

Our February 26 and March 6 letters also address Ms. Chang's incomplete responses to the Form Interrogatories. Again, your March 5 email and March 9 letter say nothing about the Form Interrogatories.

Regarding Form Interrogatory 2.5, Ms. Chang identified five addresses where she has lived during the past five years, but she did not provide, as required, "the dates [she] lived at each ADDRESS." This information must be provided. **Will Ms. Chang provide this additional information in response to Form Interrogatory 2.5 by March 23, 2018?**

Ms. Chang fails to provide information in response to Form Interrogatories 12.1 through 12.7 and 13.1 and 13.2. The primary ground appears to be that "INCIDENT" is defined as the facts alleged in the Amended Petition, which "includes allegations of fraud, undue influence and financial elder abuse, all of which are alleged to have occurred over many years." The fact that Ms. Chang's misconduct occurred over a period of years is not a valid basis for objecting to an interrogatory. The breadth of Ms. Chang's wrongs does not excuse her from responding. She must comply with her obligations in discovery. **Will Ms. Chang provide substantive responses to Form Interrogatories 12.1 through 12.7 and 13.1 and 13.2 by March 23, 2018?**

In response to Form Interrogatory 15.1 regarding paragraph 28 of the Amended Petition, Ms. Chang claims that she "does not have sufficient information to admit or deny that James wrote her a check for \$30,000 in 2014, without substantive review of her financial records." She also responds that she "lacks sufficient information to admit or deny the factual allegation asserted in paragraph 43 of the Petition, without substantial review of her financial records." If Ms. Chang needs to review her financial records, she is obligated to do so and to provide the requested information. Again, by March 23 she will have had over 100 days to do that. She must comply. **Will Ms. Chang provide a substantive response to Form Interrogatory 15.1 regarding paragraphs 28 and 48 of the Amended Petition by March 23, 2018?**

Ms. Chang provides no response to Form Interrogatory 15.1 (regarding paragraphs 65 and 66 of the Amended Petition). She must do so. **Will Ms. Chang provide a substantive response to Form Interrogatory 15.1 regarding paragraphs 65 and 66 of the Amended Petition by March 23, 2018?**

In response to Form Interrogatory 17.1 (regarding Request for Admission Nos. 57 and 60), Ms. Chang responds that she does not have sufficient information and cannot admit or deny "without reviewing substantial financial information." If Ms. Chang needs to review her financial records, she is obligated to do so and to provide the requested information. **Will Ms. Chang provide a substantive response to Form Interrogatory 17.1 (regarding Request for Admission Nos. 57 and 60) by March 23, 2018?**

Regarding Request for Admission 71 in response to Form Interrogatory 17.1, Ms. Chang asserts a denial, states that she cannot admit or deny “without reviewing substantial financial records,” asserts “remaining assets were used in connection with the Redwood City property,” and states that she will produce all non-privileged, responsive documents. Ms. Chang must revise this response to state clearly whether she is denying or admitting and, if denying, the basis for that denial. What Ms. Chang did with the approximately \$47,000 is information in her possession. If she must review her records to recall what she did with the money, she must do so and provide a substantive response. If (after that review) she contends that she used it in connection with the Redwood City property, she must provide details about how she used that money in connection with the Redwood City property. **Will Ms. Chang revise her response to Form Interrogatory 17.1 (relating to Request for Admission 71) to address these issues by March 23, 2018?**

III. REQUESTS FOR PRODUCTION OF DOCUMENTS

Ms. Chang took the position in her responses to the Requests for Production that she will not provide documents in response to Requests 7, 16-17, 23-24, 55, 58, 62, and 69. **Please confirm by March 19 that Ms. Chang did not provide documents in response to Requests for Production 7, 16-17, 23-24, 55, 58, 62, and 69 in her March 9 production of documents.**

In our February 26 letter, Petitioner offered to narrow the scope of various document requests. Your March 5 email and March 9 letter fail to respond to those offered accommodations, except to state in the March 9 letter that you “are not inclined to withdraw [your] objections concerning Ms. Chang’s bank and financial records, unless these requests are more narrowly tailored in terms of time and scope.” As for other Requests, your email and letter state nothing. Your vague response as to bank and financial records and failure to address other Requests are impeding the meet and confer process. Nevertheless, Petitioner is willing to further narrow some of the Requests as described below. If Ms. Chang is unwilling to produce responsive documents to the Requests as described below by March 23, 2018, we will file a motion to compel.

Request 7 seeks Ms. Chang’s trust documents. The request is relevant to Ms. Chang’s claim that she lived as “husband and wife” with Mr. Ho, as her provision for Mr. Ho in her trust documents speaks to the level of affection and concern she had for Mr. Ho. The information is also relevant to the arrangements Ms. Chang and Mr. Ho made regarding the McCollum property. *Alch v. Superior Court* (2008) 165 Cal.App.4th 1412, 1424 (“If intrusion is limited and confidential information is carefully shielded from disclosure except to those who have a legitimate need to know, privacy concerns are assuaged.”). And any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. See Welfare & Institutions Code § 15600; *Schnabel v. Superior Court* (1993) 5 Cal.4th 704, 721 (production of private documents appropriate where “a public policy greater than that of confidentiality of tax returns is involved”). As an accommodation, we offered in our February 26 letter that we are willing to agree that all information in the trust documents may be redacted other than the beneficiary information. Ms. Chang has not responded to that offer. **Will Ms. Chang produce redacted trust documents in response to Request 7 by March 23, 2018?**

Jeffrey R. Loew, Esq.

March 14, 2018

Page 5

Request 16 seeks documents regarding Mr. Ho and Request 17 seeks communications with Mr. Ho. Documents regarding Mr. Ho and communications with him are clearly relevant to Ms. Chang's fraud, undue influence and financial elder abuse, as alleged in the Amended Petition. The requests are limited to 2012 and beyond, and it is not unduly burdensome for Ms. Chang to produce the as stated in our February 26 letter. You have not specifically responded. **Will Ms. Chang produce documents in response to Request 16 by March 23, 2018?**

Request 23 seeks documents regarding Ms. Chang's finances since 2003. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. We so stated in our February 26 letter. You have not specifically responded. As an accommodation, we are willing to agree to narrow the time period of this request to January 1, 2005 through September 5, 2017. As an additional accommodation, for the time period from January 1, 2005 through December 31, 2013 we are willing to agree to narrow the scope of the request to Ms. Chang's financial records relating to the McCollum property. **Will Ms. Chang produce her financial records relating to the McCollum property for time period January 1, 2005 through December 31, 2013 by March 23, 2018?** For the time period from January 1, 2014 to September 5, 2017, Ms. Chang must produce all documents relating to her finances, including but not limited to banking records, financial statements, accounting statements, and brokerage records. **Will Ms. Chang produce all documents relating to her finances for time period January 1, 2014 to September 5, 2017 by March 23, 2018?**

As stated in our February 26 letter, Request 24 seeks documents relating to Ms. Chang's purchases from January 1, 2015 through September 5, 2017. The scope of time is narrowly tailored to a period when Ms. Chang's living expenses and furnishings for Mr. Ho's residences were paid by Mr. Ho or with money obtained from him. *See Amended Petition, ¶ 31.* Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. You have not specifically responded to our February 26 letter regarding Request 24. **Will Ms. Chang produce documents in response to Request 24 by March 23, 2018?**

Request 55 seeks documents relating to funds received from renting Ms. Chang's El Cerrito property from January 1, 2014 through September 5, 2017. The request is relevant to the allegation that, while pressuring Mr. Ho to provide for her living expenses, Ms. Chang obtained income by renting her El Cerrito home. *E.g., Amended Petition, ¶ 39.* The scope of time is narrowly tailored to this period. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. We so stated in our February 26 letter to which you have not specifically responded. **Will Ms. Chang produce documents in response to Request 55 by March 23, 2018?**

Request 58 seeks documents relating to Ms. Chang's financial accounts. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained

Jeffrey R. Loew, Esq.

March 14, 2018

Page 6

from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case, such as this. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. Our February 26 letter offers to narrow the scope of the request to the time period 2003 through September 5, 2017. You have not responded to that offer. As an additional accommodation, we are now willing to agree to narrow the time period of this request to January 1, 2005 through September 5, 2017. And for the time period from January 1, 2005 through December 31, 2013 we are willing to agree to narrow the scope of the request to documents relating to the McCollum property. **Will Ms. Chang produce her financial records relating to the McCollum property for time period January 1, 2005 through December 31, 2013 by March 23, 2018?** For the time period from January 1, 2014 to September 5, 2017, Ms. Chang must produce all documents relating to any financial account(s) in her name (in either her personal capacity or as trustee), including but not limited to beneficiary designation forms, account statements, check registers, cancelled checks, and deposit slips. **Will Ms. Chang produce all documents relating to her financial account(s) for time period January 1, 2014 to the September 5, 2017 by March 23, 2018?**

Request 62 seeks documents relating to Ms. Chang's tax returns. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case, such as this. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th at 721. We so stated in our February 26 letter to which you have not specifically responded. Petitioner is willing to limit the scope of the request to tax years 2005 through 2017. **Will Ms. Chang produce documents responsive to Request 62 for tax years 2005 through 2017 by March 23, 2018?**

Request 69 seeks documents relating to Ms. Chang's marital status. The requested information is relevant to Ms. Chang's relationship with James Ho, and the status of her marital relationships during the years she had what she claims was a husband and wife relationship with Mr. Ho outweighs any right to privacy. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. Our February 26 letter offers to limit the scope of the request to the time period 1995 through September 5, 2017. Ms. Chang states that her relationship with James Ho began in 1995. Response and Objection, ¶ 3. Ms. Chang has not responded to the offered accommodation. **Will Ms. Chang produce documents responsive to Request 69 for time period January 1, 1995 through September 5, 2017?**

Sincerely,

Daniel E. Lassen

E-MAIL 0750

March 15, 2018

Daniel E. Lassen
dlassen@ayhmh.com

Via Email and U.S. Mail

Sarah B. Sheppard, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Sarah:

We received Respondent Debby Chang's first document production with your cover letter dated March 9, 2018 (89 days after the document requests were served). We also received your email dated March 5, 2018. Your email, letter and the document production fail to address most of the issues raised in our letters dated February 26, 2018 and March 6, 2018. Your March 5 email and March 9 letter cherry-pick issues and then only provide vague statements without any reference to specific discovery requests. In order to narrow the issues before we file a motion to compel on or before April 6, 2018, we write - ***for the third time*** - to request that you clarify Ms. Chang's discovery positions by responding to every issue below. For ease of reference, we have put each question in need of your response in bold. Please provide a written response to each question by March 20, 2018.

We are hopeful that you will provide responses to each of our questions and will also provide a supplemental document production and supplemental substantive responses to the Special and Form Interrogatories. The supplemental production and responses must be received by March 23, 2018. Otherwise, we will move to compel. By then, Ms. Chang will have had over 100 days to respond to the first set of discovery.

I. SPECIAL INTERROGATORIES

Our February 26 and March 6 letters both address Ms. Chang's incomplete responses to the Special Interrogatories. Yet your March 5 email and March 9 letter say nothing about the Special Interrogatories. We should not have to guess as to whether and when Ms. Chang will supplement her incomplete responses.

Special Interrogatory 24 requests information about the management of the McCollum property, including compensation paid to anyone involved in managing the property. Ms. Chang provides general information in response, but omits information regarding compensation. A full response must be provided. **Will Ms. Chang provide a full response, including compensation information, to Special Interrogatory 24 by March 23, 2018?**

Ms. Chang claims that she “does not have sufficient information to respond” to Special Interrogatories 25-26, 30-31, and 79-80 regarding money exchanged between Ms. Chang and James Ho, “which requires substantive review of financial records.” By March 23, Ms. Chang will have had these requests for more than 100 days. That is more than enough time for Ms. Chang to review her own financial records. Full and complete responses must be provided. **Will Ms. Chang provide substantive responses to Special Interrogatories 25-26, 30-31, and 79-80 by March 23, 2018?**

In response to Special Interrogatory 40, Ms. Chang objects that information related to her marriages, including divorces and separations is private and irrelevant. The requested information is relevant to Ms. Chang’s relationship with James Ho, with whom she asserts she lived as the equivalent of “a married couple for more than twenty years together, sharing all aspects of their lives.” Response and Objection of Debby Chang to First Amended Petition for Return of Trust Property (“Response and Objection”), ¶ 3. The status of her marital relationships during the years she was financially abusing Mr. Ho outweighs any right to privacy. *See Welfare & Institutions Code § 15600; see also Schnabel v. Superior Court (1993) 5 Cal.4th 704, 721.* **Will Ms. Chang provide a substantive response to Special Interrogatory 40 by March 23, 2018?**

Special Interrogatory 44 seeks information about deposits into Ms. Chang’s bank accounts of funds from James. Ms. Chang again says she is “in the process of collecting and reviewing substantial amount [sic] of bank statements.” A full response to Special Interrogatory 44 is required. **Will Ms. Chang provide a substantive response to Special Interrogatory 44 by March 23, 2018?**

Ms. Chang’s response to Special Interrogatory 47 is incomplete. It fails to identify when Ms. Chang first contacted a real estate agent to list the Redwood City property for sale and any subsequent contacts with real estate agents. A full response must be provided. **Will Ms. Chang provide a substantive response to Special Interrogatory 47 by March 23, 2018?**

Ms. Chang’s response to Special Interrogatory 78 is also incomplete. Ms. Chang’s response (by reference to her response to Special Interrogatory 77) that she “took care of James and the household during their relationship” does not describe in the detail required the services performed by Ms. Chang. She must *describe in detail* any personal care, cleaning, cooking, household chores and household maintenance she performed. Regarding the “two housekeepers” (incorporated by reference to her response to Special Interrogatory 77), Ms. Chang fails to fully answer this interrogatory. For example, who found the housekeepers? Who instructed them on what to do? Who arranged for their compensation? Whose funds were used to pay them? This

information needs to be provided. **Will Ms. Chang provide this additional information in response to Special Interrogatory 78 by March 23, 2018?**

II. FORM INTERROGATORIES

Our February 26 and March 6 letters also address Ms. Chang's incomplete responses to the Form Interrogatories. Again, your March 5 email and March 9 letter say nothing about the Form Interrogatories.

Regarding Form Interrogatory 2.5, Ms. Chang identified five addresses where she has lived during the past five years, but she did not provide, as required, "the dates [she] lived at each ADDRESS." This information must be provided. **Will Ms. Chang provide this additional information in response to Form Interrogatory 2.5 by March 23, 2018?**

Ms. Chang fails to provide information in response to Form Interrogatories 12.1 through 12.7 and 13.1 and 13.2. The primary ground appears to be that "INCIDENT" is defined as the facts alleged in the Amended Petition, which "includes allegations of fraud, undue influence and financial elder abuse, all of which are alleged to have occurred over many years." The fact that Ms. Chang's misconduct occurred over a period of years is not a valid basis for objecting to an interrogatory. The breadth of Ms. Chang's wrongs does not excuse her from responding. She must comply with her obligations in discovery. **Will Ms. Chang provide substantive responses to Form Interrogatories 12.1 through 12.7 and 13.1 and 13.2 by March 23, 2018?**

In response to Form Interrogatory 15.1 regarding paragraph 28 of the Amended Petition, Ms. Chang claims that she "does not have sufficient information to admit or deny that James wrote her a check for \$30,000 in 2014, without substantive review of her financial records." She also responds that she "lacks sufficient information to admit or deny the factual allegation asserted in paragraph 43 of the Petition, without substantial review of her financial records." If Ms. Chang needs to review her financial records, she is obligated to do so and to provide the requested information. Again, by March 23 she will have had over 100 days to do that. She must comply. **Will Ms. Chang provide a substantive response to Form Interrogatory 15.1 regarding paragraphs 28 and 43 of the Amended Petition by March 23, 2018?**

Ms. Chang provides no response to Form Interrogatory 15.1 (regarding paragraphs 65 and 66 of the Amended Petition). She must do so. **Will Ms. Chang provide a substantive response to Form Interrogatory 15.1 regarding paragraphs 65 and 66 of the Amended Petition by March 23, 2018?**

In response to Form Interrogatory 17.1 (regarding Request for Admission Nos. 57 and 60), Ms. Chang responds that she does not have sufficient information and cannot admit or deny "without reviewing substantial financial information." If Ms. Chang needs to review her financial records, she is obligated to do so and to provide the requested information. **Will Ms. Chang provide a substantive response to Form Interrogatory 17.1 (regarding Request for Admission Nos. 57 and 60) by March 23, 2018?**

Regarding Request for Admission 71 in response to Form Interrogatory 17.1, Ms. Chang asserts a denial, states that she cannot admit or deny “without reviewing substantial financial records,” asserts “remaining assets were used in connection with the Redwood City property,” and states that she will produce all non-privileged, responsive documents. Ms. Chang must revise this response to state clearly whether she is denying or admitting and, if denying, the basis for that denial. What Ms. Chang did with the approximately \$47,000 is information in her possession. If she must review her records to recall what she did with the money, she must do so and provide a substantive response. If (after that review) she contends that she used it in connection with the Redwood City property, she must provide details about how she used that money in connection with the Redwood City property. **Will Ms. Chang revise her response to Form Interrogatory 17.1 (relating to Request for Admission 71) to address these issues by March 23, 2018?**

III. REQUESTS FOR PRODUCTION OF DOCUMENTS

Ms. Chang took the position in her responses to the Requests for Production that she will not provide documents in response to Requests 7, 16-17, 23-24, 55, 58, 62, and 69. **Please confirm by March 20 that Ms. Chang did not provide documents in response to Requests for Production 7, 16-17, 23-24, 55, 58, 62, and 69 in her March 9 production of documents.**

In our February 26 letter, Petitioner offered to narrow the scope of various document requests. Your March 5 email and March 9 letter fail to respond to those offered accommodations, except to state in the March 9 letter that you “are not inclined to withdraw [your] objections concerning Ms. Chang’s bank and financial records, unless these requests are more narrowly tailored in terms of time and scope.” As for other Requests, your email and letter state nothing. Your vague response as to bank and financial records and failure to address other Requests are impeding the meet and confer process. Nevertheless, Petitioner is willing to further narrow some of the Requests as described below. If Ms. Chang is unwilling to produce responsive documents to the Requests as described below by March 23, 2018, we will file a motion to compel.

Request 7 seeks Ms. Chang’s trust documents. The request is relevant to Ms. Chang’s claim that she lived as “husband and wife” with Mr. Ho, as her provision for Mr. Ho in her trust documents speaks to the level of affection and concern she had for Mr. Ho. The information is also relevant to the arrangements Ms. Chang and Mr. Ho made regarding the McCollum property. *Alch v. Superior Court* (2008) 165 Cal.App.4th 1412, 1424 (“If intrusion is limited and confidential information is carefully shielded from disclosure except to those who have a legitimate need to know, privacy concerns are assuaged.”). And any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. See Welfare & Institutions Code § 15600; *Schnabel v. Superior Court* (1993) 5 Cal.4th 704, 721 (production of private documents appropriate where “a public policy greater than that of confidentiality of tax returns is involved”). As an accommodation, we offered in our February 26 letter that we are willing to agree that all information in the trust documents may be redacted other than the beneficiary information. Ms. Chang has not responded to that offer. **Will Ms. Chang produce redacted trust documents in response to Request 7 by March 23, 2018?**

Sarah B. Sheppard, Esq.

March 15, 2018

Page 5

Request 16 seeks documents regarding Mr. Ho and Request 17 seeks communications with Mr. Ho. Documents regarding Mr. Ho and communications with him are clearly relevant to Ms. Chang's fraud, undue influence and financial elder abuse, as alleged in the Amended Petition. The requests are limited to 2012 and beyond, and it is not unduly burdensome for Ms. Chang to produce the documents as stated in our February 26 letter. You have not specifically responded. **Will Ms. Chang produce documents in response to Request 16 by March 23, 2018?**

Request 23 seeks documents regarding Ms. Chang's finances since 2003. In our February 26 letter, we stated that the information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. You have not specifically responded. The records will also establish Mr. Ho's fifty percent ownership interest in the McCollum property. **Will Ms. Chang produce documents in response to Request 23 by March 23, 2018?**

As stated in our February 26 letter, Request 24 seeks documents relating to Ms. Chang's purchases from January 1, 2015 through September 5, 2017. The scope of time is narrowly tailored to a period when Ms. Chang's living expenses and furnishings for Mr. Ho's residences were paid by Mr. Ho or with money obtained from him. *See Amended Petition*, ¶ 31. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. You have not specifically responded to our February 26 letter regarding Request 24. **Will Ms. Chang produce documents in response to Request 24 by March 23, 2018?**

Request 55 seeks documents relating to funds received from renting Ms. Chang's El Cerrito property from January 1, 2014 through September 5, 2017. The request is relevant to the allegation that, while pressuring Mr. Ho to provide for her living expenses, Ms. Chang obtained income by renting her El Cerrito home. *E.g.*, Amended Petition, ¶ 39. The scope of time is narrowly tailored to this period. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. We so stated in our February 26 letter to which you have not specifically responded. **Will Ms. Chang produce documents in response to Request 55 by March 23, 2018?**

Request 58 seeks documents relating to Ms. Chang's financial accounts. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case, such as this. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. Our February 26 letter offers to narrow the scope of the request to the time period 2003 through September 5, 2017. You have not responded to that offer. **Will Ms. Chang produce all documents relating to her financial account(s) for time period January 1, 2003 through September 5, 2017 by March 23, 2018?**

Sarah B. Sheppard, Esq.

March 15, 2018

Page 6

Request 62 seeks documents relating to Ms. Chang's tax returns. The information will demonstrate how Ms. Chang's personal finances were impacted by money she obtained from Mr. Ho. The relevance is clear in a fraud, undue influence and financial elder abuse case, such as this. Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th at 721. We so stated in our February 26 letter to which you have not specifically responded. The tax returns will also establish Mr. Ho's fifty percent ownership interest in the McCollum property.

Will Ms. Chang produce documents responsive to Request 62 by March 23, 2018?

Request 69 seeks documents relating to Ms. Chang's marital status. The requested information is relevant to Ms. Chang's relationship with James Ho, and the status of her marital relationships during the years she had what she claims was a husband and wife relationship with Mr. Ho outweighs any right to privacy. *See Welfare & Institutions Code § 15600; Schnabel*, 5 Cal.4th, at 721. Our February 26 letter offers to limit the scope of the request to the time period 1995 through September 5, 2017. Ms. Chang states that her relationship with James Ho began in 1995. Response and Objection, ¶ 3. You have not responded to the offered accommodation.

Will Ms. Chang produce documents responsive to Request 69 for time period January 1, 1995 through September 5, 2017 by March 23, 2018?

Sincerely,

Daniel E. Lassen



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

5 messages

Carol Loza <cloza@ayhmh.com>

Wed, Mar 14, 2018 at 10:20 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find pdfs containing documents produced by Debby for years 2000, 2001, 2002, 2003, and 2005. There were no documents produced for 2004.

A second email with additional pdfs will follow shortly.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

5 attachments**E-MAIL 0757**

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594934504481715180&simpl=msg-f%3A15949345...> 1/4

Ho_Debby Chang First Document Production - 2000 (5).PDF
522K

Ho_Debby Chang First Document Production - 2001 (5).PDF
923K

Ho_Debby Chang First Document Production - 2002 (5).PDF
2265K

Ho_Debby Chang First Document Production - 2003 (4).PDF
249K

Ho_Debby Chang First Document Production - 2005 (2).PDF
9194K

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Mar 21, 2018 at 5:48 PM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

The 2002 attachment contains a note written completely in Chinese. Here is the translation:

Wei,

Sorry that I forgot your account is empty. I just thought of it yesterday at midnight.
In the future, if you had need, please let me know immediately. If you don't have
enough, I will add more.

Wei

So it is a note written from Wei to Wei with no date on it.

Debby will claim it is written from our father to her.

Question for John:

Will that personal note stand up in court and how useful will it be for her case?

thanks,

-SYH

[Quoted text hidden]

5 attachments

Ho_Debby Chang First Document Production - 2000 (5).PDF
522K

Ho_Debby Chang First Document Production - 2001 (5).PDF
923K

Ho_Debby Chang First Document Production - 2002 (5).PDF
2265K

Ho_Debby Chang First Document Production - 2003 (4).PDF
249K

Ho_Debby Chang First Document Production - 2005 (2).PDF
9194K

John Minton <jminton@ayhmh.com>

Wed, Mar 21, 2018 at 5:58 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

Can you tell if it is your father's handwriting?

E-MAIL 0758

If so, yes, it is evidence Debby can use. But I'm not sure how much mileage she gets out of it. She will already be able to show that he was providing for her to a degree back then anyway (the beneficiary designations show a tendency in this regard). But without any details about how much he might have been replenishing her "account," it's hard to see how events back then can rescue her from a claim that she stole ~\$1.2 million from him in 2016-2017. If she could show massive transfers of funds into her account back then, then that would certainly change my view. But if that were the case, we almost certainly would have heard about it in her response to our Amended Petition.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Wed, Mar 21, 2018 at 7:18 PM

Hi John,

The note is written in very cursive writing (our father usually prints, examples in his checkbook registers and other notes), so at first glance I am not sure. It is highly possible, but doesn't she have to prove it with handwriting experts, etc.? She will need to provide other documents he wrote in cursive to establish that the note is written by him. We do not have any cursive written notes of our father readily available. Even if we did have it, we are not required to provide it, right? Also, doesn't she need to prove who was "Wei" and why is Wei writing a note to Wei? I personally have never heard of our father calling her "Wei."

She already stated that McCollum was a gift.

Do you think she is holding things back from us to play the cards later?
We did not hear anything about any beneficiary info in her response to our Amended Petition, but then she produced it among other things in her production of documents.

best,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Thu, Mar 22, 2018 at 9:58 AM

E-MAIL 0759

To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

The note in and of itself is not that revealing in my opinion, even if it is believed to have been written by your father. So I'm not sure either side will go to the trouble of having a handwriting expert opine on who wrote the note. To get any real mileage out of the note with the court, Debby would need to provide account statements or other records corroborating a claim that your father routinely replenished her account. As for whether she is holding back such information, I really doubt it. I think Jeff did the best he could to blast back in his response to our Amended Petition, to do everything he can to convince you that Debby has a strong hand too and therefore that we should come to a negotiated resolution of the case. I suspect that the beneficiary designations came to light after they filed their response, and after they drafted their responses to our discovery requests. Debby probably forgot about the designation documents or if not, perhaps she didn't think they were relevant enough to mention them to Jeff earlier. I'm speculating a little here, but for a party interested in settling, usually you don't hold things back.

[Quoted text hidden]

E-MAIL 0760

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594934504481715180&simpl=msg-f%3A15949345...> 4/4



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

7 messages

Carol Loza <cloza@ayhmh.com>

Wed, Mar 14, 2018 at 10:25 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find additional documents produced by Debby for years 2006, 2007 and 2008.

Additional emails to follow ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

3 attachments

E-MAIL 0761

 **Ho_Debby Chang First Document Production - 2006 (8).PDF**

2532K

 **Ho_Debby Chang First Document Production - 2007 (5).PDF**

2510K

 **Ho_Debby Chang First Document Production - 2008 (3).PDF**

2088K

Carol Loza <cloza@ayhmh.com>

Wed, Mar 14, 2018 at 10:28 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find additional documents produced by Debby for years 2009, 2010, 2011 and 2012.

[Quoted text hidden]

4 attachments

 **Ho_Debby Chang First Document Production - 2009 (5).PDF**

205K

 **Ho_Debby Chang First Document Production - 2010 (4).PDF**

296K

 **Ho_Debby Chang First Document Production - 2011 (2).PDF**

3334K

 **Ho_Debby Chang First Document Production - 2012.PDF**

2063K

Carol Loza <cloza@ayhmh.com>

Wed, Mar 14, 2018 at 10:31 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached are the documents produced by Debby for 2013.

[Quoted text hidden]

 **Ho_Debby Chang First Document Production - 2013 (2).PDF**

13072K

Carol Loza <cloza@ayhmh.com>

Wed, Mar 14, 2018 at 10:35 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

E-MAIL 0762

Attached are documents produced by Debby for years 2014 and 2015.

[Quoted text hidden]

2 attachments

 **Ho_Debby Chang First Document Production - 2014 (2).PDF**
2231K

 **Ho_Debby Chang First Document Production - 2015 (3).PDF**
5314K

Carol Loza <cloza@ayhmh.com>**Wed, Mar 14, 2018 at 10:38 AM**

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find documents produced by Debby for 2016.

[Quoted text hidden]

 **Ho_Debby Chang First Document Production - 2016 (2).PDF**
10131K

Carol Loza <cloza@ayhmh.com>**Wed, Mar 14, 2018 at 10:40 AM**

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached are documents produced by Debby for 2017 (Part 1 of 2).

[Quoted text hidden]

 **Ho_Debby Chang First Document Production - 2017 Part 1 of 2.PDF**
17659K

Carol Loza <cloza@ayhmh.com>**Wed, Mar 14, 2018 at 10:43 AM**

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find documents produced by Debby for 2017 (Part 2 of 2).

This is the final email transmission regarding Debby's first production of documents.

[Quoted text hidden]

E-MAIL 0763

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594934782736071520&simpl=msg-f%3A15949347...> 3/4

 **Ho_Debby Chang First Document Production - 2017 Part 2 of 2.PDF**
17658K

E-MAIL 0764

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594934782736071520&simpl=msg-f%3A15949347...> 4/4



Peter Ho <peter.ho@gmail.com>

Meeting

6 messages

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Wed, Mar 14, 2018 at 5:01 PM

Hi Shan-Yuan –

Periodically during a case, I like to meet in person with my clients to discuss status and strategy. Do you have any plans to be in the Bay Area in the next month or two? If so, I would like to get a meeting date on calendar.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
 www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Wed, Mar 14, 2018 at 11:43 PM

Hi John,

I will be traveling out of the country end of this month (Africa) and also in May (Asia), so at the moment I have no plans to be in SF in the next 2 months, although that may change. Della and Peter can be present and I can conference in if I am in the USA. I think a meeting without me will be fine because Della and Peter can update me.

best,
 Shan-Yuan
 [Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Mar 15, 2018 at 8:53 AM

E-MAIL 0765

7/28/2020

Gmail - Meeting

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thanks, Shan-Yuan. A meeting with two of you is certainly better than no meeting. Peter and Della, are there days/times that work for you in the next several weeks?

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Mar 16, 2018 at 6:51 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

For the next 3 weeks, here are the times Della and I can both come:

3/19/18 Monday after 1:30pm

3/20/18 Tuesday

4/5/18 Thursday

4/6/18 Friday

Our discovery responses are due in April (we plan to ask for a two-week extension even if we finish on time), around the same time as the deadline for the motion to compel; let us know if you want to meet before or after those events.

In general, a late morning or early afternoon meeting would work better because of traffic.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Mar 19, 2018 at 9:54 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

E-MAIL 0766

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1594959685342041292&simpl=msg-f%3A15949596...> 2/3

Hi Peter –

How about 1:30 p.m. on Thursday, April 5?

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Della Lau <DellaLau@launet.com>
To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Mar 20, 2018 at 8:39 PM

Hi everyone,

Sorry for the late reply. Yes--April 5 1:30p works!

See you then!

Della

[Quoted text hidden]



This email has been checked for viruses by Avast antivirus software.
www.avast.com



Peter Ho <peter.ho@gmail.com>

Responses to RFAs

1 message

John Minton <jminton@ayhmh.com>

Wed, Mar 14, 2018 at 5:14 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

Attached are my notes as to how to attack the responses to the Requests for Admission. Feel free to work directly in this document.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Peter_s Responses to Debby_s First RFA.DOCX
32K

E-MAIL 0768



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>

Thu, Mar 15, 2018 at 12:04 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find additional records received from Bank of America in response to our subpoena.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Supplemental Records from Bank of America.PDF
 1811K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Mar 20, 2018 at 1:06 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

E-MAIL 0769

I have a few questions:

- 1- Since these BofA records were produced after you had to send a follow-up letter to BofA, do you think Jeff has a copy of these documents?
- 2- Did Jeff indeed request a copy (from the subpoena service) of all the documents we subpoenaed?
- 3- How much cheaper is it to request a copy of something that was subpoenaed vs doing a subpoena himself?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Mar 20, 2018 at 1:42 PM

Hi Peter –

Good questions. We are required to serve Jeff with a copy off all subpoenas we send out. We were told by our subpoena service at one point that Jeff was routinely requesting copies of all documents we subpoenaed. You have put your finger on a loophole of sorts, which is when a subpoenaed party sends documents to supplement an earlier production (or finally serve documents after prompting). In those cases, the subpoenaed party sometimes sends documents directly to the requesting party, bypassing the subpoena service. There is not a natural mechanism for those to go to the other side. Such documents are typically transferred one way or the other at some point later in the case, e.g., a document is used during a deposition and the other attorney wonders where it came from, then sends a document request. So, while these BofA records might remain under wraps for some period of time, if we ever want to use them (e.g., in a deposition, as part of a motion, or at trial) they will ultimately have to be produced.

In terms of costs, it is the same whether requesting copies of the documents from the subpoena service or sending his own subpoena. There is a nominal additional cost to draft and serve the subpoena, but that's it.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended

E-MAIL 0770

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0771

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1595031613384057789&simpl=msg-f%3A15950316...> 3/3



Peter Ho <peter.ho@gmail.com>

Priority List

1 message

John Minton <jminton@ayhmh.com>

Thu, Mar 15, 2018 at 9:11 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

I know there are several things being analyzed/worked on right now, so I wanted to let you know my view of the priority list:

1. Getting me any thoughts/comments on the meet and confer letter re Debby's discovery responses. I would like to send this out today.
2. Chipping away at responses to the discovery requests we received from Debby. So far, I have sent you thoughts for the Form Interrogatories, Special Interrogatories and Requests for Admission. I will send you thoughts on the document requests next. Our current deadline to provide our responses is April 5 (unless we ask for an extension).
3. Eventually we'll need to produce a stack of documents that are responsive to Debby's requests. You're waiting on my comments to her document requests presumably before compiling that stack. However, if there are things that you know we will eventually need to produce, you might as well start making the stack. We will add to it as we go, and it will be easier if we chip away at it and not do it all at once. Eventually, we'll want to produce a substantial stack, to make it appear we're cooperating in discovery should the question ever come up.
4. Analysis of Debby's document production to ascertain whether she produced what she said she would produce. Note that any time she said in response to a particular document request, that she "has made a diligent and reasonable inquiry to comply with this request and shall produce all non-privileged, responsive documents in her possession, custody and/or control," in this context that means "I'll produce what I have." If she said she would do that and didn't, we need to call her out on it and demand a further document production. (This could be part of our forthcoming discovery motion.) I am hoping you three can help with this analysis.
5. The other purpose of reviewing the documents, an aspect that I will focus on, is to see how they affect our case, for good or ill. I will send you thoughts on this as I go through the documents.
6. Second set of discovery requests to Debby. In your court.
7. Re the furniture issue, the ball is in their court to respond to my last letter, but I'm not expecting much. It appears this will require a motion when we're ready to do it.
8. Small claims action re laptop. I believe Peter is getting this ready.

Let me know if you think I've left something off the list.

Thanks,

John

John D. Minton

E-MAIL 0772



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0773

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1595020700540178680&simpl=msg-f%3A15950207...> 2/2



Peter Ho <peter.ho@gmail.com>

Debby's Document Production

5 messages

John Minton <jminton@ayhmh.com>

Fri, Mar 16, 2018 at 4:21 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

I have reviewed Debby's document production. In terms of what she chose to produce, the most notable documents to me where the beneficiary designation documents from the 2000-2002 time period. Those appear to be:

Feb. 9, 2000 – Debby made beneficiary on Vanguard money market fund (acct. no. -6524) and IRA (acct. no. -6774)

Oct. 17, 2001 – Debby made beneficiary on Wells Fargo IRA (acct. no. -1361)

Oct. 19, 2001 – Debby made beneficiary on Lincoln Life annuity (unclear which account(s))

Feb. 13, 2002 – Debby made beneficiary on an American General VALIC account (unclear which account(s))

On the asset list that Kelly Mohr put together based on information provided by Peter:

- I see a Vanguard IRA, but the account no. (-7839) does not match the above account nos.
- I see Wells Fargo bank accounts, but no IRA account
- I do not see a Lincoln Life annuity
- I see three VALIC accounts

Peter, can you analyze the above and give me your thoughts on the above. If any of the accounts noted in the first part of the email are news to you, you should reach out to the institutions as soon as possible and ascertain asset values. The Letters Testamentary that you have might prove useful in dealing with the institutions. You will also want to keep Victoria & Co. updated on these assets.

Also, you previously provided information about beneficiary designation documents that your father personally changed in 2017. I'm sure that is in the Google docs drive but I would appreciate your including that information in your responsive

E-MAIL 0774

email so I have it all in one place.

If you could stick this task in the priority list above your current discovery response tasks, I would appreciate it.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Mar 16, 2018 at 5:43 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

After Dad transferred 1627 McCollum St to Debby's Trust on 4/21/06, five days later on 4/26/06 he changed most of his retirement accounts to list me as primary beneficiary. I was not aware of any of this until I found the paperwork among his files.

Here is the link to the [Beneficiary changes](#) folder on our shared google drive. In this folder, the spreadsheet called [Beneficiary History](#) summarizes the changes over the years that we are aware of. It also contains the beneficiary change forms signed on 4/26/06 for:

1. Vanguard (all IRA types)
2. Lincoln Financial Group (same contract number as on 10/19/01 to Debby: 969 465 740)
3. VALIC (all accounts)

I am looking into the Wells Fargo IRA (acct. no. -1361) but suspect it was closed or transferred a long time ago.

In summary, Debby may try to claim that Dad wanted her to be beneficiary, but something changed for him in 2006 (coincidentally close to the McCollum transfer), and she was disinherited for those accounts. I do not believe Debby has a copy of these 2006 beneficiary changes. The only accounts where Debby was a beneficiary into 2017 until Dad switched her out are the 3 Wells Fargo checking/savings accounts (worth ~\$20k at the time) and the \$300k John Hancock account.

Thanks,
Peter

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>

Sun, Mar 18, 2018 at 11:46 PM

E-MAIL 0775

7/28/2020

Gmail - Debby's Document Production

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear John,

There were some events that occurred during this time that made Debby really upset, so we are pretty sure, she grabbed our father around the balls and forced him to put her as the beneficiary. One main events occurred when one of our dad's girlfriends accidentally called him on his cell without realizing Debby was in the car next to him. Debby was hysterical, "Who was that?? Who is that woman that just called you??". Debby threw a fit. Every time something big happens, we see some asset moves from our father. We think she pressured, guilted, whatever was in her power to get him to leave her money. His other girlfriends admitted, "Debby grabbed onto your father like an octopus because of his money. I would not stay with your father either if he did not have any money."

-SYH

Debby also has some blackmail on our father but we don't think she used it against him at this point in time, but believe she pulled it out later.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Mar 19, 2018 at 9:48 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thanks, Peter. The Beneficiary History spreadsheet is a very helpful document for me – much appreciated.

John D. Minton

ANDERSON YAZDI

LLP

HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Mar 19, 2018 at 12:50 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear Shan-Yuan – Got it, thank you.

Best,

E-MAIL 0776

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Sunday, March 18, 2018 11:46 PM
To: John Minton
Cc: Peter C. Ho; Della Lau
Subject: Re: Debby's Document Production

Dear John,

[Quoted text hidden]

E-MAIL 0777



Peter Ho <peter.ho@gmail.com>

Certificate of Independent Review

2 messages

John Minton <jminton@ayhmh.com>

Mon, Mar 19, 2018 at 11:20 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

In doing some research regarding recent court treatment of certificates of independent review, I came across the attached, which I thought you would find interesting reading. As you'll see, each case is factually different from the other (and from ours), but you can get a sense of how courts deal with these kinds of issues. Note that only the Winans case can be cited to our trial judge as authority; the other cases are considered "unpublished" – they are merely provided for informational purposes. Trial judges sometimes look at these cases on their own when doing research, but we cannot point our judge to them.

On a related issue, there is no ignoring the fact that Debby saw fit to obtain a certificate of independent review, meaning that someone thought she might be considered a "caregiver" within the meaning of the statute. However, in researching the foregoing, I noted an exception to the CIR rules, an exception that Jeff Loew appears not yet to have discovered. He will probably discover it eventually. And it is this: Probate Code section 21382 exempts blood relatives from the CIR rules, and also "cohabitants" of the person who made the gift.

The code cross-references a penal code section, which says:

"cohabitant" means two unrelated adult persons living together for a substantial period of time, resulting in some permanency of relationship. Factors that may determine whether persons are cohabiting include, but are not limited to, (1) sexual relations between the parties while sharing the same living quarters, (2) sharing of income or expenses, (3) joint use or ownership of property, (4) whether the parties hold themselves out as spouses, (5) the continuity of the relationship, and (6) the length of the relationship.

I will send in a subsequent email some cases that deal with this provision. (Note that the cases were decided based on a predecessor statute to Probate Code section 21382 – Probate Code section 21351, but the prior language is essentially the same.) The facts in these cases – in which the court determined that the recipient of the gift was not a cohabitant, are different than ours. Debby will have a better argument than the losing gift recipients in those cases.

Where does this leave us?

1. We will still assert that the caregiver statute applies. After all, Debby thought it might, which is why she obtained the CIR. That said, we should not be overconfident that we will have the benefit of this statute in the first instance. (We also have the independent question of whether Debby qualifies as a "care custodian" under the statute, i.e., whether the pay she received was more in the nature of "love and affection" money, or instead was compensation for providing care in the traditional sense. Ultimately this is bound up with whether the judge believes Debby's assertions that she and your father were akin to a married couple.) I think the more difficult argument for us is the "cohabitation" issue.

E-MAIL 0778

2. Assuming the judge agrees Debby is subject to the CIR statute, then there is the question of whether she complied with it, i.e., is the Martin CIR a valid CIR. If we get to that question, I like our odds of invalidating it under the case law attached, in light of the medical records and Martin's own notes of how his visit transpired. On a related note, even if the CIR statute does not apply in the first instance (either due to the "caregiver" definition or "cohabitation" exception), Martin's involvement will still be relevant to the case. Each side will remain free to use his involvement however they see fit. He becomes a mere witness.

3. Even if the CIR statute doesn't apply (or it does apply and the judge decides not to invalidate the Martin CIR), it should still be Debby's burden to *disprove* undue influence under relevant law (see paragraphs 76 and 77 of our Amended Petition). I think Jeff Loew knows this, which is why he's been so interested in a settlement. He likely knows that even though he will have a lot to say about whether the CIR rules should apply, ultimately it is his client who will have to prove that your father wanted to make the subject gifts, and often whoever has the burden of proof ends up on the losing end of these kinds of cases.

This is a bit to digest, so feel free to send questions, or let me know if you'd like to discuss on a phone call.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

4 attachments

- In re Estate of Winans.pdf**
323K
- Conservatorship of Person and Estate of Anderson.pdf**
287K
- Beck v Rogers.pdf**
311K
- Masters v Ries.pdf**
359K

John Minton <jminton@ayhmh.com>

Mon, Mar 19, 2018 at 11:24 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

E-MAIL 0779

Dear all –

Attached are the “cohabitation” cases I referenced below.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

4 attachments

Estate of Antos.pdf
290K

In re Estate of Jenssen.pdf
341K

In re Estate of Shockley.pdf
269K

Wills v Norris.pdf
218K

E-MAIL 0780



Peter Ho <peter.ho@gmail.com>

Police incident report subpoena

4 messages

Peter C. Ho <peter.ho@gmail.com>

Tue, Mar 20, 2018 at 2:11 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Thank you for the answers to my subpoena questions. Since we're already on the subject, I think we need to subpoena **Redwood City Police Department incident report #1708300116 (8/29/17)**, which concerns Debby reporting Dad as missing.

I went to the Police Department last week, and the Records Unit Supervisor (Genevieve Nguy) was apologetic that she could not give me a copy of the report because I was not the reporter or the reportee, nor was I mentioned in the report. Even though I had Dad's death certificate that also had my name (son and next of kin) on it, she was unable to release the incident report to me.

Genevieve was able to tell me that Debby did not identify herself as Dad's wife. She would divulge nothing more in the report. There are other things in the report that would provide us with clarification:

1- When did Debby say was the start date of Dad being missing?

2- An officer went by the house the following day--what happened?

3- They left a voicemail on Dad's phone saying "some family member" wanted to file a missing person's report. Did Debby identify herself as family?

However, Genevieve did ask me, "Is Debby a small Asian woman with short hair that looks like a boy?" (Yes!) She then said she remembered Debby when Debby walked in around 5:30pm as they were getting ready to leave. She said Debby was strange--walking in and out and acting strangely. Genevieve says she pretty much knows when something is not quite right with the people who walk into the police station. Anyway, I didn't tell her, but I put her on our witness list in case you want to talk to her.

Thanks,
Peter

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Mar 21, 2018 at 1:45 PM

Hi Peter –

Yes, we will put the subpoena together. Question: Did Ms. Nguy tell you a subpoena would do the trick? (Usually it will, particular public agencies can have their own particular rules.)

Thanks,

John

John D. Minton

E-MAIL 0781

ANDERSON YAZDI
LLP
HWANG MINTON+HORN350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com**650.212.5900**
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Mar 21, 2018 at 1:55 PM

Hi John,

Yes, she did.

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Mar 21, 2018 at 2:09 PM

Great, thanks Peter.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Responses to Document Requests

3 messages

John Minton <jminton@ayhmh.com>

Tue, Mar 20, 2018 at 12:16 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Attached is a shell for our responses to Debby's document requests. I gave you a few sample responses at the beginning – I think you'll get the idea from there. Please let me know if you have any questions.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Peter_s Responses to Debby_s First RFP.DOCX
 25K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Mar 20, 2018 at 1:45 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

Regarding the RFPs:

1- Is the plan still to put everything in one big unsorted stack for them to come to your office to photocopy? Are we going to add page numbers to the footers on each page? What about my bound lab book that contains Dad's medical records?

2- If we have no documents to produce at this time, can we still say "Responding Party will make available for inspection and copying all non-privileged responsive documents in his possession, custody or control"? Or do we have to say more

E-MAIL 0783

as in RFP 3 that we "made a diligent search and a reasonable inquiry in an effort to comply with this demand, and does not have responsive documents within his possession, custody or control"? What happens if we find something later--can we say now that "discovery is on-going" like they did and produce what we may find at that later time?

3- We want to delay producing any of our financial documents until the judge rules on the motion and they produce Debby's financial documents first. (If this actually happens, when at that later time we provide check registers for them to copy, does this mean they will be flipping and copying each page of the registers at your office, consuming their time? Who foots the bill for the AYHMH employee who has to supervise Jeff's employee during the copying? Does Jeff have to pay you for each copy on your copy machine?)

4- What was Jeff's reason for including some of the subpoenaed documents in what he produced? He knows we have them, so what was his purpose? (On a separate note, I know we state we aren't going to include subpoenaed documents, but if they will be paying for every copy, that's something I'd like to consider.)

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Mar 21, 2018 at 1:10 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi Peter –

See below for my responses to your very good questions.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Tuesday, March 20, 2018 1:46 PM
To: John Minton
Cc: Shan-Yuan Ho; Della Lau
Subject: Re: Responses to Document Requests

E-MAIL 0784

Hi John,

Regarding the RFPs:

1- Is the plan still to put everything in one big unsorted stack for them to come to your office to photocopy? Are we going to add page numbers to the footers on each page? What about my bound lab book that contains Dad's medical records? **IF WE'RE GOING WITH THE BIG UNSORTED STACK APPROACH, WE SHOULDN'T ADD "BATES STAMPED" NUMBERS TO THE PAGES.** THESE DAYS THAT IS DONE AS PART OF A PDF'ING PROCESS. THE INEVITABLE QUESTION WILL BE, IF YOU WENT TO THE TROUBLE TO BATES STAMP, WHY DIDN'T YOU JUST SEND US A COPY SET? THERE IS NO GOOD ANSWER TO THAT, OTHER THAN THE TRUTH, "WE WANTED YOU TO BE PUT TO THE INCONVENIENCE AND EXPENSE OF MAKING THE COPIES YOURSELF." DURING THE DISCOVERY PROCESS, WE DON'T WANT TO HAVE TO SAY THINGS LIKE THAT OUT LOUD.

2- If we have no documents to produce at this time, can we still say "Responding Party will make available for inspection and copying all non-privileged responsive documents in his possession, custody or control"? Or do we have to say more as in RFP 3 that we "made a diligent search and a reasonable inquiry in an effort to comply with this demand, and does not have responsive documents within his possession, custody or control"? What happens if we find something later--can we say now that "discovery is on-going" like they did and produce what we may find at that later time? **THE LATTER. THESE REQUESTS ARE EFFECTIVE ONLY FOR DOCUMENTS THAT WE CURRENTLY HAVE. IF WE FIND DOCUMENTS LATER, WE DON'T NEED TO PRODUCE THEM. TO FILE LATER-DISCOVERED DOCUMENTS, THE PROFOUNDING PARTY HAS TO SEND A SUPPLEMENTAL DOCUMENT REQUEST LATER IN THE CASE. THAT IS USUALLY DONE CLOSE TO TRIAL.**

3- We want to delay producing any of our financial documents until the judge rules on the motion and they produce Debby's financial documents first. (If this actually happens, when at that later time we provide check registers for them to copy, does this mean they will be flipping and copying each page of the registers at your office, consuming their time? Who foots the bill for the AYHMH employee who has to supervise Jeff's employee during the copying? Does Jeff have to pay you for each copy on your copy machine?) **I AGREE ON THIS TIMING STRATEGY. AS FOR HOW THE COPYING HAPPENS, JEFF WILL SEND OVER A COPYING SERVICE WITH THEIR OWN (SMALL) COPY MACHINE. WE WILL STICK ALL OF THE STACKS/BOXES IN A CONFERENCE ROOM AND THE COPY SERVICE WILL GO TO WORK. IT IS POSSIBLE, THOUGH PROBABLY UNLIKELY, THAT JEFF OR SARAH WOULD COME ALONG TO SEE WHAT IS THERE. THEY WOULD LIKELY ASK IN ADVANCE ABOUT THE VOLUME, AND WE MIGHT SAY "X NUMBER OF BANKER'S BOXES," AND THEN THEY WILL JUST SEND THEIR COPY SERVICE.**

4- What was Jeff's reason for including some of the subpoenaed documents in what he produced? He knows we have them, so what was his purpose? (On a separate note, I know we state we aren't going to include subpoenaed documents, but if they will be paying for every copy, that's something I'd like to consider.) **IF I REPRESENT A CLIENT, AND I'M WORRIED THE OTHER SIDE MIGHT SAY WE'RE NOT PRODUCING SUFFICIENT DOCUMENTS, I TELL MY CLIENT TO ADD ANYTHING AND EVERYTHING TO THE STACK. THAT WAY, IF NECESSARY, I CAN TELL THE JUDGE, "YOUR HONOR, WE PRODUCED OVER 800 PAGES OF DOCUMENTS." THAT'S PROBABLY WHY JEFF DID IT. YOU RAISE AN INTERESTING POINT ABOUT OUR PRODUCTION. IT WILL CERTAINLY ADD TO THEIR EXPENSE TO INCLUDE ALL OF THE SUBPOENAED DOCUMENTS IN OUR PRODUCTION. THEIR BROAD REQUESTS CERTAINLY COVER THEM, SO MAYBE WE SHOULD JUST GIVE THEM WHAT THEY WANT. IT COULD MAKE FOR A VERY NICE, QUITE MASSIVE DOCUMENT PRODUCTION. LET ME KNOW AND I CAN TWEAK THE WRITTEN RESPONSE, OR YOU CAN FEEL FREE TO ELIMINATE THE LANGUAGE IN GENERAL OBJECTION 6.**

Thanks,

Peter

[Quoted text hidden]

E-MAIL 0785



Peter Ho <peter.ho@gmail.com>

Motion to Compel Timeline

6 messages

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
 Cc: "Daniel E. Lassen" <dllassen@ayhmh.com>

Wed, Mar 21, 2018 at 3:36 PM

Dear all –

We have not received a response from Sarah Sheppard to Dan's last letter. We may yet receive something at week's end, but even if we do, I doubt it will be sufficient. Accordingly, it looks like we'll be going forward with the motion sometime in the next two weeks. The motion will be to compel production of documents and for further responses to special and form interrogatories.

If we hypothetically were to file on April 5, we'd be looking at a hearing date of around May 4.

I'm thinking we ask for a 2-week extension of time to respond to Debby's discovery requests, making our responses due April 19. If Jeff wants to strike back with a motion of his own after he receives our responses (and copies and then reviews our documents), he'll first have to engage us in the meet and confer process, meaning that he likely won't be able to get such a motion on file until well after the hearing on our own motion.

Once the court rules on our discovery motion, we can make a decision about whether we file a second motion regarding the furniture.

Please let me know if the above accords with your own sense of the timeline.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you

E-MAIL 0786

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1595588542625926880&simpl=msg-f%3A15955885...> 1/5

are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Mar 21, 2018 at 4:18 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

You had mentioned in one of our conference calls that all these issues would be seen as independent of each other; I would like to double-check with you that if we follow the hypothetical timeline and submit our first round of responses to Jeff on 4/19/18 (i.e., 4/5/18 + 2 week extension), would he be able to use any of that information (or lack of information!) during the hearing for the motion on 5/4/18 (i.e., will Jeff be able to say to the judge that we didn't produce any financial documents, either)?

I think it would be better to file sooner than 4/5/18 in order to get a hearing date that is sooner (and closer to when our first round of responses are due)--probably immediately after the 3/23/18 deadline to give them less time to mess around.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Mar 21, 2018 at 4:59 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

No, he won't be able to use our responses to Debby's discovery requests to fend off our motion to compel.

As for filing our motion earlier than April 6, you “think it would be better,” do you? Don’t you know I have things to do?! I’m only kidding. I wanted to provide an outside internal deadline for us. We can and will certainly aim to file earlier.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0787

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Thu, Mar 22, 2018 at 12:42 PM

haha, you had me going for a second!

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Mar 22, 2018 at 1:20 PM

LOL. A sense of humor is critical during litigation! :-)

Sent from my iPad

On Mar 22, 2018, at 12:42 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:

haha, you had me going for a second!

On Wed, Mar 21, 2018 at 4:59 PM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

No, he won't be able to use our responses to Debby's discovery requests to fend off our motion to compel.

As for filing our motion earlier than April 6, you "think it would be better," do you? Don't you know I have things to do?! I'm only kidding. I wanted to provide an outside internal deadline for us. We can and will certainly aim to file earlier.

Best,

John

John D. Minton

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0788

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, March 21, 2018 4:19 PM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Motion to Compel Timeline

Hi John,

You had mentioned in one of our conference calls that all these issues would be seen as independent of each other; I would like to double-check with you that if we follow the hypothetical timeline and submit our first round of responses to Jeff on 4/19/18 (i.e., 4/5/18 + 2 week extension), would he be able to use any of that information (or lack of information!) during the hearing for the motion on 5/4/18 (i.e., will Jeff be able to say to the judge that we didn't produce any financial documents, either)?

I think it would be better to file sooner than 4/5/18 in order to get a hearing date that is sooner (and closer to when our first round of responses are due)--probably immediately after the 3/23/18 deadline to give them less time to mess around.

Thanks,

Peter

On Wed, Mar 21, 2018 at 3:36 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

We have not received a response from Sarah Sheppard to Dan's last letter. We may yet receive something at week's end, but even if we do, I doubt it will be sufficient. Accordingly, it looks like we'll be going forward with the motion sometime in the next two weeks. The motion will be to compel production of documents and for further responses to special and form interrogatories.

If we hypothetically were to file on April 5, we'd be looking at a hearing date of around May 4.

I'm thinking we ask for a 2-week extension of time to respond to Debby's discovery requests, making our responses due April 19. If Jeff wants to strike back with a motion of his own after he receives our responses (and copies and then reviews our documents), he'll first have to engage us in the meet and confer process, meaning that he likely won't be able to get such a motion on file until well after the hearing on our own motion.

Once the court rules on our discovery motion, we can make a decision about whether we file a second motion regarding the furniture.

Please let me know if the above accords with your own sense of the timeline.

E-MAIL 0789

Thanks,

John

John D. Minton

<image001.png>

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Thu, Mar 22, 2018 at 1:24 PM

=)

[Quoted text hidden]

E-MAIL 0790



Peter Ho <peter.ho@gmail.com>

Timing of certain document production

4 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Mar 21, 2018 at 7:29 PM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

I have a few questions and issues with our document production.

- 1) If you wish to establish Debby's lies and poke holes in the "married couple" notion in her deposition, it is best for us to produce certain documents after her deposition, e.g., all our dad's medical files. If anyone has all of James medical file info, it is easy for them to convince someone of the "living like a married couple" story.
- 2) Concerning our providing all the checks our father wrote to us, why must we produce it if it is irrelevant. There is very little upside and plenty of downside for us. I would not mind producing this private and confidential information if Debby will do the same, providing all the checks she wrote to her daughters and to her husband.
- 3) At some point, I would like to subpoena all of Debby's medical files, including psychological. We will do the same for our father. Everything should be out on the table for both sides. We truly believe Debby is a psychological sociopath and a sick manipulative liar beyond the norm. Her medical files will help establish this belief, which is totally relevant to a financial elder abuse case. Is this possible?

Thanks,
Shan-Yuan

John Minton <jminton@ayhmh.com>

Thu, Mar 22, 2018 at 11:28 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

See my comments below.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
Hwang Minton + Horn

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

E-MAIL 0791

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Wednesday, March 21, 2018 7:29 PM
To: John Minton; Peter Ho; Della Lau
Subject: Timing of certain document production

Hi John,

I have a few questions and issues with our document production.

1) If you wish to establish Debby's lies and poke holes in the "married couple" notion in her deposition, it is best for us to produce certain documents after her deposition, e.g., all our dad's medical files. If anyone has all of James medical file info, it is easy for them to convince someone of the "living like a married couple" story. I'VE THOUGHT ABOUT THIS, AND I DON'T SEE A VIABLE WAY FOR US TO REFUSE TO PRODUCE THE MEDICAL RECORDS. THEY ARE HIGHLY RELEVANT TO THE CASE, THE OTHER SIDE HAS ASKED FOR THEM, AND THEY HAVEN'T BEEN SUBPOENAED. THIS IS ONE WHERE THEY COULD MAKE US LOOK BAD FOR NOT PRODUCING.

ON ANOTHER NOTE, I'M CURIOUS WHY YOU BELIEVE THE MEDICAL RECORDS HELPS DEBBY ON THE "MARRIED COUPLE" POINT. PLEASE ELABORATE.

2) Concerning our providing all the checks our father wrote to us, why must we produce it if it is irrelevant. There is very little upside and plenty of downside for us. I would not mind producing this private and confidential information if Debby will do the same, providing all the checks she wrote to her daughters and to her husband. **LET ME START WITH TWO KEY POINTS:** (1) JUDGES TYPICALLY EXPECT FAIRLY BROAD LATITUDE IN DISCOVERY – THE IDEA IS TO "GET TO THE TRUTH," EVEN IF THE ARGUMENT FOR RELEVANCE IS A STRETCH – THE IDEA IS TO PUT ALL POTENTIALLY RELEVANT INFORMATION ON THE TABLE FOR EXAMINATION; AND (2) OUR PROBATE JUDGE IS BIG INTO "TRANSPARENCY" IN CASES SUCH AS THIS, I.E., HE BUYS INTO POINT (1) VERY MUCH. (THE BIG EXCEPTION TO THIS IS WHERE DOCUMENTS MIGHT BE RELEVANT BUT THEY ARE INVASIVE AND INFRINGE PRIVACY RIGHTS – IN THOSE SITUATIONS THE JUDGE MAKES A JUDGMENT CALL.) THE CENTRAL, CRITICAL POINT IN THIS CASE IS WHAT WAS GOING ON IN YOUR FATHER'S MIND AS HE TRANSFERRED ~\$1.2 MILLION TO DEBBY IN 2016-2017. IN REVIEWING DISCOVERY REQUESTS, A JUDGE WILL ASK, "IS THE INFORMATION IN QUESTION A TYPE THAT COULD SHED ANY POSSIBLE LIGHT ON THE CENTRAL ISSUES IN THE CASE?" WITH RESPECT TO THE DOCUMENTS YOU'RE ASKING ABOUT, JEFF WOULD ARGUE THAT PRIOR GIFTING TO JAMES' FAMILY IS RELEVANT TO THE QUESTION OF HIS INTENTIONS WITH RESPECT TO GIFTING TOWARD OTHERS SUCH AS DEBBY, BECAUSE ONE'S MONEY IS A ZERO SUM GAME – I.E., THE MORE YOU GIVE TO ONE PERSON, THE LESS OF IT YOU HAVE TO GIVE TO ANOTHER. SO IN THESE KINDS OF CASES, IF A PERSON HAS ALREADY GIVEN A LARGE AMOUNT OF MONEY TO HIS CHILDREN, IT COULD BE RELEVANT TO A CLAIM THAT THE PERSON WAS COMFORTABLE MAKING GENEROUS DISTRIBUTIONS TO SOMEONE ELSE WHO WAS ALLEGEDLY CLOSE TO HIM. IN THIS CONTEXT, AMONG THE FACTORS THAT COULD ALSO BE RELEVANT TO YOUR FATHER'S MINDSET (IN ADDITION TO PRIOR GIFTING) INCLUDE HOW MUCH MONEY HE HAD TO GIVE, HIS RELATIONSHIP TO DEBBY, HIS LEVEL OF VULNERABILITY (THIS IS WHERE THE MEDICAL RECORDS COME IN), AND HIS ESTATE PLAN. JEFF WOULD ONLY NEED TO CONVINCE THE JUDGE THAT THE CHECKS WRITTEN TO YOU MIGHT HELP US UNDERSTAND JAMES' THOUGHT PROCESS. IT IS LIKELY THAT JEFF WOULD WIN THIS ARGUMENT. FOR ALL OF THESE REASONS, WE WOULD BE SKATING ON THIN ICE NOT TO GIVE THESE DOCUMENTS. ONE FINAL THOUGHT – DO THE DOCUMENTS REALLY HARM OUR CASE? I'M EXPECTING THAT THEY WILL SHOW FINANCIAL ASSISTANCE THAT YOUR FATHER PROVIDED YOU OVER THE YEARS, BUT A CONSISTENT PATTERN OF HELPING ONE'S OFFSPRING IS A WORLD APART FROM THE MASSIVE HAUL DEBBY SECURED IN 2016-2017 FROM YOUR FATHER, AT A TIME WHEN HE WAS AT HIS MOST VULNERABLE.

E-MAIL 0792

REGARDING DEBBY'S GIFTING TO HER OWN CHILDREN, WHAT WOULD YOUR ARGUMENT FOR RELEVANCE BE? NOTE THAT WE'RE ALREADY GOING AFTER HER FINANCIAL RECORDS, SO PRESUMABLY WE WILL BE ABLE TO SEE THIS INFORMATION FOR OURSELVES IN ANY EVENT.

3) 3) At some point, I would like to subpoena all of Debby's medical files, including psychological. We will do the same for our father. Everything should be out on the table for both sides. We truly believe Debby is a psychological sociopath and a sick manipulative liar beyond the norm. Her medical files will help establish this belief, which is totally relevant to a financial elder abuse case. Is this possible? **NO CHANCE A JUDGE GIVES THIS TO US. AND BEFORE A JUDGE WE WILL BE, BECAUSE JEFF WOULD FILE A MOTION TO STOP THE SUBPOENAS. WE WOULD TELL THE JUDGE, "WE THINK MS. CHANG'S MEDICAL RECORDS WILL INCLUDE NOTES SUGGESTIVE OF HER SOCIOPATHIC TENDENCIES AND THEREFORE LIKELIHOOD TO MANIPULATE AND JAMES HO."** THE JUDGE WILL RESPOND, "**I DOUBT THEY WILL, BUT I DON'T NEED HER MEDICAL INFORMATION. I WILL JUDGE HER BY HER CONDUCT IN THIS CASE, NOT BY WHAT MIGHT BE IN HER CONFIDENTIAL MEDICAL FILES.**"

AS YOU'RE SEEING, THERE IS ASYMMETRY TO SOME OF THE ISSUES HERE (SHE IS INVAADING YOUR FATHER'S PRIVATE MEDICAL RECORDS, AND WE CAN'T INVADE HERS), BUT IT'S A FACT OF LIFE WE HAVE TO DEAL WITH IN THIS LITIGATION BECAUSE THE PARTIES ARE NOT IDENTICALLY SITUATED. TO STATE THE OBVIOUS, THE CLAIM IS THAT DEBBY STOLE FROM YOUR FATHER, NOT VICE VERSA. IN A CASE LIKE THAT, DISCOVERY SOMETIMES GOES ONE WAY BUT NOT THE OTHER. AND SPECIFICALLY, JUDGES TREAT A DECEASED PERSON'S INFORMATION AS LESS PRIVATE THAN A LIVING PERSON'S, AND THEY WILL PROTECT THE LIVING PERSON'S PRIVATE INFORMATION UNLESS THERE IS A CRITICAL NEED FOR IT IN THE CASE (E.G., DEBBY'S FINANCIAL RECORDS).

Thanks,

Shan-Yuan

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Mar 25, 2018 at 9:16 PM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

In answer to your 2 questions below:

1) I'M CURIOUS WHY YOU BELIEVE THE MEDICAL RECORDS HELPS DEBBY ON THE "MARRIED COUPLE" POINT. PLEASE ELABORATE.

Answer: My siblings and I feel very strongly about the fact that if Debby and Jeff have our father's medical records before her deposition, it will without a doubt help them tremendously prove the "married couple" point. As it currently stands, Debby knows less than half of what the medical records will reveal. She will not be able to correctly state our father's conditions that a married couple will basically know. If she has the records, it is akin to studying for an exam. She will simply prepare her answers (I know I can). Here are just a few pointers and there are a lot more. I am just not sure it is worth my time going through all the medical files and laying out all the arguments, since I am not the one that will be arguing this in front of the judge.

a) Our father was on cialis, with the last refill in 2013. We are pretty sure his romantic relationship ended with Debby around 2001-2002. Debby herself told me so at that time, saying he had other girlfriends and that really hurt her. From 2000 onwards, He was having sex every week with at least one of his girlfriends from approx 2000-2014 (until he sold CSM, his playboy mansion; in 2014 he and Debby lived together, so all that stopped and he no longer needed the cialis).. If you ask about her sex life in her deposition, she can lie and give an answer consistent with the medical records (if she has them). If she does not have James' medical records, she will have a much harder time nailing down the things a "married couple" should know.

b) Debby's current story denies any kind of mental deficiency in James in 2017. A "married couple" will not be so unaware of their partner's medical status and condition. If Debby has James' medical records, she will provide all the medical info

E-MAIL 0793

correctly and say, "See how close we are? We are a married couple and know every intimate detail about each other...."

We are not resisting giving the medical records, We will simply provide it all AFTER Debby's deposition, only because of the critical stance they are trying to prove -- that "they lived like a married couple." They are suppose to prove their stance. Why should we give them the med info before her deposition to help them prove their assertion and in the process take away our card in poking holes in their "married couple" assertion???

2) REGARDING DEBBY'S GIFTING TO HER OWN CHILDREN, WHAT WOULD YOUR ARGUMENT FOR RELEVANCE BE? NOTE THAT WE'RE ALREADY GOING AFTER HER FINANCIAL RECORDS, SO PRESUMABLY WE WILL BE ABLE TO SEE THIS INFORMATION FOR OURSELVES IN ANY EVENT.

We think it is relevant because James dislikes Debby's children (he has told this to us and to his girlfriend and this fact has upset Debby for the past 20 years) and had absolutely no intention of giving them anything. James explicitly told us that he also did not want to leave Debby's daughters a penny after his death. If Debby was secretly sifting money to her children and/or husband without James knowledge and then crying to James to replenish her bank account, then that is part of the cheating and fraud, and it is also against James' intentions.

b) We may not be able to see this info, because Debby may only provide partial financial records. We already have Rita Chang with \$30,000 claiming "pass through from Debby." Any other "pass through" and manipulating James?

-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Mar 26, 2018 at 2:51 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

Regarding the medical records, OK, understand now why you don't want to delay Debby's receipt of the records. The problem is that there is no way to refuse to provide them without having it backfire on us before the judge. It's really pretty simple: The records are among the most relevant in the case. We have them. The other side has asked for them in discovery. End of discussion. That's how a judge would look at it.

With respect to Debby's gifting to her own kids, we can include it in our second set of discovery requests. They will likely refuse to provide the information and documents, and we can make a judgment call at that time how far we take the issue. I'll confess to being a bit underwhelmed by the relevance argument and feel we have way better areas of inquiry to focus our attention on. Remember that judges, like all people, have limited attention spans. We need to be thinking about what points we want to hammer home. I doubt we're going to be focused on gifts Debby made to her kids when we have so much more directly critical areas on which to get the judge to concentrate his or her energies. All that said, we can make the request now, and go from there.

[Quoted text hidden]

E-MAIL 0794



Peter Ho <peter.ho@gmail.com>

FW: Ho vs. Chang- Discovery

5 messages

John Minton <jminton@ayhmh.com>

Fri, Mar 23, 2018 at 4:34 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear all –

See attached – on quick review, there tactic appears to be delay and buy time, delay and buy time, delay and buy time. I suspect a good deal of the reason for this is that it is a hassle to get information and documents from Debby. I will review more closely over the weekend and give you further thoughts as soon as I can. In case you're wondering, we can adopt their same approach in our responses (and subsequent meet and confer process), to ensure that any motion they ever file remains equidistant from the one we'll file first.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Friday, March 23, 2018 3:54 PM
To: Daniel E. Lassen
Cc: Jeff Loew; John Minton
Subject: Ho vs. Chang- Discovery

Hello Daniel:

Please find attached correspondence concerning the Ho v. Chang discovery issues. A hard copy will follow by mail.

E-MAIL 0795

Please let us know if you have any questions or concerns.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

 **Ho- Chang -Discovery Ltr- 3-23-18.pdf**
117K

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sat, Mar 24, 2018 at 9:55 AM

Dear John,
<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1595773339238755148&simpl=msg-f%3A15957733...> 2/6

E-MAIL 0796

Just from a cursory reading of their response, my immediate reactions are the following.

1) The obvious reason (among other reasons that benefit them) they chose the time frame from January 1, 2015 to the present is that CSM was sold at the beginning of 2014 and there were a bunch of very large checks written to Debby and the 30K check written to Rita right after the sale of CSM. In 2010-2013 the number of checks written to Debby was the typical \$10-20K per year.

2) Their strategy of delay and buy time is great for them and very bad for us. Since Jeff is on the defense and we are on the offense, we are burning money at a rate much faster than they are. It is also obvious from the disproportionate number of letters we have written to them compared to the number and detail of the letters and responses they sent to us. On top of it all, they are making money off of a lot of stolen money. We have lost or losing a lot of money. The principle is a zero-sum game, but the lost opportunity gap is huge. If I were Jeff, this is exactly the strategy I would implement for my client.

best,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sat, Mar 24, 2018 at 5:07 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear Shan-Yuan, et al -

I have read through Ms. Sheppard's letter. I think we tell them that we stand on our positions and they should produce whatever they are going to produce by April 7. We will evaluate at that time what we will approach the court on. There is nothing else we can do at this point given the state of play.

As for their strategy, yes, they are doing as you say. Debby is adding a \$1,000 here and a \$1,000 there to our efforts, and we can do the same to her. As I've said before - the legal system 100% allows litigants to get away with strategies such as this. There is little to be done against it, other than play the same game. And, above all, maintain our businesslike approach and not lose sight of our larger goals.

Best,
John

On Mar 24, 2018, at 9:55 AM, Shan-Yuan Ho <shanyuan@gmail.com> wrote:

Dear John,

Just from a cursory reading of their response, my immediate reactions are the following.

1) The obvious reason (among other reasons that benefit them) they chose the time frame from January 1, 2015 to the present is that CSM was sold at the beginning of 2014 and there were a bunch of very large checks written to Debby and the 30K check written to Rita right after the sale of CSM. In 2010-2013 the number of checks written to Debby was the typical \$10-20K per year.

2) Their strategy of delay and buy time is great for them and very bad for us. Since Jeff is on the defense and we are on the offense, we are burning money at a rate much faster than they are. It is also obvious from the disproportionate number of letters we have written to them compared to the number and detail of the letters and responses they sent to us. On top of it all, they are making money off of a lot of stolen money. We have lost or losing a lot of money. The principle is a zero-sum game, but the lost opportunity gap is huge. If I were Jeff, this is exactly the strategy I would implement for my client.

best,
Shan-Yuan

On Fri, Mar 23, 2018 at 7:34 PM, John Minton <jminton@ayhmh.com> wrote:

Dear all –

E-MAIL 0797

See attached – on quick review, there tactic appears to be delay and buy time, delay and buy time, delay and buy time. I suspect a good deal of the reason for this is that it is a hassle to get information and documents from Debby. I will review more closely over the weekend and give you further thoughts as soon as I can. In case you're wondering, we can adopt their same approach in our responses (and subsequent meet and confer process), to ensure that any motion they ever file remains equidistant from the one we'll file first.

Best,

John

John D. Minton

<image001.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Friday, March 23, 2018 3:54 PM
To: Daniel E. Lassen
Cc: Jeff Loew; John Minton
Subject: Ho vs. Chang- Discovery

Hello Daniel:

Please find attached correspondence concerning the Ho v. Chang discovery issues. A hard copy will follow by mail.

Please let us know if you have any questions or concerns.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

E-MAIL 0798

<image002.png>

[Quoted text hidden]

2 attachments**image002.png**

8K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png

25K

Shan-Yuan Ho <shanyuan@gmail.com>

Sat, Mar 24, 2018 at 7:47 PM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

Is there any way to play the same game better than them? In other words, is there a strategy we can use to have them burn MORE money than we are burning, still appear reasonable, and maintain a business-like demeanor?

Thanks,

Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sat, Mar 24, 2018 at 10:14 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

Thoroughly prosecuting our case will by natural effect cause Debby to burn money. We're barely getting started on that journey. Ultimately the case will be as expensive for Debby as it is for you.

To answer your question though, not that I can think of.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0799

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0800

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1595773339238755148&simpl=msg-f%3A15957733...> 6/6

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

March 23, 2018

Via Email & U.S. Mail
Daniel E. Lassen, Esq.
Anderson Yazdi Hwang Minton & Horn
350 Primrose Road
Burlingame, CA 94010

Re: Ho v. Chang, *San Mateo Superior Court Case No. 17PRO00973*

Dear Daniel:

We have received your letter dated March 16, 2018 concerning discovery issues pertaining to the above matter. We continue to disagree with many of the assertions in your letter. However, as you note, discovery is ongoing, and we are happy to continue to meet and confer regarding these issues.

As described below, our client is willing to supplement her responses to the Special and Form Interrogatories, as well as produce additional documents no later than April 7, 2018. We would therefore be willing to extend your deadline to file a motion to compel until April 21, 2018.

I. SPECIAL INTERROGATORIES

Special Interrogatory No. 24: Our client maintains and reasserts her objections, but will supplement her response to include information re compensation for any property manager at the McCollum property.

Special Interrogatory Nos. 25-26, 30-31, 40, 44, 79-80: Our client maintains and reasserts her objections, noting that these requests concerning “money exchanges between Ms. Chang and James” during their twenty-year relationship is overly broad and unduly burdensome, and requiring a compilation of data, not allowed under the Evidence Code and Code of Civil Procedure. In addition, this information is already in Petitioner’s possession, since he has access to Decedent’s financial records. However, as a compromise, and without waiving any further privilege or confidentiality for any broader period, our client is willing to provide available information for the following period: January 1, 2015 through September 5, 2017.

Special Interrogatory No. 40: Our client maintains and reasserts her objections, but will supplement her response to include facts concerning her marital history.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

Special Interrogatory No. 47: Our client maintains and reasserts her objections, but will supplement her response to identify the date she first contacted the real estate agent to list the Redwood City property.

Special Interrogatory No. 78: Our client maintains and reasserts her objections, but will supplement her response to provide further information concerning the housekeepers.

II. FORM INTERROGATORIES

Form Interrogatory No. 2.5: Our client will supplement her response to include dates she resided at the addresses provided.

Form Interrogatory Nos. 12.1-12.7, 13.1, 13.2: Our client maintains and reasserts her objections to the definition of “incident” to include “allegations of fraud, undue influence and financial elder abuse, all of which has occurred over many years” as vague, overly broad and unintelligible in the context of the Form Interrogatories referencing that undefined term. However, our client will supplement her responses to these requests using the following definition of “incident”: The payment from James Ho to Debby Chang of \$1.1 million used in connection with the purchase of the Redwood City Property, and the purchase of that property.

Form Interrogatory No. 15.1, references to Petition paragraphs 28, 65, and 66: Our client maintains and reasserts her objections, but will supplement her responses as requested.

Form Interrogatory No. 17.1: references to Request for Admission Nos. 57 and 60: Our client maintains and reasserts her objections, noting these requests concerning purported money provided by Decedent to Debby are overly broad and burdensome, and require a compilation of data, not allowed under the Evidence Code and Code of Civil Procedure. In addition, this information is already in Petitioner’s possession, because he has access to Decedent’s financial records. However, as a compromise, and without waiving any further privilege or confidentiality for any broader period, our client is willing to provide available information for the following period: January 1, 2015 through September 5, 2017.

Form Interrogatory No. 17.1: references to Request for Admission No. 71: Our client maintains and reasserts her objections, but will supplement her response to include further information on how the referenced funds were used in connection with the Redwood City property.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

III. REQUESTS FOR PRODUCTION OF DOCUMENTS

Request No. 7: Debby maintains and reasserts her objections, and will not produce her estate plan. However, our client is willing to provide the beneficiary information as requested.

Request Nos. 16-17: Our client maintains and reasserts her objections, but will supplement her production to produce relevant documents concerning her communications with the Decedent, pursuant to this request.

Request Nos. 23 and 58: Our client maintains and reasserts her objections, but will supplement her production to produce relevant documents concerning her finances for the period beginning January 1, 2015 through September 5, 2017.

Request No. 24: Our client maintains and reasserts her objections, but will supplement her production to produce relevant documents concerning her purchases for the period beginning January 1, 2015 through September 5, 2017.

Request No. 55: Our client maintains and reasserts her objections, but will supplement her production to produce relevant documents concerning income received from the El Cerrito property for the period beginning January 1, 2015 through September 5, 2017.

Request No. 62: Our client maintains and reasserts her objections. However, as a compromise, and without waiving any further privilege or confidentiality concerning her tax returns, or for any broader period, our client is willing to produce Schedule E of her tax returns for 2015 and 2016.

Request No. 69: Our client maintains and reasserts her objections, and will not produce documents concerning her marital status. However, our client will provide information concerning her marital status, pursuant to Special Interrogatory No. 40.

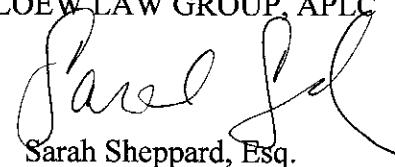
LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

As I have mentioned before, I am happy to schedule a time to further discuss these issues. We also look forward to receiving your client's substantive responses and documentation pursuant to our discovery requests by April 4, 2018.

Sincerely,

LOEW LAW GROUP, APLC



A handwritten signature in black ink, appearing to read "Sarah J. Sheppard".

Sarah Sheppard, Esq.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

4 messages

Carol Loza <cloza@ayhmh.com>

Fri, Mar 23, 2018 at 5:29 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the subpoena for records from the Redwood City Police Department. The woman I spoke with at the police department remembers you, Peter.

I'll send you copies of whatever we receive in response to the subpoena.

Have a nice weekend.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Subpoena for Records from Redwood City Police Department (2).PDF
128K

John Minton <jminton@ayhmh.com>

Wed, Mar 28, 2018 at 12:10 PM

E-MAIL 0805

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all – Please see exchange below.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Wednesday, March 28, 2018 12:07 PM
To: Daniel E. Lassen
Cc: Jeff Loew; John Minton
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hello Dan:

We will agree to the reciprocal extension of 20 days, or production on or before April 25, 2018.

Following discovery, we would like to discuss ways to potentially resolve this matter. We are happy to schedule a call prior to the next hearing in early May to further discuss.

Thank you,

Sarah

E-MAIL 0806

Sarah B. Sheppard, Esq.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

From: Daniel E. Lassen [<mailto:dlassen@ayhmh.com>]
Sent: Wednesday, March 28, 2018 11:57 AM
To: Sarah Sheppard <ssheppard@loewlawgroup.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>; John Minton <jminton@ayhmh.com>
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

Sarah:

Thank you for your prompt reply.

Incidentally, our client's responses to Ms. Chang's first set of discovery requests are due April 5. Would you agree to extend our client's deadline by 20 days, making them due April 25?

Best,

Dan

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1595776834585160819&simpl=msg-f%3A15957768...> 3/7

E-MAIL 0807

Daniel E. Lassen

Attorney

Anderson Yazdi Hwang Minton + Horn

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

From: Sarah Sheppard [<mailto:ssheppard@loewlawgroup.com>]
Sent: Wednesday, March 28, 2018 11:34 AM
To: Daniel E. Lassen
Cc: Jeff Loew; John Minton
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hello Daniel:

We will agree to provide our client's supplemental responses and documents no later than April 6. 2018.

We also agree to extend your deadline to file a motion to compel to April 20, 2018.

Please let us know if you have any questions or concerns.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

[1650 Borel Place, Suite 104](#)

[San Mateo, CA 94402](#)

Email: ssheppard@loewlawgroup.com

E-MAIL 0808

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

From: Daniel E. Lassen [<mailto:dlassen@aymh.com>]
Sent: Wednesday, March 28, 2018 11:22 AM
To: Sarah Sheppard <ssheppard@loewlawgroup.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>; John Minton <jminton@aymh.com>
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear Sarah:

Please see the attached letter.

Sincerely,

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

[Quoted text hidden]

E-MAIL 0809

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Shan-Yuan Ho <shanyuan@gmail.com>

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Wed, Mar 28, 2018 at 5:42 PM

Hi John,

I thought discovery includes depositions. Are they implying they would like to discuss settlement after the depositions or before the May hearing? I am confused about their last sentence. Also, do defending parties realize that, in general, as the lawsuit progresses, the bar for any kind of settlement consideration increases dramatically in relation with time passed? In other words, the longer they wait, they will need to offer higher and higher amounts to begin any type of settlement talk. If they don't have this mindset, then we will keep them guessing.

best,

Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Mar 28, 2018 at 6:21 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

"Discovery" does include depositions. She's not being precise. She means after the exchange of written discovery. The concept of resolution is a key topic I wanted to address at an in-person meeting, and I hope to discuss it next week with Peter and Della. The three of you have been clear that you're not interested in a settlement, but I am duty-bound as your attorney to discuss as the case evolves (and costs mount) the pros and cons of continued litigation versus settlement.

As for whether Debby sees the bar for settlement rising with continued litigation, they would only see that if they see us automatically winning. I don't think they see it that way. Litigation adversaries rarely do.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0810

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1595776834585160819&simpl=msg-f%3A15957768...> 6/7

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Response to S. Sheppard Letter

6 messages

John Minton <jminton@ayhmh.com>

Mon, Mar 26, 2018 at 2:00 PM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear all –

Attached is a draft of the letter we'd like to send in response to Sarah Sheppard's Friday letter. Please confirm you're OK with it.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 3-26-18 D. Lassen Ltr to S. Sheppard.pdf
 95K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Mar 26, 2018 at 2:36 PM

To: John Minton <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John

I think this fourth letter needs to be much stronger and firmer--they've had so much time already. Three previous letters asking them to produce information--isn't that more than enough in anyone's eyes? And why should they be allowed to set their own due dates?

Furthermore, I think we all know we're going to get incomplete responses on 4/6/18, so can't we just tell them to produce what they just promised by 4/6/18, and in the meantime we'll be filing a motion for the stuff they already declared they will not produce? Wouldn't it be better to do this concurrently rather than sequentially?

E-MAIL 0812

Finally, in regards to us asking for an extension for our responses to discovery, when would the appropriate time to do this? They are saying our due date is 4/4/18, but I recall you telling us it is on 4/5/18. Originally, we wanted to ask for a 2-week extension--what are your thoughts about the situation and timing now? Also, there are different reasons (both are true) we can offer: (1) I'm planning a vacation to Europe (Debby loves Europe, and this can irritate her); (2) my mother-in-law had a stroke, and we have been busy caring for her like we cared for Dad.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Mon, Mar 26, 2018 at 2:48 PM

Hi Peter –

Regarding the letter, having been through the meet and confer process dozens of times, this is how we have to do it. I always ask for your authorization before I send letters, but there really isn't another approach to take here. You'll have to trust me.

Remember this – judges do not want to deal with discovery motions. They expect parties to bend over backwards trying to resolve a discovery dispute before approaching the court. That is why so much time gets spent on this back and forth. We need a clear record in this regard, and this is the way to do it.

Let's see what they say on this letter and look to request the extension later in the week.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0813

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1596035471290556889&simpl=msg-f%3A15960354...> 2/4

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Tue, Mar 27, 2018 at 2:29 PM

Hi Peter –

May I send the letter? If we need to talk, I can make myself available.

Thanks,

John

John D. Minton



350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@ayhmh.com>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Mar 28, 2018 at 4:54 AM

Hi John,

Apologies for not being able to reply sooner--it has been a hectic day resolving issues concerning my mother-in-law and her on-going recovery from a stroke.

If you think this is the best way--with the letter's seemingly passive tone (I think we should lay down the hammer!)--then we'll defer to your expertise and experience and send the letter. We'll try to be patient a bit longer and try not to think about them essentially giving themselves an almost 3-month extension from when their discovery responses were first due in January. Please make sure that this letter and our responses next month will position us properly such that we end up pushing them to write 4 (or more) meet and confer letters to us--it's their turn to be messed with and our turn to set our own deadlines.

Along these lines, instead of a two-week extension, perhaps we should ask for three or more given my mother-in-law's condition; I'd like to tempt them to deny us what we ask for given their risk of appearing heartless.

Finally, to lessen the chances where we might have to produce medical records before Debby's deposition (we don't want her to study the records like Cliff Notes before an exam), should we reconsider deposing her as one of the first rather than

E-MAIL 0814

in the middle of our list? Or should we consider starting depositions now (so we can get to Debby quicker) with the two people you identified (Shiow-Yuh Tsai and Geofrey Garcia) since they're highly unlikely to depend on further discovery?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Mar 28, 2018 at 9:52 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Thanks, Peter. I'm sorry to hear about your mother-in-law's stroke. I hope she has a speedy recovery.

We will send the letter out today.

Regarding an extension to respond to their requests, we gave them 20 days. I suggest I ask for the same. I'd rather not get into your mother-in-law's condition. The image we want to convey as the petitioner is the hard-charging tiger, not someone looking for sympathy. And whether they gave us 14 days vs. 20 or 30 days is an issue that I don't ever see a judge learning about, so no one will look heartless.

It is risky to depose Debby before we have all information in front of us, since we only get one shot at her. She has a lot to answer for – I strongly feel that we shouldn't let this medical records issue be the “tail that wags the dog.”

As for starting the depositions of others, yes, I see no reason why we shouldn't do that. Let's add this as an agenda item for our meeting next week.

[Quoted text hidden]

E-MAIL 0815

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1596035471290556889&simpl=msg-f%3A15960354...> 4/4

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

Daniel E. Lassen

March 26, 2018

dlassen@ayhmh.com

Via Email and U.S. Mail

Sarah B. Sheppard, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Sarah:

Thank you for your letter dated March 23, 2018. While we disagree with the limitations you are suggesting placing on your responses to our legitimate discovery requests, we appreciate that you agree to supplement your responses. April 7, the date you propose for providing the supplemental responses and documents, is a Saturday. Please confirm by this Wednesday, March 28, that you will provide the supplemental responses and documents on or before April 6.

We do not agree to any limitations on your responses and document production beyond the limitations we identify in our March 16, 2018 letter. Once you provide your supplemental responses and documents, we will review and determine whether a motion remains warranted. Please confirm by this Wednesday, March 28, that you agree to extend our deadline to file such a motion to April 20, 2018.

If you do not agree to this approach, please advise and we will simply file our motion based on your existing responses and document production.

Sarah B. Sheppard, Esq.
March 26, 2018
Page 2

Very truly yours,

Daniel E. Lassen

51476-00001\WorkSite\9234745.1

E-MAIL 0817



Peter Ho <peter.ho@gmail.com>

FW: Ho v. Chang- laptop [IWOV-WorkSite.FID72092]

20 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Mon, Apr 2, 2018 at 11:04 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "DellaLau@launet.com"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear all –

I'm forwarding an email from opposing counsel regarding Peter's small claims suit.

I'm also providing a draft response for your review:

Sarah, our reference to James in the inspection demand was erroneous. The laptop belongs to Peter. He paid for it and has the receipt, which is attached. James was using it at the Redwood City property before he moved to Peter's home. As you know, Debby refuses to return it to Peter. Small claims is therefore the appropriate forum.

Your rhetoric about harassment is not well taken. Even if the small claims court believes that the laptop belongs to James' estate, the fact remains that Debby refuses to return property that clearly does not belong to her. Judicial involvement shouldn't be necessary. Peter will dismiss the small claims action only if Debby returns his computer.

Debby should return the computer now. As to her assertion of privacy and her preservation obligation, we will agree to her removal of files that (1) were created by her, and (2) are not responsive to our requests for production, so long as those files are preserved on an external hard drive and you provide a log that identifies the files by file name, creation date, file type, and general description of the content. The log must also provide the metadata identifying the user who created the files.

Best,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

E-MAIL 0818

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1596658552100375955&simpl=msg-f%3A1596658...> 1/16



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Friday, March 30, 2018 1:49 PM
To: Daniel E. Lassen
Cc: John Minton; Jeff Loew
Subject: Ho v. Chang- laptop

Hello Dan:

As you may be aware, your client, Peter Ho, has filed a small claims court action against Debby Chang. The complaint concerns a laptop computer Peter Ho now asserts belongs to him, and requests damages totaling \$10,000. A copy is attached for your reference.

We believe this is the same laptop that you have asserted belonged to the Decedent, James Ho, in your request for inspection and related correspondence, or more specifically, "JAMES' Sony VAIO EB Series laptop computer." Peter is now asserting a frivolous claim for damages, and that the laptop belongs to him and not the Decedent's estate. Peter does not have standing to assert a claim to a probate asset in small claims court. This frivolous action amounts to harassment of Debby, and must be dismissed immediately.

As we advised you in our responses to the discovery requests, as well as in subsequent communications with your firm, we are willing to produce the laptop for inspection, but want to ensure that Debby's private information is protected.

We reiterate our offer to make the laptop available for inspection at our office during the week of April 9th, with an agreement that all private and confidential information belonging to Debby Chang shall be placed in a password protected file. In addition, your client must immediately dismiss the small claims court action.

Please advise.

Thank you,

Sarah

E-MAIL 0819

Sarah B. Sheppard, Esq.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

2 attachments

 **Small Claims- Debby Chang.pdf**
227K

 **Gmail - Order Confirmation - SW10111900681.pdf**
100K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Apr 2, 2018 at 6:10 PM

Della, could you read and respond?

draft:

Sarah, our reference to James in the inspection demand was erroneous. The laptop belongs to Peter. He paid for it and has the receipt, which is attached. James was using it at the Redwood City property before he moved to Peter's home. As you know, Debby refuses to return it to Peter. Small claims is therefore the appropriate forum.

E-MAIL 0820

Your rhetoric about harassment is not well taken. Even if the small claims court believes that the laptop belongs to James' estate, the fact remains that Debby refuses to return property that clearly does not belong to her. Judicial involvement shouldn't be necessary. Peter will dismiss the small claims action only if:

<this part was added by us>

- 1- Debby returns his computer and all its accessories undamaged; and
- 2- it is determined (by independent third party inspection) that none of his nor James' files were looked at, opened, touched, copied, moved, or removed since 8/22/17.

Debby should return the computer now. As to her assertion of privacy and her preservation obligation, we will agree to her removal of files that (1) were created by her, and (2) are not responsive to our requests for production, so long as those files are preserved on an external hard drive and you provide a log that identifies the files by file name, creation date, file type, and general description of the content. The log must also provide the metadata identifying the user who created the files.

[Quoted text hidden]

2 attachments

-  **Small Claims- Debby Chang.pdf**
227K
-  **Gmail - Order Confirmation - SW10111900681.pdf**
100K

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Tue, Apr 3, 2018 at 9:05 AM

No Peter, the added part was by me.
When I asked you about Lassen's response, you said you had nothing to add and were totally fine with his email.
Then I spent a good amount of time on the phone explaining and telling you what I wanted to add.
I also want to add to the first paragraph: "Both James and Peter have their personal files stored on the laptop."
I also said to ask Della and Steve for any input in case I missed something (which I feel I am missing something). Bea

FYI, this is going really well. :) We want this kind of correspondence and resistance. You know why?
Because we are going to make a big stink with a patronizing attitude about how little money she makes
and so needs to smooth and nickel/dime James for a higher standard of living and lifestyle...
"We understand that buying at \$700 laptop will be a huge burden from your \$1,000 pension or husband's \$1,000 SS..."

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "DellaLau@launet.com" <DellaLau@launet.com>, John Minton
<jminton@ayhmh.com>

Wed, Apr 4, 2018 at 5:37 PM

Hi Dan,

Here's our draft response (additions to your original draft response are in **bold**)--Della is flying in tonight, and I would like to get her input before finalizing our response, so please wait until you hear back from us tomorrow before sending:

Sarah, our reference to James in the inspection demand was erroneous. The laptop belongs to Peter. He paid for it and has the receipt, which is attached. James was using it at the Redwood City property before he moved to Peter's home. **The laptop contains both Peter's and James' personal files.** As you know, Debby refuses to return **the laptop** to Peter. Small claims is therefore the appropriate forum.

Your rhetoric about harassment is not well taken. Even if the small claims court believes that the laptop belongs to James' estate, the fact remains that Debby refuses to return property that clearly does not belong to her. Judicial involvement shouldn't be necessary. Peter will dismiss the small claims action only if:

1- Debby returns his computer and all its accessories undamaged; and

E-MAIL 0821

2- it is determined (by independent third party inspection) that none of his nor James' files were looked at, opened, touched, copied, moved, or removed since 8/22/17.

Debby should return the computer now. As to her assertion of privacy and her preservation obligation, we will agree to her removal of files that (1) were created by her, and (2) are not responsive to our requests for production, so long as those files are preserved on an external hard drive and you provide a log that identifies the files by file name, creation date, file type, and general description of the content. The log must also provide the metadata identifying the user who created the files.

Thanks,
Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

Fri, Apr 6, 2018 at 12:32 AM

To: "peter.ho@alumni.stanford.edu" <peter.ho@alumni.stanford.edu>, "shanyuan@gmail.com" <shanyuan@gmail.com>, "DellaLau@launet.com" <DellaLau@launet.com>

All -

We sent the response below.

Dan

Begin forwarded message:

From: "Daniel E. Lassen" <dlassen@ayhmh.com>

Date: April 5, 2018 at 5:46:39 PM MDT

To: Sarah Sheppard <ssheppard@loewlawgroup.com>

Cc: John Minton <jminton@ayhmh.com>, Jeff Loew <jloew@loewlawgroup.com>

Subject: RE: Ho v. Chang- laptop [IWOV-WorkSite.FID72092]

Sarah:

Our reference to James in the inspection demand was erroneous. The laptop belongs to Peter. He paid for it and has the receipt, which is attached. James was using it at the Redwood City property before he moved to Peter's home. The laptop contains both Peter's and James' personal files. As you know, Debby refuses to return the laptop to Peter. Small claims is therefore the appropriate forum.

Your rhetoric about harassment is not well taken. Even if the small claims court believes that the laptop belongs to James' estate, the fact remains that Debby refuses to return property that clearly does not belong to her. Judicial involvement shouldn't be necessary. Peter will dismiss the small claims action only if Debby returns his computer and all its accessories undamaged.

Debby should return the computer now. As to her assertion of privacy and her preservation obligation, we will agree to her removal of files that (1) were created by her, and (2) are not responsive to our requests for production, so long as those files are preserved on an external hard drive and you provide a log that identifies the files by file name, creation date, file type, and general description of the content. The log must also provide the metadata identifying the user who created the files.

Peter preserves his right to bring further legal action if his or James' files were accessed, moved, or removed since August 22, 2017.

E-MAIL 0822

Best regards,

Daniel E. Lassen

Attorney

Anderson Yazdi Hwang Minton + Horn

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]

Sent: Friday, March 30, 2018 1:49 PM

To: Daniel E. Lassen

Cc: John Minton; Jeff Loew

Subject: Ho v. Chang- laptop

[Quoted text hidden]

4 attachments

LOEW LAW GROUP 
A PROFESSIONAL LAW CORPORATION

 ATT00001.htm
3K

 Gmail - Order Confirmation - SW10111900681.pdf
100K

 ATT00002.htm
1K

Daniel E. Lassen <dllassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>
Cc: John Minton <jminton@ayhmh.com>

Thu, Apr 12, 2018 at 8:38 AM

All –

Please see the email below regarding the laptop. It will be ready for pickup tomorrow. Notice that the only accessory she mentions is the power cord – are there any other accessories we need to mention in our response?

E-MAIL 0823

We would like to send the following:

Dear Sarah:

Peter will dismiss his small claims action within five court days of retrieving the laptop and power cord undamaged.

Thank you for your agreement regarding Debby's personal files and the provision of a log, as described in my April 5 email. Please remind Debby of her discovery obligation to not destroy any files on the laptop. If we discover that files were destroyed, or were removed without being logged, we will seek spoliation sanctions.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Wednesday, April 11, 2018 4:27 PM
To: Daniel E. Lassen
Cc: John Minton; Jeff Loew
Subject: RE: Ho v. Chang- laptop [IWOV-WorkSite.FID72092]

Hello Daniel:

Please be advised that our client has not refused to return the laptop. We have advised you, in response to your firm's discovery requests and correspondence, that our office would arrange for your inspection of the files on the laptop. Any confusion over ownership of the laptop (which James and Debby understood to be a gift from Peter) is thus based on your own prior communications.

Pursuant to your email below, we will be removing Debby's personal files from the laptop. We request that Peter dismiss his small claims action within five days after the laptop is retrieved.

Please feel free to arrange for a runner to retrieve the laptop from our office. The laptop and power cord will be available any time during normal business hours on Friday, April 13, 2018.

Please advise.

Sarah

E-MAIL 0824

Sarah B. Sheppard, Esq.

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

[Quoted text hidden]

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Apr 13, 2018 at 3:27 AM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Hi Dan,

I would like our email response to Sarah to weave in the following facts--in response to their posture that Debby didn't refuse to return the laptop (it took 5 months of asking!) and that it's our fault for making the possession issue confusing--because we should not be silent about it in case they bring it up in the future:

(1) We originally asked for the laptop and accessories in a letter dated 12/12/17.

E-MAIL 0825

(2) We corrected the ownership issue in January 2018 when John told Jeff over the phone that the laptop is mine and not Dad's. John emailed us on 1/23/18: "On the laptop front, if I have nothing from Jeff on this by the end of the week, I'll tell Jeff that Peter will be initiating a small claims proceeding." In his 1/31/18 email to us regarding an updated tangible personal property letter: "You can see that I've removed the reference to the laptop. That is because it is not Trust property. It is Peter's, and we have made that clear. (As discussed, Peter can proceed with the small claims route.)" A letter to them dated 2/26/18 also refers to "Peter Ho's laptop computer." Apparently, Sarah never got the memo from Jeff. Their continued silence on the issue for such a long time constitutes a refusal to return the laptop.

(3) It was always clear between father and son that the laptop belongs to me. (Sarah, it's interesting where you are getting your info--who should be the one speaking for my Dad?)

We should be clear that the Small Claims suit will not be dropped until:

- (1) the Sony VAIO EB Series Laptop (Model VPCEB35FX/WI) + Intel Laptop Bag + Logitech Wireless Mouse and Receiver + Power Supply are properly returned and verified as undamaged,
- (2) they comply with the preservation of data demands (as verified by an independent third party expert), and
- (3) they reimburse me for the \$90 court fees (receipt attached).

Since the laptop and its contents and external hard drive (that they should have already prepared) may be used as evidence in our case, can you please advise us on the Chain of Custody procedures in terms of what needs to be done to preserve the evidence and what we need to do such that they can't object to our handling of the data and evidence (essentially we want to prohibit them from claiming we can't use anything on the laptop or hard drive as evidence after we take possession). Until we know how to handle this properly, we should not pick up the laptop or anything else tomorrow. (Oh, and shouldn't they deliver it to us instead of us picking it up?)

Thanks,
Peter

[Quoted text hidden]

 **Small Claims Court receipt.pdf**
267K

John Minton <jminton@ayhmh.com>

Fri, Apr 13, 2018 at 3:03 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Daniel E. Lassen" <dllassen@ayhmh.com>
Cc: "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Hi Peter –

Allow me to chime in on this. Here is how I think we should respond:

Dear Sarah:

Peter will dismiss his small claims action within five court days of our retrieval of the laptop and accessories (power supply, Intel laptop bag, and Logitech wireless mouse and receiver). We will let you know when to expect our runner, likely next week.

If we discover that files were destroyed, or were removed without being logged, we will seek spoliation sanctions. Peter reserves his right to bring further legal action if his or James' files were accessed, moved, or removed since August 22, 2017.

E-MAIL 0826

Your email ignores several communications between our offices concerning the laptop. Our December 12, 2017 letter demands return of the laptop and accessories. Debby did not return it. During a call between Jeff and John in January, John corrected our references to the computer as James' and made clear that the laptop and its accessories belong to Peter and demanded their return. Our February 26, 2018 letter to Jeff also refers to "Peter Ho's laptop computer." Debby now asserts in your April 11 email – for the first time – that James and she understood the laptop to be a gift. Under the circumstances, this claim cannot be credited. And even if it had been a gift (which it was not), it would not have been a gift to Debby, a fact she well knows. She had no basis to refuse to return it.

Because she refused to return the laptop and accessories, Peter was forced to incur a \$90 small claims fee. Please include a check in this amount with the items for pickup.

--

As for chain of custody and forensics, the best approach is to have our runner deliver the laptop directly to a qualified IT forensics firm. We have worked with one called Kivu Consulting (<https://kivuconsulting.com/>). I would suggest I connect you with the relevant person there, Adam DeMonaco, and perhaps the three of us can have a conversation. This should happen, of course, before he receives the laptop.

Please confirm that Dan may send the above email.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <sshanyuan@gmail.com>

Fri, Apr 13, 2018 at 4:35 PM

E-MAIL 0827

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1596658552100375955&simpl=msg-f%3A159665...> 10/16

Hi John,

Some questions before sending:

- 1- What are the plans for the external hard drive we asked them to prepare before deleting Debby's personal files--it's supposed to contain a copy of Debby's files, but we don't ask about it in the email, nor about producing the log file. Should we request it be sent to the same qualified IT forensics firm for them to hold? Or do we just let Sarah hold onto the hard drive for now but ask for the log file? Or are you planning to address this further down the road after the laptop is inspected?
- 2- The modifier "undamaged" has been removed--is it now clearly implied or understood that they need to return everything--no missing parts--undamaged before the small claims is dropped?
- 3- Sarah tells us that my Dad understood it as a gift--what?! She's never even met him! I'd be thrilled if you would sanction the use of something stronger (or harsher) than "this claim cannot be credited" to snap her back for claiming she knows what my Dad was thinking. (My four-letter related suggestions may be too harsh, but I can't think of any other clauses at the moment.)

I think having the runner drop it off directly at the qualified IT forensics firm is a great idea. If you could put me in contact with Adam, I would like to discuss with him their forensic capabilities before finalizing the decision to use them.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Apr 13, 2018 at 4:42 PM

Hi Peter –

See below for my comments.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0828

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Friday, April 13, 2018 4:35 PM
To: John Minton
Cc: Daniel E. Lassen; Della N. Lau; Shan-Yuan Ho
Subject: Re: FW: Ho v. Chang- laptop [IWOV-WorkSite.FID72092]

Hi John,

Some questions before sending:

1- What are the plans for the external hard drive we asked them to prepare before deleting Debby's personal files--it's supposed to contain a copy of Debby's files, but we don't ask about it in the email, nor about producing the log file. Should we request it be sent to the same qualified IT forensics firm for them to hold? Or do we just let Sarah hold onto the hard drive for now but ask for the log file? Or are you planning to address this further down the road after the laptop is inspected? **[WHATEVER THEY'VE DONE, THEY'VE NOW DONE. WE NEED TO ADDRESS THIS DOWN THE ROAD BASED ON WHAT OUR FORENSICS PERSON LEARNS.]**

2- The modifier "undamaged" has been removed--is it now clearly implied or understood that they need to return everything--no missing parts--undamaged before the small claims is dropped? **[SEE ABOVE]**

3- Sarah tells us that my Dad understood it as a gift--what?! She's never even met him! I'd be thrilled if you would sanction the use of something stronger (or harsher) than "this claim cannot be credited" to snap her back for claiming she knows what my Dad was thinking, (My four-letter related suggestions may be too harsh, but I can't think of any other clauses at the moment.) **[LET IT GO – THIS DOESN'T MATTER! FRANKLY IF IT WERE UP TO ME THE ENTIRE PARAGRAPH WOULD COME OUT. NONE OF THIS MATTERS FOR OUR CASE.]**

I think having the runner drop it off directly at the qualified IT forensics firm is a great idea. If you could put me in contact with Adam, I would like to discuss with him their forensic capabilities before finalizing the decision to use them. **[I WILL CONNECT YOU.]**

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Apr 13, 2018 at 4:46 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Peter, do you want/need me on the initial call with the forensics guy? I don't necessarily think I need to be.

Best,

John

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Apr 13, 2018 at 6:27 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Hi John,

E-MAIL 0829

Okay, good to send--thanks for your comments. And no need for you to be on the call with the forensics guy--I just need an introduction--letting him know that I will be calling him and giving him the general context would be sufficient.

Thanks,
Peter
[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Apr 13, 2018 at 8:19 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Thanks – Dan will send revised email to Sheppard on Monday and I will introduce you to the forensics guy.

Have a good weekend.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Apr 13, 2018 at 9:40 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>

Why should we pay for the runner to get the laptop. It should be Satan who refused to return it, so they need to deliver it. Also, you did not even ask how much the runner will cost. Fix the email before they send it out.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Apr 13, 2018 at 9:53 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>

Give them the option of 1) deliver the laptop and accessories to Minton's office or 2) pay for our runner to get it (since Satan refused to return it and we had to wait so long and already wasted lawyer fees on this). They have to let us know which choice they choose plus agree to all the other conditions, otherwise we proceed with the small claims.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Apr 13, 2018 at 11:38 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Hi John and Dan,

I just realized that we didn't address the runner issue and why we have to go pick up the laptop, so please don't send the email out just yet. I will make some modifications this weekend.

Thanks again, and I hope you have a good weekend,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Apr 13, 2018 at 11:38 PM

Draft To: John Minton <jminton@ayhmh.com>

Hi John,

I just realized that we didn't address the runner issue and why we have to go pick up the laptop. Debby refused to return the laptop for five months and cost us time and money; she is now saying, "Come and get it, if you want it." That does

E-MAIL 0830

7/28/2020

Gmail - FW: Ho v. Chang- laptop [IWOV-WorkSite.FID72092]

not constitute returning my laptop to me. I am content to wait until my Small Claims Court date in June and see if the judge agrees with me.

Please revise the email to let them know that we will give them the address of the IT forensics firm next week so they can drop it off (unless you don't want them to know which firm we are using, in which case they can drop it off at your office), or they can pay for our runner to go pick it up.

Thanks again, and I hope you have a good weekend,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>

Sat, Apr 14, 2018 at 9:21 AM

Hi Peter –

We don't need to tell them our plans, other than we're sending a runner (which my email already does). Not sure what else you might be referring to.

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>
Cc: John Minton <jminton@ayhmh.com>

Mon, Apr 16, 2018 at 5:33 PM

All – see below.

Dan

From: Daniel E. Lassen
Sent: Monday, April 16, 2018 5:33 PM
To: 'Sarah Sheppard'
Cc: John Minton; Jeff Loew
Subject: RE: Ho v. Chang- laptop [IWOV-WorkSite.FID72092]

Dear Sarah:

Peter will dismiss his small claims action within five court days of our retrieval of the laptop and accessories (power supply, Intel laptop bag, and Logitech wireless mouse and receiver). We will let you know when to expect our runner.

If we discover that files were destroyed, or were removed without being logged, we will seek spoliation sanctions. Peter reserves his right to bring further legal action if his or James' files were accessed, moved, or removed since August 22, 2017.

E-MAIL 0831

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1596658552100375955&simpl=msg-f%3A159665...> 14/16

Your email ignores several communications between our offices concerning the laptop. Our December 12, 2017 letter demands return of the laptop and accessories. Debby did not return it. During a call between Jeff and John in January, John corrected our references to the computer as James' and made clear that the laptop and its accessories belong to Peter and demanded their return. Our February 26, 2018 letter to Jeff also refers to "Peter Ho's laptop computer." Debby now asserts in your April 11 email – for the first time – that James and she understood the laptop to be a gift. Under the circumstances, this claim cannot be credited. And even if it had been a gift (which it was not), it would not have been a gift to Debby, a fact she well knows. She had no basis to refuse to return it.

Because she refused to return the laptop and accessories, Peter was forced to incur a \$90 small claims fee. Please include a check in this amount with the items for pickup.

Sincerely,

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>
 Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Apr 17, 2018 at 3:24 PM

Dear all – FYI. Debby's pettiness knows no bounds, but we need to let this go and focus on more important issues.

John D. Minton



350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Tuesday, April 17, 2018 2:32 PM
To: Daniel E. Lassen
Cc: John Minton; Jeff Loew
Subject: RE: Ho v. Chang- laptop [IWOV-WorkSite.FID72092]

Dear Daniel:

Thanks for your message. Our client is in the process of searching for the laptop accessories you reference below, and we should have an update shortly.

Based on the confusion resulting from the formal discovery requests and correspondence from your office, by which you asserted that James owned the computer and made a request for an inspection, our client is not willing to reimburse Peter for his small claims filing fees at this time. I would suggest that this is one of several matters that can be discussed at mediation.

Thank you,

E-MAIL 0832

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

[Quoted text hidden]

E-MAIL 0833

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1596658552100375955&simpl=msg-f%3A159665...> 16/16



Peter Ho <peter.ho@gmail.com>

Estate of James of Ho [IWOV-WorkSite.FID72080]

1 message

Carol Loza <cloza@ayhmh.com>

Tue, Apr 3, 2018 at 11:47 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Dear Peter:

Attached please find the Substitution of Attorney in the above-referenced matter which has been signed by Steve Anderson and Victoria Kaempf. Please sign and date the Substitution and then return it to me via email.

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho-Substitution of Attorney.pdf
869K

E-MAIL 0834



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

14 messages

Carol Loza <cloza@ayhmh.com>To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Apr 6, 2018 at 4:28 PM

Dear Peter, Shan-Yuan and Della:

Attached please find Debby's Supplemental Responses to our First Set of Special Interrogatories, First Set of Form Interrogatories and First Request for Production of Documents. Debby produced additional documents which will be emailed to you momentarily.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
Hwang Minton + Horn

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900

650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

3 attachments

Ho_ 4-5-18 Debby_s Supplemental Responses to our First RFP.PDF
 603K

Ho_ 4-5-18 Debby_s Supplemental Responses to our First Set of Form Rogs.PDF
 1171K

Ho_ 4-5-18 Debby_s Supplemental Responses to our First Set of Special Rogs.PDF
 851K

Fri, Apr 6, 2018 at 4:31 PM

Carol Loza <cloza@ayhmh.com>To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find Debby's second production of documents which is organized chronologically (2014 – 2017).

Have a nice weekend.

[Quoted text hidden]

4 attachments

Ho_ Debby_s Second Document Production (2014).PDF
 180K

Ho_ Debby_s Second Document Production (2015).PDF
 4576K

Ho_ Debby_s Second Document Production (2016).PDF
 4536K

Ho_ Debby_s Second Document Production (2017).PDF
 5151K

Fri, Apr 6, 2018 at 4:50 PM

John Minton <jminton@ayhmh.com>

To: Carol Loza <cloza@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

E-MAIL 0835<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1597041322022451723&simpl=msg-f%3A1597041...>

1/20

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear all –

We will look through all of this and give you our thoughts as to how these responses and documents impact our planned motion to compel.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
650.212.5900
650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Tue, Apr 10, 2018 at 3:57 PM

All –

John is in a mediation and, due to the timing of the motion to compel, asked me to send you my analysis of Debby's recent supplemental document production and discovery responses.

We should move to compel. Debby is doing as little as possible and drawing arbitrary lines about what she is willing to provide. She doesn't get to decide what the case is about. We do.

However, the Court will want to see that we met and conferred after we received Debby's supplemental information. We should send a letter pointing out the current deficiencies.

Reasons to move to compel on the document production:

- Requests 16 and 17 - Debby says she will produce communications with and documents relating to James. I don't see any in the production. The meet and confer letter should seek clarification that Debby will make a third production to include these documents.
- I don't see any cancelled checks in the production.
- Requests 23, 55, 58 - Debby narrowed her production of financial documents to January 1, 2015 to September 5, 2017. We are on solid ground to request documents from 2013 on to show how Debby's finances changed when she moved in with James, which was in 2014, and to show that she started receiving more rent for El Cerrito. We are also on solid ground to request the documents from 2003 due to the purchase of Albany in 2004, which they then sell to purchase McCollum. We made the allegation, so we have the right to get these documents. The issue that Debby is sure to hammer on is that allegation shouldn't give us access to all of her finances. We should consider killing that argument by narrowing the request for the 2003 to 2012 time period to financial documents relating to Albany and McCollum, including any documents reflecting rent or expenses related to the properties.
- Request 62 - Debby only produced Schedule E (showing rents received for El Cerrito and McCollum) for tax years 2015 and 2016. She hasn't done 2017 yet. We need a commitment to produce for 2017. We are on solid ground to get Schedule E for all the relevant years, because it relates to McCollum and El Cerrito. Incidentally, what she did produce states "50%" regarding McCollum for both 2015 and 2016 – which helps our argument for seeing prior years. Our arguments for the entire return for each year is trickier and may not win the day, but they are not frivolous: (1) how have her finances been impacted by abusing James over the years; (2) did she have any employment income (she told the bank she was employed to get the loan for the Redwood City home).
- Request 7 - Instead of producing the trust documents, Debby disclosed Judy Chang, Sophie Chang, and Rita Chang as the beneficiaries. It's good in that we now know that she did not name James. However, we didn't ask for a statement; we want the actual document(s). We shouldn't have to take her word for it. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).
- Request 69 - Instead of producing documents relating to her marital status, Debby represents that she married in 1962 and separated in 1995. That's the information we wanted, but we shouldn't have to rely on a representation. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).

Reasons to move to compel on the Special Rogs:

- Rogs 79 and 80 – Debby misunderstood the question – we want transfers from her to James, but she provided transfers from James to her. The responses are also improperly narrowed to January 2016 through September 5, 2017.
- Rogs 25-26, 30-31, 44 – receipt of money from James – though she provides information, she has narrowed the request to between January 2016 and September 5, 2017.
- Rog 47 – listing the home for sale – she adds first contact with real estate agent as August 26, 2017. No information about subsequent contacts. This one makes her look like she is playing games. It's an easy thing to answer. We had to send multiple letters, she agreed to supplement, but only gives first contact. Come on! On the other hand, we could get some general info during her deposition, but I want to move for more detail here because it should force her to actually look through her records to give us answers.

E-MAIL 0836

7/28/2020

Gmail - Ho vs. Chang [!WOV-WorkSite.FID72092]

- Rog 78 – more detail about housekeepers, but fails to provide any detail about the services Debby provided. Not hard for Debby to do. I think the judge will order her to give us some information about this. (But we could also get some detail during her deposition.)

I don't think we should move on these Special Rogs:

- Rog 24 – Debby adds that she does not compensate anyone to manage the LA home. We can ask more about this at her deposition.
- Rog 40 – information provided about her marriage and separation. We can ask more about this at her deposition.

Reasons to move to compel on the Form Rogs:

- 15.1
 - Paragraph 43 – only speaks to \$15K in checks – we allege \$68,575 in checks to Debby beginning in 2016, and \$20,680 in cash. Debby can't pick and choose what to respond to; I don't think "on information and belief" is acceptable – she needs to look at her records and answer the question;
 - Paragraph 28 – she responded, though she says "on information and belief"
- 17.1
 - RFA 57 - only speaks to \$15K in checks – totally inapplicable because the question asks about checks made out to Debby, and the response only speaks to checks made out to cash
 - RFA 60 – regarding the checks in cash – response related to \$15K and is short of the alleged \$20K. Maybe this is an ok response and we can ask more about it at her deposition. But it says "on information and belief"
- 13.1 and 13.2 – surveillance – Debby asserts this is inapplicable – it's an easy yes or no question – we shouldn't let her dodge it.

Don't move on these:

- Incident defined as James' \$1.1 million – I think the court will hate us for moving to define this more broadly and it detracts from the financial records we want; we should just write special rogs specifying what she did, if our other rogs don't already, as the court would probably rule that way.
- 12.7 – inspecting scene of incident – Debby asserts the rog is inapplicable; she may win on this one and if forced to answer she would just say she lived in the home where James gave her the loan – I think moving on this one distracts from more important things
- 15.1
 - Paragraphs 65 and 66 – she responded and we can follow up in her deposition.
- 17.1
 - RFA 71 – regarding the extra \$47K of the \$1.1 million used for own purposes – she says all money was used for expenses for Redwood City. We can follow up in her deposition.

Idea for additional special rogs: in response to Document Request 24 regarding her purchases from January 1, 2015 through September 5, 2017, Debby asserts totals of expenses paid for the Redwood City property (\$62,000), furniture for Redwood City (\$3,050), groceries shared with James (\$36,718) and other expenses for James' benefit (\$4,060), and McCollum (\$202,761). I think we should request how Debby arrived at these totals. For example, Schedule E for 2015 and 2016 only show a total of \$125,000 in deductions for McCollum (\$33K of which is depreciation expense or depletion). Will Schedule E for 2017 show approximately \$123K in deductions (excluding depreciation)?

Best,

Dan

Daniel E. Lassen

Attorney

Anderson Yazdi Hwang Minton + Horn

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Wed, Apr 11, 2018 at 8:06 AM

Dear All –

We would like to send the following email to Debby's counsel in advance of our meet and confer letter. Please let us know whether we may send it.

Dear Sarah:

E-MAIL 0837

We recently received Ms. Chang's supplemental document production and supplemental responses to Petitioner's Requests for Production of Documents, Form Interrogatories and Special Interrogatories on April 6, 2018. We are evaluating that production and the supplemental responses and intend to meet and confer further about Ms. Chang's productions and responses. Currently, our deadline to move to compel is April 20, 2018, and to allow sufficient time for our review and further meet and confer efforts, we propose that you agree to extend our deadline to file the motion to April 27, 2018.

Dan

From: Daniel E. Lassen
Sent: Tuesday, April 10, 2018 3:57 PM
To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: John Minton; Carol Loza
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

All –

[Quoted text hidden]

From: John Minton

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 11, 2018 at 3:11 PM

draft:

Dear Dan,

Why do we need a fourth meet and confer letter? Am I missing something—I think we should move to compel now, before our 4/20/18 deadline. If we do so, when would be the earliest court date for this motion?

Here are a few initial thoughts: in their supplemental production, they pick and choose what they want to include:

Chase Bank Statements	Chase Freedom	Chase United Mileage Plus	Chase Freedom	Chase Freedom	Sterling Bank & Trust
	4266 8412 8414 4679	4388 5230 0979 9621		4266 8415 2643 7395	4266 8415 2861 3183
Jan-15 missing Pp. 5, 6	complete	missing P. 2			816017025217
Feb-15 missing Pp. 5, 6	missing P. 2	missing P. 2			
Mar-15 missing Pp. 5, 6	complete	missing P. 2			
Apr-15 missing Pp. 5, 6	missing P. 2	missing P. 2			
May-15 missing Pp. 5, 6	missing P. 2	complete			
Jun-15 missing Pp. 5, 6	complete	missing P. 2			
Jul-15 missing Pp. 5, 6	complete	missing P. 2			
Aug-15 missing Pp. 2, 3	complete	missing P. 2			
Sep-15 missing Pp. 4, 5	complete	missing P. 2			
Oct-15 complete	complete	missing P. 2			
Nov-15 complete	complete	missing P. 2			
Dec-15 complete	complete	missing P. 2			
Jan-16 complete	complete	missing P. 2			
Feb-16 complete	missing P. 2 or more	missing P. 2			
Mar-16 complete	missing P. 2 or more	missing P. 2			
Apr-16 complete	complete	missing P. 2			
May-16 complete	complete	missing P. 2			
Jun-16 missing Pp. 5, 6	complete	missing all			
Jul-16 missing Pp. 5, 6	combined with Aug	missing P. 2			
Aug-16 missing Pp. 2, 3, 4, 5	complete	missing P. 2			
Sep-16 missing Pp. 2, 3, 5, 6	complete	missing P. 2			
Oct-16 missing Pp. 2, 3, 5, 6	complete	missing P. 2			
Nov-16 missing Pp. 5, 6	complete	missing P. 2			
Dec-16 missing Pp. 5, 6	complete	missing P. 2			
Jan-17 missing Pp. 5, 6	complete	missing P. 2			
Feb-17 complete	complete	missing P. 2			
Mar-17 missing Pp. 5, 6	complete	missing P. 2			looks complete
Apr-17 missing Pp. 5, 6	complete	missing P. 2			looks complete
May-17 complete	complete	missing P. 2			looks complete
Jun-17 missing Pp. 2, 3		missing P. 2	complete		looks complete
Jul-17 missing Pp. 5, 6	complete			missing P. 2	looks complete
Aug-17 complete		missing P. 2	complete		looks complete
Sep-17 missing P. 6		missing P. 2	complete		looks complete
Oct-17					looks complete
Nov-17					looks complete

E-MAIL 0838

Dec-17

looks complete

They also do not include other financial accounts Debby has--we are aware she has accounts at Cathay Bank, Wells Fargo, and VALIC.

I think Debby should respond to the compensation issue for McCollum now--not during deposition--partly because she can easily dig up her records, and she would need to do that to answer any questions at deposition anyway.

Thanks,
Peter
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Apr 11, 2018 at 7:55 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Dear Dan,

Why do we need a fourth meet and confer letter? Am I missing something--I think we should move to compel now, before our 4/20/18 deadline. If we do so, when would be the earliest court date for this motion?

Here are a few initial thoughts: in their supplemental (incomplete) production, they pick and choose what they want to include:

Chase Bank Statements	Chase Freedom 4266 8412 8414 4679	Chase United Mileage Plus 4388 5230 0979 9621	Chase Freedom 4266 8415 2643 7395	Chase Freedom 4266 8415 2861 3183	Sterling Bank & Trust 816017025217
Jan-15 missing Pp. 5, 6	complete	missing P. 2			
Feb-15 missing Pp. 5, 6	missing P. 2	missing P. 2			
Mar-15 missing Pp. 5, 6	complete	missing P. 2			
Apr-15 missing Pp. 5, 6	missing P. 2	missing P. 2			
May-15 missing Pp. 5, 6	missing P. 2	complete			
Jun-15 missing Pp. 5, 6	complete	missing P. 2			
Jul-15 missing Pp. 5, 6	complete	missing P. 2			
Aug-15 missing Pp. 2, 3	complete	missing P. 2			
Sep-15 missing Pp. 4, 5	complete	missing P. 2			
Oct-15 complete	complete	missing P. 2			
Nov-15 complete	complete	missing P. 2			
Dec-15 complete	complete	missing P. 2			
Jan-16 complete	complete	missing P. 2			
Feb-16 complete	missing P. 2 or more	missing P. 2			
Mar-16 complete	missing P. 2 or more	missing P. 2			
Apr-16 complete	complete	missing P. 2			
May-16 complete	complete	missing P. 2			
Jun-16 missing Pp. 5, 6	complete	missing all			
Jul-16 missing Pp. 5, 6	combined with Aug	missing P. 2			
Aug-16 missing Pp. 2, 3, 4, 5	complete	missing P. 2			
Sep-16 missing Pp. 2, 3, 5, 6	complete	missing P. 2			
Oct-16 missing Pp. 2, 3, 5, 6	complete	missing P. 2			
Nov-16 missing Pp. 5, 6	complete	missing P. 2			
Dec-16 missing Pp. 5, 6	complete	missing P. 2			
Jan-17 missing Pp. 5, 6	complete	missing P. 2			
Feb-17 complete	complete	missing P. 2			
Mar-17 missing Pp. 5, 6	complete	missing P. 2			looks complete
Apr-17 missing Pp. 5, 6	complete	missing P. 2			looks complete
May-17 complete	complete	missing P. 2			looks complete
Jun-17 missing Pp. 2, 3	missing P. 2	complete			looks complete
Jul-17 missing Pp. 5, 6	complete		missing P. 2		looks complete
Aug-17 complete	missing P. 2		complete		looks complete
Sep-17 missing P. 6	missing P. 2		complete		looks complete
Oct-17					looks complete
Nov-17					looks complete
Dec-17					looks complete

They also do not include other financial accounts Debby has--we are aware she has accounts at Cathay Bank, Wells Fargo, and VALIC.

I think Debby should respond to the compensation issue for McCollum now--not during deposition--partly because she can easily dig up her records, and she would need to do that to answer any questions at deposition anyway. Dad told me that Judy/Mark received at least some compensation in the form of lower rent, so Debby needs to show us all the rental records and the dates that Judy/Mark managed the property and received lower rent.

[For reference, her first response to Special Rog 24: "Responding Party asserts her daughter, Judy and son-in-law Mark, who live in Los Angeles, provides the day-to-day management of the Los Angeles property, including leasing and overseeing all maintenance issues. Specifically, these duties include tenant screenings and applications, leasing and contract administration, hiring repair people and overseeing all maintenance projects. Responding Party further asserts that Judy and Mark have also supervised the remodel of two of the units." Her supplemental response: "Responding Party asserts that she does not compensate anyone involved in managing the Los Angeles property." Schedule E shows no management fees for TY 2015 or 2016.]

Thanks,
Peter

On Wed, Apr 11, 2018 at 8:06 AM, Daniel E. Lassen <dlassen@ayhmh.com> wrote:

| Dear All –

E-MAIL 0839

We would like to send the following email to Debby's counsel in advance of our meet and confer letter. Please let us know whether we may send it.

Dear Sarah:

We recently received Ms. Chang's supplemental document production and supplemental responses to Petitioner's Requests for Production of Documents, Form Interrogatories and Special Interrogatories on April 6, 2018. We are evaluating that production and the supplemental responses and intend to meet and confer further about Ms. Chang's productions and responses. Currently, our deadline to move to compel is April 20, 2018, and to allow sufficient time for our review and further meet and confer efforts, we propose that you agree to extend our deadline to file the motion to April 27, 2018.

Dan

From: Daniel E. Lassen
Sent: Tuesday, April 10, 2018 3:57 PM
To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: John Minton; Carol Loza
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

All –

John is in a mediation and, due to the timing of the motion to compel, asked me to send you my analysis of Debby's recent supplemental document production and discovery responses.

We should move to compel. Debby is doing as little as possible and drawing arbitrary lines about what she is willing to provide. She doesn't get to decide what the case is about. We do.

However, the Court will want to see that we met and conferred after we received Debby's supplemental information. We should send a letter pointing out the current deficiencies.

Reasons to move to compel on the document production:

- Requests 16 and 17 - Debby says she will produce communications with and documents relating to James. I don't see any in the production. The meet and confer letter should seek clarification that Debby will make a third production to include these documents.
- I don't see any cancelled checks in the production.
- Requests 23, 55, 58 - Debby narrowed her production of financial documents to January 1, 2015 to September 5, 2017. We are on solid ground to request documents from 2013 on to show how Debby's finances changed when she moved in with James, which was in 2014, and to show that she started receiving more rent for El Cerrito. We are also on solid ground to request the documents from 2003 due to the purchase of Albany in 2004, which they then sell to purchase McCollum. We made the allegation, so we have the right to get these documents. The issue that Debby is sure to hammer on is that allegation shouldn't give us access to all of her finances. We should consider killing that argument by narrowing the request for the 2003 to 2012 time period to financial documents relating to Albany and McCollum, including any documents reflecting rent or expenses related to the properties.
- Request 62 - Debby only produced Schedule E (showing rents received for El Cerrito and McCollum) for tax years 2015 and 2016. She hasn't done 2017 yet. We need a commitment to produce for 2017. We are on solid ground to get Schedule E for all the relevant years, because it relates to McCollum and El Cerrito. Incidentally, what she did produce states "50%" regarding McCollum for both 2015 and 2016 – which helps our argument for seeing prior years. Our arguments for the entire return for each year is trickier and may not win the day, but they are not frivolous: (1) how have her finances been impacted by abusing James over the years; (2) did she have any employment income (she told the bank she was employed to get the loan for the Redwood City home).
- Request 7 - Instead of producing the trust documents, Debby disclosed Judy Chang, Sophie Chang, and Rita Chang as the beneficiaries. It's good in that we now know that she did not name James. However, we didn't ask for a statement; we want the actual document(s). We shouldn't have to take her word for it. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).
- Request 69 - Instead of producing documents relating to her marital status, Debby represents that she married in 1962 and separated in 1995. That's the information we wanted, but we shouldn't have to rely on a representation. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).

Reasons to move to compel on the Special Rogs:

- Rogs 79 and 80 – Debby misunderstood the question – we want transfers from her to James, but she provided transfers from James to her. The responses are also improperly narrowed to January 2016 through September 5, 2017.
- Rogs 25-26, 30-31, 44 – receipt of money from James – though she provides information, she has narrowed the request to between January 2016 and September 5, 2017.
- Rog 47 – listing the home for sale – she adds first contact with real estate agent as August 26, 2017. No information about subsequent contacts. This one makes her look like she is playing games. It's an easy thing to answer. We had to send multiple letters, she agreed to supplement, but only gives first contact. Come on! On the other hand, we could get some general info during her deposition, but I want to move for more detail here because it should force her to actually look through her records to give us answers.
- Rog 78 – more detail about housekeepers, but fails to provide any detail about the services Debby provided. Not hard for Debby to do. I think the judge will order her to give us some information about this. (But we could also get some detail during her deposition.)

I don't think we should move on these Special Rogs:

- Rog 24 – Debby adds that she does not compensate anyone to manage the LA home. We can ask more about this at her deposition.
- Rog 40 – information provided about her marriage and separation. We can ask more about this at her deposition.

E-MAIL 0840

Reasons to move to compel on the Form Rogs:

- 15.1
 - Paragraph 43 – only speaks to \$15K in checks – we allege \$68,575 in checks to Debby beginning in 2016, and \$20,680 in cash. Debby can't pick and choose what to respond to; I don't think "on information and belief" is acceptable – she needs to look at her records and answer the question;
 - Paragraph 28 – she responded, though she says "on information and belief"
- 17.1
 - RFA 57 - only speaks to \$15K in checks – totally inapplicable because the question asks about checks made out to Debby, and the response only speaks to checks made out to cash
 - RFA 60 – regarding the checks in cash – response related to \$15K and is short of the alleged \$20K. Maybe this is an ok response and we can ask more about it at her deposition. But it says "on information and belief"
- 13.1 and 13.2 – surveillance – Debby asserts this is inapplicable – it's an easy yes or no question – we shouldn't let her dodge it.

Don't move on these:

- Incident defined as James' \$1.1 million – I think the court will hate us for moving to define this more broadly and it detracts from the financial records we want; we should just write special rogs specifying what she did, if our other rogs don't already, as the court would probably rule that way.
- 12.7 – inspecting scene of incident – Debby asserts the rog is inapplicable; she may win on this one and if forced to answer she would just say she lived in the home where James gave her the loan – I think moving on this one distracts from more important things
- 15.1
 - Paragraphs 65 and 66 – she responded and we can follow up in her deposition.
- 17.1
 - RFA 71 – regarding the extra \$47K of the \$1.1 million used for own purposes – she says all money was used for expenses for Redwood City. We can follow up in her deposition.

Idea for additional special rogs: in response to Document Request 24 regarding her purchases from January 1, 2015 through September 5, 2017, Debby asserts totals of expenses paid for the Redwood City property (\$62,000), furniture for Redwood City (\$3,050), groceries shared with James (\$36,718) and other expenses for James' benefit (\$4,060), and McCollum (\$202,761). I think we should request how Debby arrived at these totals. For example, Schedule E for 2015 and 2016 only show a total of \$125,000 in deductions for McCollum (\$33K of which is depreciation expense or depletion). Will Schedule E for 2017 show approximately \$123K in deductions (excluding depreciation)?

Best,

Dan

Daniel E. Lassen

Attorney

Anderson Yazdi Hwang Minton + Horn

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

From: John Minton

Sent: Friday, April 06, 2018 4:50 PM

To: Carol Loza; Peter C. Ho; Shan-Yuan Ho; Della N. Lau

Cc: Daniel E. Lassen

Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear all –

We will look through all of this and give you our thoughts as to how these responses and documents impact our planned motion to compel.

Best,

E-MAIL 0841

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900

650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Carol Loza
Sent: Friday, April 06, 2018 4:32 PM
To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: John Minton; Daniel E. Lassen
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear Peter, Shan-Yuan and Della:

Attached please find Debby's second production of documents which is organized chronologically (2014 – 2017).

Have a nice weekend.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
 Direct Phone: 650.212.5905
 Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900

650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Shan-Yuan Ho <shanyuan@gmail.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: "Della N. Lau" <dellalau@launet.com>

Wed, Apr 11, 2018 at 11:55 PM

I have more to say, so I can respond to Lassen with a follow-up to Peter's e-mail. When I looked at the timing of the checks Satan received from James (before I asked Peter to compile this list, which by the way, Peter did a great job), I had guessed that Satan would not show most of 8/16, 9/16, 10/16, 2/17, 6/17, 7/17, because these are the months with the outrageous checks. I'm not totally off in my guess. I am disgusted that Lassen did mention these missing pages in his response below to 23,55,58, since I think it is a strong point. If he did not notice the missing pages, then it is worse (but are we even surprised?)

NO DROPPING Tax returns (need to know if she declared income -- "gong" on some of checks and McCollum and Albany issue) and no dropping TRUST (McCollum in here). We need access to ALL bank records -- Valic, Wells Fargo, Chase. What is Lassen-Ass suggesting here that we drop it?? What??!! Are you kidding me??? I am so pissed right now that I must waste my time explaining and writing an argument to a bozo, an argument with such simple reasoning that is so obvious to any brain capable of thinking just a little bit. Vomit..

On Wed, Apr 11, 2018 at 5:11 PM, Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:
 draft:

Dear Dan,

E-MAIL 0842

Why do we need a fourth meet and confer letter? Am I missing something--I think we should move to compel now, before our 4/20/18 deadline. If we do so, when would be the earliest court date for this motion?

Here are a few initial thoughts: in their supplemental production, they pick and choose what they want to include:

Chase Bank Statements	Chase Freedom 4266 8412 8414 4679	Chase United Mileage Plus 4388 5230 0979 9621	Chase Freedom 4266 8415 2643 7395	Chase Freedom 4266 8415 2861 3183	Sterling Bank & Trust 816017025217
Jan-15 missing Pp. 5, 6	complete	missing P. 2			
Feb-15 missing Pp. 5, 6	missing P. 2	missing P. 2			
Mar-15 missing Pp. 5, 6	complete	missing P. 2			
Apr-15 missing Pp. 5, 6	missing P. 2	missing P. 2			
May-15 missing Pp. 5, 6	missing P. 2	complete			
Jun-15 missing Pp. 5, 6	complete	missing P. 2			
Jul-15 missing Pp. 5, 6	complete	missing P. 2			
Aug-15 missing Pp. 2, 3	complete	missing P. 2			
Sep-15 missing Pp. 4, 5	complete	missing P. 2			
Oct-15 complete	complete	missing P. 2			
Nov-15 complete	complete	missing P. 2			
Dec-15 complete	complete	missing P. 2			
Jan-16 complete	complete	missing P. 2			
Feb-16 complete	missing P. 2 or more	missing P. 2			
Mar-16 complete	missing P. 2 or more	missing P. 2			
Apr-16 complete	complete	missing P. 2			
May-16 complete	complete	missing P. 2			
Jun-16 missing Pp. 5, 6	complete	missing all			
Jul-16 missing Pp. 5, 6	combined with Aug	missing P. 2			
Aug-16 missing Pp. 2, 3, 4, 5	complete	missing P. 2			
Sep-16 missing Pp. 2, 3, 5, 6	complete	missing P. 2			
Oct-16 missing Pp. 2, 3, 5, 6	complete	missing P. 2			
Nov-16 missing Pp. 5, 6	complete	missing P. 2			
Dec-16 missing Pp. 5, 6	complete	missing P. 2			
Jan-17 missing Pp. 5, 6	complete	missing P. 2			
Feb-17 complete	complete	missing P. 2			
Mar-17 missing Pp. 5, 6	complete	missing P. 2			looks complete
Apr-17 missing Pp. 5, 6	complete	missing P. 2			looks complete
May-17 complete	complete	missing P. 2			looks complete
Jun-17 missing Pp. 2, 3	missing P. 2	complete			looks complete
Jul-17 missing Pp. 5, 6	complete		missing P. 2		looks complete
Aug-17 complete	missing P. 2		complete		looks complete
Sep-17 missing Pp. 6	missing P. 2		complete		looks complete
Oct-17					looks complete
Nov-17					looks complete
Dec-17					looks complete

They also do not include other financial accounts Debby has--we are aware she has accounts at Cathay Bank, Wells Fargo, and VALIC.

I think Debby should respond to the compensation issue for McCollum now--not during deposition--partly because she can easily dig up her records, and she would need to do that to answer any questions at deposition anyway.

Thanks,
Peter

On Wed, Apr 11, 2018 at 8:06 AM, Daniel E. Lassen <dlassen@ayhmh.com> wrote:

Dear All –

We would like to send the following email to Debby's counsel in advance of our meet and confer letter. Please let us know whether we may send it.

Dear Sarah:

We recently received Ms. Chang's supplemental document production and supplemental responses to Petitioner's Requests for Production of Documents, Form Interrogatories and Special Interrogatories on April 6, 2018. We are evaluating that production and the supplemental responses and intend to meet and confer further about Ms. Chang's productions and responses. Currently, our deadline to move to compel is April 20, 2018, and to allow sufficient time for our review and further meet and confer efforts, we propose that you agree to extend our deadline to file the motion to April 27, 2018.

Dan

From: Daniel E. Lassen
Sent: Tuesday, April 10, 2018 3:57 PM

E-MAIL 0843

To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: John Minton; Carol Loza
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

All –

John is in a mediation and, due to the timing of the motion to compel, asked me to send you my analysis of Debby's recent supplemental document production and discovery responses.

We should move to compel. Debby is doing as little as possible and drawing arbitrary lines about what she is willing to provide. She doesn't get to decide what the case is about. We do.

However, the Court will want to see that we met and conferred after we received Debby's supplemental information. We should send a letter pointing out the current deficiencies.

Reasons to move to compel on the document production:

- Requests 16 and 17 - Debby says she will produce communications with and documents relating to James. I don't see any in the production. The meet and confer letter should seek clarification that Debby will make a third production to include these documents.
- I don't see any cancelled checks in the production.
- Requests 23, 55, 58 - Debby narrowed her production of financial documents to January 1, 2015 to September 5, 2017. We are on solid ground to request documents from 2013 on to show how Debby's finances changed when she moved in with James, which was in 2014, and to show that she started receiving more rent for El Cerrito. We are also on solid ground to request the documents from 2003 due to the purchase of Albany in 2004, which they then sell to purchase McCollum. We made the allegation, so we have the right to get these documents. The issue that Debby is sure to hammer on is that allegation shouldn't give us access to all of her finances. We should consider killing that argument by narrowing the request for the 2003 to 2012 time period to financial documents relating to Albany and McCollum, including any documents reflecting rent or expenses related to the properties.
- Request 62 - Debby only produced Schedule E (showing rents received for El Cerrito and McCollum) for tax years 2015 and 2016. She hasn't done 2017 yet. We need a commitment to produce for 2017. We are on solid ground to get Schedule E for all the relevant years, because it relates to McCollum and El Cerrito. Incidentally, what she did produce states "50%" regarding McCollum for both 2015 and 2016 – which helps our argument for seeing prior years. Our arguments for the entire return for each year is trickier and may not win the day, but they are not frivolous: (1) how have her finances been impacted by abusing James over the years; (2) did she have any employment income (she told the bank she was employed to get the loan for the Redwood City home).
- Request 7 - Instead of producing the trust documents, Debby disclosed Judy Chang, Sophie Chang, and Rita Chang as the beneficiaries. It's good in that we now know that she did not name James. However, we didn't ask for a statement; we want the actual document(s). We shouldn't have to take her word for it. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).
- Request 69 - Instead of producing documents relating to her marital status, Debby represents that she married in 1962 and separated in 1995. That's the information we wanted, but we shouldn't have to rely on a representation. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).

Reasons to move to compel on the Special Rogs:

- Rogs 79 and 80 – Debby misunderstood the question – we want transfers from her to James, but she provided transfers from James to her. The responses are also improperly narrowed to January 2016 through September 5, 2017.
- Rogs 25-26, 30-31, 44 – receipt of money from James – though she provides information, she has narrowed the request to between January 2016 and September 5, 2017.
- Rog 47 – listing the home for sale – she adds first contact with real estate agent as August 26, 2017. No information about subsequent contacts. This one makes her look like she is playing games. It's an easy thing to answer. We had to send multiple letters, she agreed to supplement, but only gives first contact. Come on! On the other hand, we could get some general info during her deposition, but I want to move for more detail here because it should force her to actually look through her records to give us answers.
- Rog 78 – more detail about housekeepers, but fails to provide any detail about the services Debby provided. Not hard for Debby to do. I think the judge will order her to give us some information about this. (But we could also get some detail during her deposition.)

I don't think we should move on these Special Rogs:

- Rog 24 – Debby adds that she does not compensate anyone to manage the LA home. We can ask more about this at her deposition.
- Rog 40 – information provided about her marriage and separation. We can ask more about this at her deposition.

Reasons to move to compel on the Form Rogs:

- 15.1
 - Paragraph 43 – only speaks to \$15K in checks – we allege \$68,575 in checks to Debby beginning in 2016, and \$20,680 in cash. Debby can't pick and choose what to respond to; I don't think "on information and belief" is acceptable – she needs to look at her records and answer the question;
 - Paragraph 28 – she responded, though she says "on information and belief"
- 17.1
 - RFA 57 - only speaks to \$15K in checks – totally inapplicable because the question asks about checks made out to Debby, and the response only speaks to checks made out to cash
 - RFA 60 – regarding the checks in cash – response related to \$15K and is short of the alleged \$20K. Maybe this is an ok response and we can ask more about it at her deposition. But it says "on information and belief"
- 13.1 and 13.2 – surveillance – Debby asserts this is inapplicable – it's an easy yes or no question – we shouldn't let her dodge it.

Don't move on these:

E-MAIL 0844

7/28/2020

Gmail - Ho vs. Chang [!WOW-WorkSite.FID72092]

- Incident defined as James' \$1.1 million – I think the court will hate us for moving to define this more broadly and it detracts from the financial records we want; we should just write special rogs specifying what she did, if our other rogs don't already, as the court would probably rule that way.
- 12.7 – inspecting scene of incident – Debby asserts the rog is inapplicable; she may win on this one and if forced to answer she would just say she lived in the home where James gave her the loan – I think moving on this one distracts from more important things
- 15.1
 - Paragraphs 65 and 66 – she responded and we can follow up in her deposition.
- 17.1
 - RFA 71 – regarding the extra \$47K of the \$1.1 million used for own purposes – she says all money was used for expenses for Redwood City. We can follow up in her deposition.

Idea for additional special rogs: in response to Document Request 24 regarding her purchases from January 1, 2015 through September 5, 2017, Debby asserts totals of expenses paid for the Redwood City property (\$62,000), furniture for Redwood City (\$3,050), groceries shared with James (\$36,718) and other expenses for James' benefit (\$4,060), and McCollum (\$202,761). I think we should request how Debby arrived at these totals. For example, Schedule E for 2015 and 2016 only show a total of \$125,000 in deductions for McCollum (\$33K of which is depreciation expense or depletion). Will Schedule E for 2017 show approximately \$123K in deductions (excluding depreciation)?

Best,

Dan

Daniel E. Lassen

Attorney

Anderson Yazdi Hwang Minton + Horn

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

From: John Minton

Sent: Friday, April 06, 2018 4:50 PM
To: Carol Loza; Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: Daniel E. Lassen
Subject: RE: Ho vs. Chang [!WOW-WorkSite.FID72092]

Dear all –

We will look through all of this and give you our thoughts as to how these responses and documents impact our planned motion to compel.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Carol Loza
Sent: Friday, April 06, 2018 4:32 PM

E-MAIL 0845

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: John Minton; Daniel E. Lassen
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear Peter, Shan-Yuan and Della:

Attached please find Debby's second production of documents which is organized chronologically (2014 – 2017).

Have a nice weekend.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
Direct Phone: 650.212.5905
Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road **650.212.5900**
Burlingame, CA 94010 650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

ANDERSON YAZDI
Hwang Minton + Horn

image001.png
25K

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Thu, Apr 12, 2018 at 11:59 AM

Peter,

Thanks for the analysis and comments. John and I have discussed further and will plan on filing the motion by April 20. We will send you a draft for your review next week.

Best,

Dan

[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]

Dear all –

We will look through all of this and give you our thoughts as to how these responses and documents impact our planned motion to compel.

Best,

John

E-MAIL 0846

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Carol Loza
Sent: Friday, April 06, 2018 4:32 PM
To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: John Minton; Daniel E. Lassen
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@aymh.com>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Apr 13, 2018 at 3:28 AM

Hi John,

Would you happen to have time for a conference call with us either today (Friday) or Monday to discuss the motion and other issues? You can choose the hour since we're free any time on those two days.

Thanks,
 Peter
 [Quoted text hidden]

John Minton <jminton@aymh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Apr 13, 2018 at 10:58 AM

Hi Peter –

Yes, how about Monday at 3:00 p.m.?

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@aymh.com>
 Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Apr 16, 2018 at 9:09 AM

Hi John,

I realize I did not confirm for this afternoon's conference call at 3pm--are you still available today at that time?

Thanks,
 Peter
 [Quoted text hidden]

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Mon, Apr 16, 2018 at 9:37 AM

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Yes.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
650.212.5900
650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, April 16, 2018 9:10 AM
To: John Minton
Cc: Shan-Yuan Ho; Della N. Lau
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi John,

I realize I did not confirm for this afternoon's conference call at 3pm--are you still available today at that time?

Thanks,

Peter

On Fri, Apr 13, 2018 at 10:58 AM, John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

Yes, how about Monday at 3:00 p.m.?

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
650.212.5900
650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Friday, April 13, 2018 3:29 AM
To: John Minton
Cc: Shan-Yuan Ho; Della N. Lau
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi John,

E-MAIL 0848

7/28/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Would you happen to have time for a conference call with us either today (Friday) or Monday to discuss the motion and other issues? You can choose the hour since we're free any time on those two days.

Thanks,

Peter

On Thu, Apr 12, 2018 at 11:59 AM, Daniel E. Lassen <dlassen@ayhmh.com> wrote:

Peter,

Thanks for the analysis and comments. John and I have discussed further and will plan on filing the motion by April 20. We will send you a draft for your review next week.

Best,

Dan

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, April 11, 2018 7:55 PM
To: Daniel E. Lassen
Cc: Shan-Yuan Ho; Della N. Lau; John Minton; Carol Loza
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear Dan,

Why do we need a fourth meet and confer letter? Am I missing something--I think we should move to compel now, before our 4/20/18 deadline. If we do so, when would be the earliest court date for this motion?

Here are a few initial thoughts: in their supplemental (incomplete) production, they pick and choose what they want to include:

Chase Bank Statements	Chase Freedom 4266 8412 8414 4679	Chase United Mileage Plus 4388 5230 0979 9621	Chase Freedom 4266 8415 2643 7395	Chase Freedom 4266 8415 2861 3183	Sterling Bank & Trust 816017025217
Jan-15 missing Pp. 5, 6	complete	missing P. 2			
Feb-15 missing Pp. 5, 6		missing P. 2	missing P. 2		
Mar-15 missing Pp. 5, 6	complete	missing P. 2			
Apr-15 missing Pp. 5, 6		missing P. 2	missing P. 2		
May-15 missing Pp. 5, 6		missing P. 2	complete		
Jun-15 missing Pp. 5, 6	complete	missing P. 2			
Jul-15 missing Pp. 5, 6	complete	missing P. 2			
Aug-15 missing Pp. 2, 3	complete	missing P. 2			
Sep-15 missing Pp. 4, 5	complete	missing P. 2			
Oct-15 complete	complete	missing P. 2			
Nov-15 complete	complete	missing P. 2			
Dec-15 complete	complete	missing P. 2			
Jan-16 complete	complete	missing P. 2			
Feb-16 complete	missing P. 2 or more	missing P. 2			

E-MAIL 0849

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1597041322022451723&simpl=msg-f%3A159704...> 15/20

7/28/2020

Gmail - Ho vs. Chang [!WOV-WorkSite.FID72092]

Mar-16 complete	missing P. 2 or more	missing P. 2	
Apr-16 complete	complete	missing P. 2	
May-16 complete	complete	missing P. 2	
Jun-16 missing Pp. 5, 6	complete	missing all	
Jul-16 missing Pp. 5, 6	combined with Aug	missing P. 2	
Aug-16 missing Pp. 2, 3, 4, 5	complete	missing P. 2	
Sep-16 missing Pp. 2, 3, 5, 6	complete	missing P. 2	
Oct-16 missing Pp. 2, 3, 5, 6	complete	missing P. 2	
Nov-16 missing Pp. 5, 6	complete	missing P. 2	
Dec-16 missing Pp. 5, 6	complete	missing P. 2	
Jan-17 missing Pp. 5, 6	complete	missing P. 2	
Feb-17 complete	complete	missing P. 2	
Mar-17 missing Pp. 5, 6	complete	missing P. 2	looks complete
Apr-17 missing Pp. 5, 6	complete	missing P. 2	looks complete
May-17 complete	complete	missing P. 2	looks complete
Jun-17 missing Pp. 2, 3		missing P. 2	complete
Jul-17 missing Pp. 5, 6		complete	missing P. 2
Aug-17 complete		missing P. 2	complete
Sep-17 missing P. 6		missing P. 2	complete
Oct-17			looks complete
Nov-17			looks complete
Dec-17			looks complete

They also do not include other financial accounts Debby has--we are aware she has accounts at Cathay Bank, Wells Fargo, and VALIC.

I think Debby should respond to the compensation issue for McCollum now--not during deposition--partly because she can easily dig up her records, and she would need to do that to answer any questions at deposition anyway. Dad told me that Judy/Mark received at least some compensation in the form of lower rent, so Debby needs to show us all the rental records and the dates that Judy/Mark managed the property and received lower rent.

[For reference, her first response to Special Rog 24: "Responding Party asserts her daughter, Judy and son-in-law Mark, who live in Los Angeles, provides the day-to-day management of the Los Angeles property, including leasing and overseeing all maintenance issues. Specifically, these duties include tenant screenings and applications, leasing and contract administration, hiring repair people and overseeing all maintenance projects. Responding Party further asserts that Judy and Mark have also supervised the remodel of two of the units." Her supplemental response: "Responding Party asserts that she does not compensate anyone involved in managing the Los Angeles property." Schedule E shows no management fees for TY 2015 or 2016.]

Thanks,

Peter

On Wed, Apr 11, 2018 at 8:06 AM, Daniel E. Lassen <dlassen@ayhmh.com> wrote:

Dear All –

E-MAIL 0850

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1597041322022451723&simpl=msg-f%3A159704...> 16/20

We would like to send the following email to Debby's counsel in advance of our meet and confer letter. Please let us know whether we may send it.

Dear Sarah:

We recently received Ms. Chang's supplemental document production and supplemental responses to Petitioner's Requests for Production of Documents, Form Interrogatories and Special Interrogatories on April 6, 2018. We are evaluating that production and the supplemental responses and intend to meet and confer further about Ms. Chang's productions and responses. Currently, our deadline to move to compel is April 20, 2018, and to allow sufficient time for our review and further meet and confer efforts, we propose that you agree to extend our deadline to file the motion to April 27, 2018.

Dan

From: Daniel E. Lassen
Sent: Tuesday, April 10, 2018 3:57 PM
To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: John Minton; Carol Loza
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

All –

John is in a mediation and, due to the timing of the motion to compel, asked me to send you my analysis of Debby's recent supplemental document production and discovery responses.

We should move to compel. Debby is doing as little as possible and drawing arbitrary lines about what she is willing to provide. She doesn't get to decide what the case is about. We do.

However, the Court will want to see that we met and conferred after we received Debby's supplemental information. We should send a letter pointing out the current deficiencies.

Reasons to move to compel on the document production:

- Requests 16 and 17 - Debby says she will produce communications with and documents relating to James. I don't see any in the production. The meet and confer letter should seek clarification that Debby will make a third production to include these documents.
- I don't see any cancelled checks in the production.
- Requests 23, 55, 58 - Debby narrowed her production of financial documents to January 1, 2015 to September 5, 2017. We are on solid ground to request documents from 2013 on to show how Debby's finances changed when she moved in with James, which was in 2014, and to show that she started receiving more rent for El Cerrito. We are also on solid ground to request the documents from 2003 due to the purchase of Albany in 2004, which they then sell to purchase McCollum. We made the allegation, so we have the right to get these documents. The issue that Debby is sure to hammer on is that allegation shouldn't give us access to all of her finances. We should consider killing that argument by narrowing the request for the 2003 to 2012 time period to financial documents relating to Albany and McCollum, including any documents reflecting rent or expenses related to the properties.
- Request 62 - Debby only produced Schedule E (showing rents received for El Cerrito and McCollum) for tax years 2015 and 2016. She hasn't done 2017 yet. We need a commitment to produce for 2017. We are on solid ground to get Schedule E for all the relevant years, because it relates to McCollum and El Cerrito. Incidentally, what she did produce states "50%" regarding McCollum for both 2015 and 2016 – which helps our argument for seeing prior years. Our arguments for the entire return for each year is trickier and may not win the day, but they are not frivolous: (1) how have her finances been impacted by abusing James over the years; (2) did she have any employment income (she told the bank she was employed to get the loan for the Redwood City home).
- Request 7 - Instead of producing the trust documents, Debby disclosed Judy Chang, Sophie Chang, and Rita Chang as the beneficiaries. It's good in that we now know that she did not name James. However, we didn't ask for a statement; we want the actual document(s). We shouldn't have to take her word for it. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).
- Request 69 - Instead of producing documents relating to her marital status, Debby represents that she married in 1962 and separated in 1995. That's the information we wanted, but we shouldn't have to rely on a representation. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).

Reasons to move to compel on the Special Rogs:

- Rogs 79 and 80 – Debby misunderstood the question – we want transfers from her to James, but she provided transfers from James to her. The responses are also improperly narrowed to January 2016 through September 5, 2017.
- Rogs 25-26, 30-31, 44 – receipt of money from James – though she provides information, she has narrowed the request to between January 2016 and September 5, 2017.
- Rog 47 – listing the home for sale – she adds first contact with real estate agent as August 26, 2017. No information about subsequent contacts. This one makes her look like she is playing games. It's an easy thing to answer. We had to send multiple letters, she agreed to supplement, but only gives first contact. Come on! On the other hand, we could get some general info during her deposition, but I want to move for more detail here because it should force her to actually look through her records to give us answers.
- Rog 78 – more detail about housekeepers, but fails to provide any detail about the services Debby provided. Not hard for Debby to do. I think the judge will order her to give us some information about this. (But we could also get some detail during her deposition.)

I don't think we should move on these Special Rogs:

- Rog 24 – Debby adds that she does not compensate anyone to manage the LA home. We can ask more about this at her deposition.
- Rog 40 – information provided about her marriage and separation. We can ask more about this at her deposition.

E-MAIL 0851

Reasons to move to compel on the Form Rogs:

- 15.1
 - Paragraph 43 – only speaks to \$15K in checks – we allege \$68,575 in checks to Debby beginning in 2016, and \$20,680 in cash. Debby can't pick and choose what to respond to; I don't think "on information and belief" is acceptable – she needs to look at her records and answer the question;
 - Paragraph 28 – she responded, though she says "on information and belief"
- 17.1
 - RFA 57 - only speaks to \$15K in checks – totally inapplicable because the question asks about checks made out to Debby, and the response only speaks to checks made out to cash
 - RFA 60 – regarding the checks in cash – response related to \$15K and is short of the alleged \$20K. Maybe this is an ok response and we can ask more about it at her deposition. But it says "on information and belief"
- 13.1 and 13.2 – surveillance – Debby asserts this is inapplicable – it's an easy yes or no question – we shouldn't let her dodge it.

Don't move on these:

- Incident defined as James' \$1.1 million – I think the court will hate us for moving to define this more broadly and it detracts from the financial records we want; we should just write special rogs specifying what she did, if our other rogs don't already, as the court would probably rule that way.
- 12.7 – inspecting scene of incident – Debby asserts the rog is inapplicable; she may win on this one and if forced to answer she would just say she lived in the home where James gave her the loan – I think moving on this one distracts from more important things
- 15.1
 - Paragraphs 65 and 66 – she responded and we can follow up in her deposition.
- 17.1
 - RFA 71 – regarding the extra \$47K of the \$1.1 million used for own purposes – she says all money was used for expenses for Redwood City. We can follow up in her deposition.

Idea for additional special rogs: in response to Document Request 24 regarding her purchases from January 1, 2015 through September 5, 2017, Debby asserts totals of expenses paid for the Redwood City property (\$62,000), furniture for Redwood City (\$3,050), groceries shared with James (\$36,718) and other expenses for James' benefit (\$4,060), and McCollum (\$202,761). I think we should request how Debby arrived at these totals. For example, Schedule E for 2015 and 2016 only show a total of \$125,000 in deductions for McCollum (\$33K of which is depreciation expense or depletion). Will Schedule E for 2017 show approximately \$123K in deductions (excluding depreciation)?

Best,

Dan

Daniel E. Lassen

Attorney

Anderson Yazdi Hwang Minton + Horn

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

From: John Minton

Sent: Friday, April 06, 2018 4:50 PM

To: Carol Loza; Peter C. Ho; Shan-Yuan Ho; Della N. Lau

Cc: Daniel E. Lassen

Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear all –

We will look through all of this and give you our thoughts as to how these responses and documents impact our planned motion to compel.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Carol Loza
Sent: Friday, April 06, 2018 4:32 PM
To: Peter C. Ho; Shan-Yuan Ho; Della N. Lau
Cc: John Minton; Daniel E. Lassen
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear Peter, Shan-Yuan and Della:

Attached please find Debby's second production of documents which is organized chronologically (2014 – 2017).

Have a nice weekend.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Mon, Apr 16, 2018 at 5:29 PM

Hi John and Dan,

Here is the streamlined list for the Motion to Compel (cut and paste from Dan's list and first letter):

- Request 24 seeks documents relating to Ms. Chang's purchases from January 1, 2015 through September 5, 2017. The scope of time is narrowly tailored to a period when Ms. Chang's living expenses and furnishings for Mr. Ho's residences were paid by Mr. Ho or with money obtained from him. See Amended Petition, ~ 31 . Any privacy concerns are overridden by the public policy in protecting the elderly from financial abuse and theft. See Welfare & Institutions Code § 15600; Schnabel, 5 Cal.4th, at 721. [DEBBY DID NOT PROVIDE ALL PAGES AND POSSIBLY NOT ALL ACCOUNTS]
- Requests 23, 55, 58 - Debby narrowed her production of financial documents to January 1, 2015 to September 5, 2017. We are on solid ground to request documents from 2013 on to show how Debby's finances changed when she moved in with James, which was in 2014, and to show that she started receiving more rent for El Cerrito. We are also on solid ground to request the documents from 2003 due to the purchase of Albany in 2004, which they then sell to purchase McCollum. We made the allegation, so we have the right to get these documents. The issue that Debby is sure to hammer on is that allegation shouldn't give us access to all of her finances. We should consider killing that argument by narrowing the request for the 2003 to 2012 time period to financial documents relating to Albany and McCollum, including any documents reflecting rent or expenses related to the properties. [MISSING PAGES; NOT ALL BANK ACCOUNTS WERE PRODUCED]

E-MAIL 0853

- Request 62 - Debby only produced Schedule E (showing rents received for El Cerrito and McCollum) for tax years 2015 and 2016. She hasn't done 2017 yet. We need a commitment to produce for 2017. We are on solid ground to get Schedule E for all the relevant years, because it relates to McCollum and El Cerrito. Incidentally, what she did produce states "50%" regarding McCollum for both 2015 and 2016 – which helps our argument for seeing prior years. Our arguments for the entire return for each year is trickier and may not win the day, but they are not frivolous: (1) how have her finances been impacted by abusing James over the years; (2) did she have any employment income (she told the bank she was employed to get the loan for the Redwood City home).
- Request 7 - Instead of producing the trust documents, Debby disclosed Judy Chang, Sophie Chang, and Rita Chang as the beneficiaries. It's good in that we now know that she did not name James. However, we didn't ask for a statement; we want the actual document(s). We shouldn't have to take her word for it. (May want to drop this one to focus on more important issues and with this disclosure they may prevail on the privacy objection).
- Request 69 - Instead of producing documents relating to her marital status, Debby represents that she married in 1962 and separated in 1995. That's the information we wanted, but we shouldn't have to rely on a representation.

Reasons to move to compel on the Special Rogs:

- Rogs 25-26, 30-31, 44 – receipt of money from James – though she provides information, she has narrowed the request to between January 2016 and September 5, 2017. [INCOMPLETE--NOT ALL ACCOUNTS PRODUCED]
- Rog 47 – listing the home for sale – she adds first contact with real estate agent as August 26, 2017. No information about subsequent contacts. This one makes her look like she is playing games. It's an easy thing to answer. We had to send multiple letters, she agreed to supplement, but only gives first contact. Come on! On the other hand, we could get some general info during her deposition, but I want to move for more detail here because it should force her to actually look through her records to give us answers.

Reasons to move to compel on the Form Rogs:

- 13.1 and 13.2 – surveillance – Debby asserts this is inapplicable – it's an easy yes or no question – we shouldn't let her dodge it. [WHAT ABOUT AUDIO RECORDINGS?]

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0854

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1597041322022451723&simpl=msg-f%3A159704...> 20/20



Peter Ho <peter.ho@gmail.com>

Dan

1 message

John Minton <jminton@ayhmh.com>

Thu, Apr 12, 2018 at 4:42 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I wanted to touch base with you on the topic of Dan. As you have seen, he has been involved in discovery issues lately. Given my schedule lately, this has been of necessity. While I had intended to discuss this with you prior to having him dive in, I just haven't had the opportunity. For what it is worth, and as I may have stated previously, I rely on Dan (and many practitioners use associated) heavily in discovery matters. I hope and trust that you are OK with this and will give him a second chance. If not, we need to talk, because I'm not capable of doing the work he's doing in light of my other demands.

Dan is currently hard at work on the motion to compel and the declarations and other papers that accompany a MTC. Given the dynamics of our the issues, he will certainly end up past the 8 hours we originally discussed. I cannot put a precise time frame around how long it will take to get all of the motion to compel papers together, but will certainly make sure that his time entries are faithful to the time it takes to do this kind of work.

Please let me know if we can proceed along these lines.

Thank you,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0855



Peter Ho <peter.ho@gmail.com>

Potential Matter

24 messages

John Minton <jminton@ayhmh.com>
 To: Adam DeMonaco <ademonaco@kivuconsulting.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Apr 16, 2018 at 9:00 AM

Dear Adam –

I received your name from MPA Networks, with whom I understand you recently worked on a matter.

Kivu has assisted my firm in the past with a few matters and I wonder if you might be able to do so again. I am copying my client, Peter Ho, who would like to schedule a call with you to discuss the potential engagement. Are you available for a call this week to speak to Peter?

Thank you,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Adam DeMonaco <ademonaco@kivuconsulting.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Apr 16, 2018 at 9:14 AM

John,

Thank you for the email and introduction.

Peter,

I have some time before 11am and after 2pm today if you are available to chat.

E-MAIL 0856

7/28/2020

Gmail - Potential Matter

- Sent from mobile device

From: John Minton <jminton@ayhmh.com>

Sent: Monday, April 16, 2018 9:00:26 AM

To: Adam DeMonaco

Cc: 'Peter C. Ho'

Subject: Potential Matter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Apr 16, 2018 at 9:19 AM

To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Cc: John Minton <jminton@ayhmh.com>

Hi Adam,

My schedule is a bit tight today. What is your availability tomorrow or Wed afternoon?

Thanks,

Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>

Mon, Apr 16, 2018 at 10:22 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>

Peter,

Tomorrow I am free until 11:30 then after 1 until 4pm. Wednesday I am open after 10am until 5pm all Pacific.

Regards,

Adam

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Apr 17, 2018 at 3:02 PM

To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Cc: John Minton <jminton@ayhmh.com>

Hi Adam,

Sorry for the late reply--was super busy again. I'd like to chat with you tomorrow (Wed) around 1pm. You can call me at 408-838-9116; I'd be more than happy to call you, too, but I'll need your phone number.

Thanks,

Peter

[Quoted text hidden]

E-MAIL 0857

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1597919127893258602&simpl=msg-f%3A15979191...> 2/11

7/28/2020

Gmail - Potential Matter

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Tue, Apr 17, 2018 at 10:36 PM

Peter,

I will be available at 1:30pm PT tomorrow if you have time to discuss. I will give you a call at 408-838-9116/

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Apr 17, 2018 at 10:37 PM

[Quoted text hidden]

[Quoted text hidden]

 **invite.ics**
6K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: "John D. Minton" <jminton@ayhmh.com>

Wed, Apr 18, 2018 at 10:25 AM

Thanks, Adam. I'll await your call at 1:30pm.

-Peter

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "John D. Minton" <jminton@ayhmh.com>

Wed, Apr 18, 2018 at 3:32 PM

Peter,

Thank you for the time today. Attached is the Engagement Agreement as discussed for your review and consideration.

Please let me know if you would like to proceed.

Regards,

E-MAIL 0858

Adam

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

[Quoted text hidden]

 **Kivu Minter Peter C Ho Forensics.pdf**
173K

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Apr 19, 2018 at 10:31 AM

John,

As discussed here is an update Engagement Agreement that contains the change in language to engage directly with you rather than Peter.

Regards,

Adam

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

[Quoted text hidden]

 **Kivu Minter Peter C Ho Forensics.pdf**
172K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thu, Apr 19, 2018 at 10:37 AM

Hi Peter – It is better from an evidentiary standpoint if the agreement is between law firm and Kivu. Can you let me know if the agreement comports with your understanding of what they are to do? I took a quick look through, and it seems fairly accurate. Obviously Debby is not an “employee,” and we can ask him to change that. But better to give him all changes at once. Also, if we’re going to request changes to this agreement, my feeling is to focus only on the really important stuff.

Thanks,

E-MAIL 0859

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Kivu Minter Peter C Ho Forensics.pdf

173K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: "John D. Minton" <jminton@ayhmh.com>

Fri, May 11, 2018 at 1:58 PM

Hi Adam,

I am close to making a decision. I would like to have some type of report in Phase 1 indicating what is currently on the laptop HD after you image the drive. We were told by opposing counsel that their client's files and account were deleted; however, we don't know if they deleted other accounts belonging to Dad and me. A listing of user files in Documents or something similar would suffice.

E-MAIL 0860

I would also like some type of report indicating what was deleted and what we might expect to recover--we'd like to get an idea prior to doing any extensive extraction and analysis work in Phase 2. How long would it take to generate this report (i.e., what is the cost)?

Please let me know if you can accommodate these changes to your Statement of Work.

Thanks,
Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "John D. Minton" <jminton@ayhmh.com>

Fri, May 11, 2018 at 11:20 PM

Peter,

You are referencing a file listing report that we can provide once we collect and process the image. The file listing report will contain metadata referencing the file name, location, create, modified, accessed date and MD5 hash.

That will typically take 2-4 hours of work on top of the imaging.

Let me know if we should have a conversation to level set.

Adam

San Francisco – Los Angeles - New York - Washington, DC – Denver – Toronto - Amsterdam

CAPI License # 26798

[Quoted text hidden]

E-MAIL 0861

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: "John D. Minton" <jminton@ayhmh.com>

Mon, May 14, 2018 at 11:30 AM

Dear Adam and John,

I'm ready to proceed with Kivu. Let's retrieve the laptop, image it, and get the file listing report. Please change the references to the "former employee" of LAW FIRM in the Statement of Work, because she wasn't. She's the client on the opposing side of this lawsuit who would not return my laptop even when asked multiple times.

Thanks,
Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "John D. Minton" <jminton@ayhmh.com>

Mon, May 14, 2018 at 9:39 PM

Peter,

Attached is the update document that only includes the file listing and made the changes suggested. The device can be sent to the address below.

Thanks,

Adam

Adam DeMonaco

Senior Director, Incident Response/Forensics/Cyber Risk Management

Kivu Consulting, Inc.

44 Montgomery Street, Suite 700

San Francisco, CA 94104

Tel US: +1.415.524.7471

E: ademonaco@kivuconsulting.com

E-MAIL 0862

Toll Free Incident Response Hotline: 855.548.8767 or incidentresponse@kivuconsulting.com

[Quoted text hidden]

[Quoted text hidden]

 **Kivu Minter Peter C Ho Forensics.pdf**
168K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: "John D. Minton" <jminton@ayhmh.com>

Tue, May 15, 2018 at 1:21 PM

Hi Adam,

I apologize for not being clear in my earlier emails--we would still like the option of doing "Forensic Analysis of Forensic Collection (s)" as you describe in the previous Statement of Work; we just wanted to know what was currently on the laptop and what we might expect to recover before exercising that option--sort of a **pre**-Forensic Analysis of Forensic Collection (s), if you will.

You had asked me previously to narrow down the time frame. I remember the laptop OS being upgraded to Windows 10 around mid-2015, and that would be the starting point when doing any analysis, file listing, or retrieval. Anything done on the laptop prior to that time is unimportant.

If more extensive forensic analysis is performed, the other key date is 8/22/17, which is the last day we saw my father's caregiver; if any files of mine or my father's were accessed after that time, it could only have been by her or by her authorization, which is important to know.

Finally, as listed in Phase 1, we will need you to send a courier to pick up the laptop from the opposing law firm in San Mateo. I will ask John to let you know when and where since we need to confirm with opposing counsel.

Thanks,
Peter.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, May 15, 2018 at 2:05 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Regarding pickup of the laptop, Adam, the contact person is Jeff Loew of Loew Law Group in San Mateo (650-397-8700).

Thanks,

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended

E-MAIL 0863

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1597919127893258602&simpl=msg-f%3A15979191...> 8/11

7/28/2020

Gmail - Potential Matter

recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "John D. Minton" <jminton@ayhmh.com>

Tue, May 15, 2018 at 3:47 PM

Peter/John,

Attached is the updated Statement of Work for your review and execution. I have added the file listing report as part of Phase 2.

Once we receive and image, let's have a quick touchpoint to ensure we have all the facts to make the analysis as efficient as possible.

[Quoted text hidden]

 **Kivu Minter Peter C Ho Forensicsv2.pdf**
204K

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, May 15, 2018 at 9:30 PM

John,

Once I can get a signed agreement we can arrange for a courier to pick up.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, May 16, 2018 at 5:12 PM

Hi Peter – Are we good to go on this?

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Wed, May 16, 2018 at 5:35 PM

Hi John,

Yes, we are. Dan said to Sarah we would let her know when to expect our courier, and when we do, we should remind her to have the accessories (wireless mouse and laptop bag) ready for pickup as well.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, May 16, 2018 at 5:45 PM

Hi Peter – Understood – I was referring to the Kivu agreement. So it sounds like I should sign. Then Adam will contact Jeff for pickup. I will remind Jeff Loew about the accessories.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Wed, May 16, 2018 at 6:35 PM

Hi John,

Yes, I was referring to the agreement, too. =)

E-MAIL 0865

7/28/2020

Gmail - Potential Matter

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, May 16, 2018 at 6:36 PM

Cool. :-)

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Motion to Compel

5 messages

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>
 Cc: "Daniel E. Lassen" <dllassen@ayhmh.com>

Wed, Apr 18, 2018 at 4:53 PM

All –

Attached is the draft motion to compel prepared by Dan. I think it will be effective. Please review and give us any thoughts you may have.

Note that we are still proofreading and may make some further modifications, so please ignore any typos.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Motion to Compel (3).docx
36K

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Thu, Apr 19, 2018 at 4:47 PM

Hi John,

E-MAIL 0867

Below are some detailed comments and suggestions for the Motion to Compel. Please use or don't use as you see fit. We are providing more information than needed (not necessarily to put in the Motion to Compel), so you have the info in your back pocket.

P2, L6: Add ..and separate finances (our father always told us this)

P2, L9: Manipulated James to sell his 40 year residence, so she can steal the proceeds of the money from the house.

P2, L13: Add at the end of the paragraph that "Thus, Respondent ramped up the financial elder abuse."

P2, L21: "only she" might be stronger wording with "she solely" or "she alone"

P2, L23: rewrite the sentence to add "Respondent used James' money to pay the entire mortgage." (We have the documented proof). Something to the effect of "**Debby used James money to buy a 2.35 million house solely in her name, used James' money to pay the entirety of the mortgage each month, and charged James thousands of dollars in rent, in addition to having him pay the PGE and internet bills.**" We can prove via documents every single one of these facts.

P2, L25: Origin of McCollum traces back to Albany which was purchased in 2003.

P8, L1: add "...that James had previously written and she was told to VOID the check." We can show that the check was written out of the wrong account (savings account which James' does not write checks from instead of his usual checking which he writes all his checks). We can also show that most of the checks to Debby have nothing on the memo line.

P8, L21: There is an agreement of the down payment of McCollum (all parties know this - at least 8 people): James told us and Rita, "There is \$80K of down payment in McCollum that Debby owes me. If Debby dies first, I want my \$80K of the down payment back. If I die first, Debby can keep the \$80K." Rita admitted this on 9/2/2017 in the Family Wow meeting, which Rita, Sophie, and we recorded (it is all in English but you have already read the transcript).

P10, L27: "...to provide..." maybe change to "...to return..." ("return" has the implication that Debby "stole" the furniture, which she in fact did). James paid for it, so it belongs to the Trust.

P10, L28: "OVER 1.2 million." She deposited checks meant for helpers, deposited cash in 5 figures, and she even manipulated money out of Peter through James. James kept asking Peter for a loan of money. Peter wrote a \$3,000 check to James which he immediately (right after check clears) transferred to Debby. James asked Peter for a \$10,000 loan and immediately transferred it to Debby (within a few days). We believe Debby manipulated James to do so. There is also 50% of McCollum.

P11 -- We need all of Debby's complete tax returns (not just schedule E) and ALL of Debby's financial accounts and info. Here are additional reasons to what you already have in the Motion documents.

1. We need to verify that she reported the income that James paid her for services. On some of the checks and checkbook registers, it clearly states "gong" = labor/work on checks written to Debby. We need to sort it all out over the years. James may have deducted this amount on his taxes.
2. If James' estate is audited (2010-2017), we are responsible for any mistakes, so we would like to verify and make sure that everything is properly done, especially for her paid services and her 50% of

E-MAIL 0868

McCollum.

3. **MOST IMPORTANT: Having all of Debby's financial accounts and full tax returns will VERIFY our claim of financial elder abuse. We will show from these records:** (a) Debby had no business buying Fulton with her income and it was merely a vehicle to steal the proceeds of the CSM house sale out of James; (b) Debby's false claim that McCollum loses money each year (even if it were true, which it is not except for 1-2 years, where is Debby getting the money to cover the losses?); (c) James paid for ALL the expenses on McCollum -- we will match the checks he wrote to Debby to her deposits and McCollum payments of expenses, (d) James paid for everything (and more) on everything that Debby claims she paid.
4. We need to have all of McCollum's financial information and proof of her claim that she paid for everything, not just take her word, because we know it is not true. We also know for a fact that Debby's daughter Judy and her husband Mark were living there with low rent or no rent, supposedly in exchange for service they did not do.

Some Corrections

- Remove VALIC: "Petitioner believes Ms. Chang owns accounts at Cathay Bank, Wells Fargo, and **VALIC**."
- Albany house purchased in 2003.
- "James and Respondent did not share their financial resources since 2001." should be "Contrary to respondent's claim, James and Respondent never shared their financial resources." Bank accounts were separate and since respondent's pension is around \$1,000 per month and social security income is around \$1,000 per month for a total of around \$25,000 per year, James paid for just about everything.

best,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Thu, Apr 19, 2018 at 9:37 PM

Hi Shan-Yuan –

Thank you for these comments and those regarding the separate statement – very helpful in general. We will let you know tomorrow what hearing date we receive from the court upon filing.

Best,

John

John D. Minton

E-MAIL 0869



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Thursday, April 19, 2018 4:47 PM
To: John Minton
Cc: Peter C. Ho; Della N. Lau; Daniel E. Lassen
Subject: Re: Motion to Compel

Hi John,

Below are some detailed comments and suggestions for the Motion to Compel. Please use or don't use as you see fit. We are providing more information than needed (not necessarily to put in the Motion to Compel), so you have the info in your back pocket.

P2, L6: Add ..and separate finances (our father always told us this)

P2, L9: Manipulated James to sell his 40 year residence, so she can steal the proceeds of the money from the house.

P2, L13: Add at the end of the paragraph that "Thus, Respondent ramped up the financial elder abuse."

P2, L21: "only she" might be stronger wording with "she solely" or "she alone"

P2, L23: rewrite the sentence to add "Respondent used James' money to pay the entire mortgage." (We have the documented proof). Something to the effect of "**Debby used James money to buy a 2.35 million house solely in her name, used James' money to pay the entirety of the mortgage each month, and charged James thousands of dollars in rent, in addition to having him pay the PGE and internet bills.**" We can prove via documents every single one of these facts.

P2, L25: Origin of McCollum traces back to Albany which was purchased in 2003.

P8, L1: add "...that James had previously written and she was told to VOID the check." We can show that the check was written out of the wrong account (savings account which James' does not write checks from

E-MAIL 0870

instead of his usual checking which he writes all his checks). We can also show that most of the checks to Debby have nothing on the memo line.

P8, L21: There is an agreement of the down payment of McCollum (all parties know this - at least 8 people): James told us and Rita, "There is \$80K of down payment in McCollum that Debby owes me. If Debby dies first, I want my \$80K of the down payment back. If I die first, Debby can keep the \$80K." Rita admitted this on 9/2/2017 in the Family Wow meeting, which Rita, Sophie, and we recorded (it is all in English but you have already read the transcript).

P10, L27: "...to provide..." maybe change to "...to return..." ("return" has the implication that Debby "stole" the furniture, which she in fact did). James paid for it, so it belongs to the Trust.

P10, L28: "OVER 1.2 million." She deposited checks meant for helpers, deposited cash in 5 figures, and she even manipulated money out of Peter through James. James kept asking Peter for a loan of money. Peter wrote a \$3,000 check to James which he immediately (right after check clears) transferred to Debby. James asked Peter for a \$10,000 loan and immediately transferred it to Debby (within a few days). We believe Debby manipulated James to do so. There is also 50% of McCollum.

P11 -- We need all of Debby's complete tax returns (not just schedule E) and ALL of Debby's financial accounts and info. Here are additional reasons to what you already have in the Motion documents.

1. We need to verify that she reported the income that James paid her for services. On some of the checks and checkbook registers, it clearly states "gong" = labor/work on checks written to Debby. We need to sort it all out over the years. James may have deducted this amount on his taxes.
2. If James' estate is audited (2010-2017), we are responsible for any mistakes, so we would like to verify and make sure that everything is properly done, especially for her paid services and her 50% of McCollum.
3. **MOST IMPORTANT: Having all of Debby's financial accounts and full tax returns will VERIFY our claim of financial elder abuse. We will show from these records:** (a) Debby had no business buying Fulton with her income and it was merely a vehicle to steal the proceeds of the CSM house sale out of James; (b) Debby's false claim that McCollum loses money each year (even if it were true, which it is not except for 1-2 years, where is Debby getting the money to cover the losses?); (c) James paid for ALL the expenses on McCollum -- we will match the checks he wrote to Debby to her deposits and McCollum payments of expenses, (d) James paid for everything (and more) on everything that Debby claims she paid.
4. We need to have all of McCollum's financial information and proof of her claim that she paid for everything, not just take her word, because we know it is not true. We also know for a fact that Debby's daughter Judy and her husband Mark were living there with low rent or no rent, supposedly in exchange for service they did not do.

Some Corrections

- Remove VALIC: "Petitioner believes Ms. Chang owns accounts at Cathay Bank, Wells Fargo, and VALIC."
- Albany house purchased in 2003.
- "James and Respondent did not share their financial resources since 2001." should be "Contrary to respondent's claim, James and Respondent never shared their financial resources." Bank

E-MAIL 0871

accounts were separate and since respondent's pension is around \$1,000 per month and social security income is around \$1,000 per month for a total of around \$25,000 per year, James paid for just about everything.

best,
Shan-Yuan

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Apr 19, 2018 at 11:39 PM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John and Dan,

Special Rog 62 asks Debby to identify all of her financial accounts, but she chose only to say she has multiple accounts at Chase. Somehow, this was missed in the Meet and Confer letters, but if we can include it in the Motion to Compel, we would really like to have this blanket list of accounts and account numbers.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Apr 20, 2018 at 9:01 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

A part can move to compel with respect to a discovery issue only if they've met and conferred about it. We'll need to find a way to acquire this information through other means.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0872

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598130110005819019&simpl=msg-f%3A15981301...> 6/7

[Quoted text hidden]

1 ANDERSON YAZDI HWANG MINTON + HORN LLP
2 John D. Minton (Bar No. 223823)
3 Daniel E. Lassen (Bar No. 271446)
350 Primrose Road
3 Burlingame, California 94010
4 Telephone: (650) 212-5900
4 Facsimile: (650) 212-5999

5 Attorneys for Petitioner and Trustee
Peter C. Ho

11 In Re the Matter of

12 TRUST A UNDER THE JAMES F. HO
13 AND GRACE C. HO DECLARATION
13 OF TRUST DATED SEPTEMBER 11,
14 1992, as amended

No. 17-PRO-00973

**PETITIONER'S MOTION TO COMPEL
PRODUCTION OF DOCUMENTS AND
RESPONSES TO SPECIAL AND FORM
INTERROGATORIES**

Date:
Time: 9:00 a.m.
Dept: 28, Probate
Before: Honorable George A. Miram

17 PETER C. HO, TRUSTEE OF TRUST A
18 OF THE JAMES F. HO AND GRACE C.
19 HO DECLARATION OF TRUST DATED
19 SEPTEMBER 11, 1992,

20 Petitioner,

21 vs.

22 DEBBY CHANG, and DOES 1 through
20, inclusive,

23 Respondents.

I. INTRODUCTION

25 Respondent Debby Chang extracted approximately \$1.2 million from decedent James F.
26 Ho at a time when a brain tumor was compressing his frontal lobe and he was dying from a
27 malignant form of blood cancer. Six months later, James was dead.

1 The approximate \$1.2 million was the culmination of years of financial abuse brought by
2 Respondent on an elder who relied on her for meals, basic hygiene, mobility and medications.
3 Before James began his more than a decade long fight with cancer, he was fiercely independent.
4 Even after discovering that he had a brain tumor in 2006, he continued to live alone. Respondent
5 and James had an on-again, off-again companionship. But James also dated other women and
6 always insisted that Respondent and he maintain separate residences.

7 Eventually James' brain cancer wore him down. As a medical note in 2012 states, he
8 suffered from a "reduction in cognitive function." He was forgetting names and struggled to
9 maintain his train of thought. He was depressed and feared living alone. In 2014 Respondent
10 moved in with James to provide care. James compensated her for her services. As James' cancer
11 progressed he became more and more reliant on Respondent. And then, in December 2016,
12 James was diagnosed with a terminal form of blood cancer. His radiation and chemotherapy
13 treatments left him weak and vulnerable.

14 Respondent abused James' weaknesses for years to extract various forms of financial
15 benefits from James. But her largest score came six months before James' death, when she
16 obtained nearly \$1.2 million from him so she could buy a house in Redwood City. Documents
17 obtained via subpoena in this proceeding show James as a co-buyer on the initial transaction
18 documents. An MRI performed during this time revealed that James was experiencing major
19 swelling in his brain from radiation treatments. After James had paid the deposit for the property,
20 provided a cashier's check to Respondent and signed as a buyer of the property, Respondent
21 engineered the closing of the transaction so that only she appeared on title. After they moved in,
22 Respondent made James pay thousands of dollars in rent to live in the new home that she claimed
23 as her own and which she had purchased using his money. Respondent took the master bedroom.
24 James slept downstairs on a cot next to the kitchen.

25 Respondent's next largest score came after James' death. She claimed that James gave
26 her his half of a rental property they co-owned in Los Angeles. The origin of James' 50%
27 ownership interest in the property traces back to in or before 2004.

28 Petitioner's discovery requests seek to uncover the full extent of Respondent's financial

1 elder abuse. However, Respondent refuses to disclose all but a year and nine months of her
2 financial information (and even that disclosure is incomplete).

3 Respondent's privacy and relevance objections should be overruled because privacy gives
4 way "where the financial information goes to the heart of the cause of action itself." *Rawnsley v.*
5 *Superior Court* (1986) 183 Cal.App.3d 86, 91. Respondent's financial information is directly
6 relevant to the large sums of money that Respondent took from James, James' 50% ownership
7 interest in the Los Angeles property, Respondent's status as a paid care-giver, and Respondent's
8 baseless assertion that she and James shared their financial resources since 2001. Further, any
9 privacy concerns are overridden by the public policy in protecting the elderly from financial
10 abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel v. Superior Court* (1993) 5
11 Cal.4th 704, 721 (production of private documents appropriate where "a public policy greater
12 than that of confidentiality of tax returns is involved").

13 Respondent also refuses to provide records relating to her marital status to another man
14 and her estate plan. Petitioner seeks these records to counter Respondent's claim that she was
15 like a wife to James. Again, privacy does not prevent disclosure of these highly relevant records.

16 Respondent's objections to other valid discovery requests are just as baseless, as stated in
17 the concurrently filed Separate Statement. California's policy of liberal discovery favors
18 disclosure of records that relate to Respondent's abuse, as alleged in the Amended Petition.

19 Petitioner respectfully requests that the Court compel Respondent to respond in full to
20 Petitioner's First Set of Discovery Requests.

21 **II. FACTUAL BACKGROUND**

22 James died on September 5, 2017. His wife, Grace C. Ho, predeceased him in 1995.
23 Soon after Grace's death, James began spending time with Respondent. They maintained
24 separate residences until James' mental and physical condition weakened in the last two years of
25 his life. Amended Petition, ¶¶ 22-23.

26 **A. The Albany and Los Angeles Income Properties (2004 – Present).**

27 In or before 2004, Respondent and James purchased an income property in Albany,
28 California, which they sold in 2005 to help purchase an income property in Los Angeles. *See*

1 Response and Objection to Amended Petition, ¶ 14. The next year doctors discovered a
2 meningioma (a brain tumor) that was compressing James' frontal lobe. That same year,
3 apparently to help Respondent build her credit, James transferred title to the Los Angeles property
4 entirely into Respondent's trust. *See* Amended Petition, ¶¶ 25-26.

5 James continued to receive fifty percent of the rental income, which was used to make the
6 mortgage payments, and continued to pay fifty percent of the expenses. His tax returns reflected
7 these allocations. Respondent would later (in the spring of 2016) convince James to allow her to
8 claim all of the income on the Los Angeles property as her own. The intention was always that
9 James retain an equitable interest in the property. James remained the principal borrower on the
10 mortgage for the Los Angeles property. After his death, Respondent claimed that James had
11 given her his equitable interest. Amended Petition, ¶¶ 26, 34; Response and Objection to
12 Amended Petition, ¶¶ 14-15.

13 In 2012, James' neuro oncologist noted that his patient showed a "reduction in cognitive
14 function." James was forgetting names and could not find the words he wanted to say. He
15 struggled to maintain his train of thought.

16 **B. James Relies on Respondent for Care, is Diagnosed with Blood Cancer, and
17 Respondent Takes His Money (2014 -2016).**

18 In 2014, James turned 81. The tumor had grown and its increased size meant more
19 compression on his frontal lobe. His cognitive issues continued. He was depressed. He feared
20 living alone. Respondent took advantage of his weakness. She pressured him to sell his San
21 Mateo residence. After the sale, Respondent made him write her a personal check for \$30,000.
22 While Respondent pressured James to sell his longtime home, she retained her own home in El
23 Cerrito and converted it to a rental property. Amended Petition, ¶¶ 28-29.

24 From 2014 through 2016, Respondent lived with James in residences that he either
25 owned or rented. James covered all the expenses, including housing, utilities and food for both
26 of them. Amended Petition, ¶¶ 30-32.

27 Throughout that time, the compression on James' frontal lobe continued to increase. He
28 experienced more and more lightheadedness, loss of memory, and confusion. His walking

1 deteriorated substantially. He became increasingly reliant on Respondent. She grudgingly took
2 care of him, frequently complaining to James and others that he did not compensate her
3 sufficiently. In July 2016, James began a regimen of radiation therapy. He would eventually
4 endure 27 treatments. The radiation caused James' brain to swell. His medicine, Decadron,
5 impacted his already deteriorating cognition yet further. By December 2016, James needed help
6 dressing himself and getting to the bathroom. He was confined to a wheelchair. Amended
7 Petition, ¶¶ 33, 35, 37.

8 That same month James was diagnosed with multiple myeloma – a malignant, aggressive
9 and inevitably fatal form of blood cancer. James began chemotherapy to prolong his life. The
10 chemotherapy left him fatigued. Though he was eventually able to do without the wheelchair, he
11 was unable to walk long distances and relied on a three-pronged cane and walker. The radiation
12 treatments caused major swelling in his brain. His left leg was weak, causing two falls during
13 his final year of life. He took steroids for his leg, which caused insomnia. His memory loss
14 continued to grow worse. Amended Petition, ¶¶ 38-39.

15 James became even more reliant on Respondent. She continued to prepare meals and
16 shopped for him. She helped him with basic hygiene. She helped him take his various
17 medications for his brain and blood cancers and leg weakness. She assisted with his mobility.
18 She did all of this while constantly complaining to others about having to do so and about how
19 she “deserved [more] compensation.” Amended Petition, ¶ 40.

20 Beginning in 2016, Respondent got James to write her checks that would total \$68,575
21 before his death less than a year later. He wrote several in the amount of \$10,000. James also
22 wrote checks to “cash” totaling \$20,680 between December 2016 and April 5, 2017, amounts
23 that would only have gone to Respondent. Amended Petition, ¶ 43.

24 **C. Respondent Takes Nearly \$1.2 Million from James (2017).**

25 In early February 2017, Respondent and her real estate broker began discussions with the
26 owners of a residence located at 229 Fulton Street in Redwood City (the “Redwood City
27 property”). James’ signature and initials as a buyer appear along with Respondent’s on dozens
28 of seller disclosure documents. Amended Petition, ¶ 44.

1 On February 16, 2017, an MRI revealed that James was experiencing major swelling in
2 his brain from his past radiation treatments. James was at his most vulnerable. The sellers'
3 counteroffer for the sale of the Redwood City property is dated the next day. James' signature
4 appears as a buyer. Amended Petition, ¶ 45.

5 On February 19, 2017, James wrote a check for \$67,050 to Old Republic Title Co. as the
6 deposit for the Redwood City property. On February 22, 2017, Respondent caused him to issue
7 a cashier's check to her for *\$1.1 million, an amount representing most of the Trust's assets*. As it
8 would turn out, Respondent would use only approximately \$1,053,000 of the \$1,100,000 million
9 toward the purchase of the Redwood City property. She pocketed the remaining approximately
10 \$47,000. Amended Petition, ¶ 46.

11 After obtaining the \$1,167,050 to purchase the Redwood City property, and despite
12 James appearing as a buyer on the transaction documents, Respondent engineered the transaction
13 *so that only she appeared on title*. Amended Petition, ¶ 48. Less than two weeks after
14 Respondent received the \$1.1 million cashier's check, James' neuro oncologist reported,
15 "[c]ognitive function has declined 'severely,' more memory loss." *Id.*, ¶ 49.

16 Incredibly, having extracted nearly \$1.2 million of James' money to purchase the
17 property and take title to it in her name, Respondent made James pay thousands of dollars in rent
18 to live there. She also made him pay thousands of dollars to furnish it. For good measure, she
19 made him pay for the internet and PG&E bills. Amended Petition, ¶ 53.

20 **D. Respondent Arranges for an Attorney to Visit James at the Redwood City Property
21 (2017).**

22 In August 2017, Respondent began looking for an estate planning attorney who would be
23 willing to bless the \$1,167,050 as a gift to Respondent. Respondent eventually found John
24 Martin, Esq. of Menlo Park. Amended Petition, ¶ 55.

25 Mr. Martin's notes of the meeting were obtained by subpoena in this proceeding. They
26 depict a tired and disoriented James. In connection with the payment of funds for the purchase
27 of the Redwood City property, James informed Mr. Martin that *he was an owner of the property*.
28 The notes indicate that when Mr. Martin informed James that, in fact, sole title to the residence

1 was in *Respondent's* name, James told Mr. Martin that, well, there was nothing he (James) could
2 do about it now. There is no indication anywhere in the notes that Mr. Martin explored the basis
3 for James' belief that he was owner of the property, or that Mr. Martin offered any suggestions to
4 James about corrective steps that could be taken. Instead, Mr. Martin called Respondent into the
5 room to give her an audience. The notes continue in caricature fashion: During the 30-minute
6 discussion, (i) Respondent insisted the \$1.1+ million was a gift from James, (ii) Respondent
7 accused Petitioner of being the real elder abuser, and (iii) James fell asleep in his chair. All of
8 this was sufficient for Mr. Martin to conclude that James had intended to make a gift of at least
9 \$1.1 million to Respondent six months earlier, and Mr. Martin would sign a "Certificate of
10 Independent Review" to this effect. (Under these and other circumstances to be shown,
11 Petitioner believes the purported certificate will be given no effect at trial.)

12 **E. James Moves in With Petitioner and Respondent Pretends as Though James Has
13 Been Abducted.**

14 Given the disturbing incident with Respondent and Mr. Martin, Peter had James stay at
15 his home that night. Respondent's response was telling. She left a voicemail for Petitioner's
16 wife in which she said, "I can no longer take care of [James] anymore . . ." She confirmed this
17 in a text to Petitioner, adding, "besides I want to take a vacation to Taiwan and LA." Amended
18 Petition, ¶¶ 60-61.

19 James called Respondent twice that day, August 23, 2017, but did not succeed in
20 speaking to her until the following day. Three hours after that call, Respondent left a voice
21 message for Petitioner confirming that she did not want James to return to the Redwood City
22 property. . Amended Petition, ¶ 62.

23 For the three days from August 25, 2017 through August 27, 2017, Debby did not attempt
24 to call James. She finally called once on August 28, 2017 without leaving a message. On
25 August 28, 2017, Respondent cashed an incomplete \$5,000 check that James had previously
26 given to her. Respondent added to the memo line: "Jun Rent & food." Amended Petition, ¶ 63.

27 On August 29, 2017, Respondent did not call James or Peter before placing a call to the
28 Redwood City police department. She claimed she was James' wife and could not find him.

1 Respondent knew exactly where he was. Her purpose in calling the police was obvious: she
2 wanted to create a paper trail to counter any later claim that she abandoned James. Amended
3 Petition, ¶ 64. She now claims that Peter “abducted” his father. Response and Objection, ¶ 8.

4 James died on September 5, 2017. Respondent signed a listing agreement with a broker
5 to sell the Redwood City property the next day. James’ funeral took place on September 10,
6 2017. Respondent was invited to attend, but she did not. The following day, she put the
7 Redwood City property up for sale. Amended Petition, ¶ 65-66.

8 **F. Respondent Attempts to Conceal the Full Extent of Her Financial Elder Abuse By
9 Objecting on Privacy Grounds.**

10 Petitioner served his First Set of Discovery Requests on December 11, 2017, containing
11 documents requests, special interrogatories, requests for admission and form interrogatories.
12 Respondent responded on January 31, 2018 with extensive objections, incomplete responses and
13 a limited production of documents. Respondent initially refused to produce any financial
14 information.

15 Petitioner sent Respondent *three* meet and confer letters. Minton Decl., **Exhibits** __-___.
16 After receiving the letters, Respondent finally acknowledged that her financial information is
17 relevant in this financial elder abuse action by producing limited financial information. *See*
18 Separate Statement, at __ (Respondent’s Supplemental Responses to Document Request Numbers
19 23-24, 55, 58 and 62), __ (Respondent’s Supplemental Responses to Special Interrogatory
Numbers 25-26, 30-31, and 44).

20 Respondent’s productions and responses are incomplete and she is withholding
21 information pursuant to baseless objections, as described more fully below.

22 **III. LEGAL AUTHORITY**

23 Any party may obtain discovery regarding any matter, not privileged, that is relevant to
24 the subject matter involved in the pending action or to the determination of any motion made in
25 that action, if the matter either is itself admissible in evidence or appears reasonably calculated to
26 lead to the discovery of admissible evidence. Code Civ. Proc. § 2017.010. The propounding
27 party may move to compel further responses where an objection in response is without merit. *Id.*
28

1 § 2031.310.

2 **A. Respondent's Financial Information is Relevant to Her Financial Elder Abuse,**
3 **Undue Influence, and Fraud and Essential to a Fair Determination of the Issues in**
4 **Dispute.**

5 After receiving three meet and confer letters, Respondent finally admitted the relevance of
6 her financial information by producing a limited set of bank statements. However, that
7 production is replete with holes, and Respondent refuses to provide financial records from before
8 January 2015. *See Petitioner's Separate Statement, at ____ (Document Requests 23, 55, 58 and*
9 *62).* She also refuses to answer special interrogatories regarding her financial information from
10 before January 2016. Petitioner's Separate Statement, at ____ (Supplemental Responses to
11 Special Interrogatories 25-26, 30-31, and 44). Respondent must be compelled to provide all
12 responsive information from January 1, 2003 through September 5, 2017.

13 Respondent's narrowed scope of time appears to be based on her overbreadth and privacy
14 objections. The overbreadth objection is meritless because it ignores the allegations of the
15 Amended Petition and Respondent's own allegations in her Response and Objection to the
16 Petition. For instance, Respondent alleges that she and James "shared their financial resources"
17 since 2001. Response and Objection to Amended Petition, ¶ 5. Petitioner believes Respondent
18 refuses to provide her financial records because they will establish that this allegation is baseless.
19 Further, when James died, Respondent refused to recognize his 50% ownership in the Los Angles
20 property – an interest that traces its origins to in or before 2004. Amended Petition, ¶¶ 26, 34,
21 102; *see also* Response and Objection to Amended Petition, ¶ 14. In 2014, Respondent made
22 James write her a check for \$30,000. Amended Petition, ¶ 28. From then on Respondent lived
23 with and off of James and had him pay all their living expenses while she received income from
24 her home in El Cerrito. *Id.*, ¶¶ 29-32. During that time she had James write her checks that
25 would total \$68,575 and several more to "cash" totaling \$20,680. *Id.*, ¶ 43. In 2017, Respondent
26 misappropriated nearly \$1.2 million from James. *Id.*, ¶¶ 8, 46-48. Respondent seeks
27 Respondent's financial information from 2003 through 2017 to confirm these allegations and to
28 investigate how much more Respondent took from James.

28 Respondent's privacy objection is baseless. The right to privacy is not absolute, and must

1 be balanced with the need for discovery. *Valley Bank of Nevada v. Superior Court* (1975) 15
2 Cal.3d 652, 657; *Wilkinson v. Times Mirror Corp.* (1989) 215 Cal.App.3d 1034, 1046 (“[A] court
3 should not play the trump card of unconstitutionality to protect absolutely every assertion of
4 individual privacy.”) And “where the financial information goes to the heart of the cause of
5 action itself, a litigant should not be denied access so easily.” *Rawnsley v. Superior Court* (1986)
6 183 Cal.App.3d 86, 91 (holding that the trial court abused its discretion in refusing to compel
7 discovery of financial information). Further, any privacy concerns are overridden by the public
8 policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code*
9 § 15600; *Schnabel v. Superior Court* (1993) 5 Cal.4th 704, 721 (production of private documents
10 appropriate where “a public policy greater than that of confidentiality of tax returns is involved”).

11 Here, Respondent’s “financial information goes to the heart of the cause of action itself.”
12 *Rawnsley*, 183 Cal.App.3d, at 91. Respondent is accused of misappropriating tens of thousands
13 from James, culminating in an additional and final theft of nearly \$1.2 million. *See Amended*
14 *Petition*, ¶¶ 28, 31-32, 36, 43, 46, 53, 63. The records are necessary to establish just how much
15 money Respondent obtained from James. In addition to establishing the scope of Respondent’s
16 financial elder abuse, the records are relevant to confirming that Respondent was a paid care-
17 giver (*id.*, ¶ 58) and establishing James’ 50% ownership interest in the Los Angles property. *Id.*,
18 ¶¶ 26, 34, 102. The records will establish that Respondent did not pay for her own living
19 expenses during the time she was providing live-in care to James and that, in fact, she was able to
20 generate additional rental income by renting out her residence. *See id.*, ¶¶ 31-32, 53, 55. The
21 records from before Respondent’s time living with James will show that, contrary to
22 Respondent’s allegation, James and Respondent did not share their financial resources since
23 2001. *See Response and Objection*, ¶ 5. The records will also show that she did not purchase
24 certain furnishings that she refuses to provide to James’ estate. *See Amended Petition*, ¶ 53.

25 Accordingly, Respondent should be compelled to provide her financial records from
26 January 1, 2003 through September 5, 2017.

27
28

1 **B. Respondent's Tax Returns from 2003 through 2017 are Directly Relevant to the**
2 **Allegations and Necessary for a Fair Determination of the Issues.**

3 Respondent improperly narrows her response to Document Request 62 to tax years 2015
4 and 2016 and only produces a single page, Schedule E, for each of those years.¹ Respondent
5 should be compelled to produce complete tax returns from 2003 through 2017. Those returns will
6 establish that Respondent always considered James to be a 50% owner of the property until, when
7 James was suffering from dementia and fighting cancer, Respondent convinced him to stop
8 claiming his ownership interest on his tax returns. *See Amended Petition, ¶¶ 26, 34.*
9 Respondent's tax returns will also demonstrate how her finances were impacted by the money
10 and free room and board she obtained from James beginning in 2014. *Id.*, 28, 30-32. The returns
11 from before 2014 will show, contrary to Respondent's allegation, that James and Respondent did
12 not share their financial resources since 2001. Response and Objection, ¶ 5. Likewise, the
13 returns will show how Respondent was able to earn rental income from her El Cerrito home by
14 moving in with James. *Id.*, ¶ 29. Finally, the tax returns will establish that at the same time she
15 was extracting almost \$1.2 million from James to purchase the Redwood City property,
16 Respondent was committing mortgage fraud. Records obtained via subpoena in this proceeding
17 show that Respondent represented to the lender that she earned \$_____ per year in
18 employment income. Minton Decl., **Exhibit ___, at ___.** That representation directly contradicts
19 Respondent's verified assertion that she "retired" in 2001. Response and Objection, ¶ 5.
20 Petitioner believes that Respondent refuses to produce her complete tax returns because they will
21 show that she did not earn \$_____ per year. This in turn relates directly to Respondent's
22 credibility, which will be a central issue in this case.

23 Accordingly, Respondent should not be permitted to conceal her tax returns from this
24 proceeding. Any privacy concerns are overridden by the public policy in protecting the elderly
25 from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel v. Superior*
26 *Court, (1993) 5 Cal.4th 704, 721.*

27
28

¹ Respondent represents that her 2017 tax return is not yet prepared but does not state whether she
will produce the return once completed.

1 C. **Respondent's Limited Production and Responses to Special Interrogatories Cherry**
2 **Pick Limited Records and Information.**

3 Respondent's limited production and responses to interrogatories are also incomplete in
4 the following ways:

- 5 • The production does not contain any copies of cancelled checks, receipts, deposit
6 slips, designation forms, check registers, accounting statements, brokerage
7 statements or any other financial records other than account statements from Chase
8 and Sterling Bank & Trust. *See Separate Statement, at __ (relating to Document*
9 Requests 23-24, 55 and 58).
- 10 • Petitioner believes Ms. Chang owns accounts at Cathay Bank, Wells Fargo, and
11 VALIC. She did not produce any records from these intuitions. *See Separate*
12 *Statement, at __ (relating to Document Requests 23-24, 55 and 58).*
- 13 • Many pages are missing from the statements provided from Chase Bank, Chase
14 Freedom XXX4679, Chase Freedom XXXX3183, and Chase United Mileage Plus.
15 For example, Chase marked its statement for July 15, 2016 through August 11,
16 2016 with page numbers. Bates number DC 00987 states "Page 1 of 6." The next
17 bates numbered page is DC 00988, which states "Page 6 of 6." Ms. Chang omitted
18 pages two through five. Respondent's production is replete with holes like this
19 one. *See Separate Statement, at __ (relating to Document Requests 23-24, 55 and*
20 58).
- 21 • The responses to special interrogatories ignore \$68,575 worth of checks from
22 James that name Respondent as payee. *See Separate Statement, at __ (relating to*
23 Special Interrogatories 25-26, 30-31, 44); Amended Petition, ¶ 43.
- 24 • Special Interrogatory 47 seeks the dates when Respondent had contact with the
25 real estate agent who listed the Redwood City property for sale. Respondent only
26 provided the date of her first contact with the agent but did not provide dates of
27 subsequent contacts. *Separate Statement, at __.*
- 28 • Form Interrogatory 13.1 asks whether Respondent has conducted any surveillance.

1 It is a simple yes or no question that Respondent evades by claiming the
2 interrogatory is not applicable. Petitioner is entitled to a yes or no response.
3 Separate Statement, at ____.

4 Respondent should not be permitted to pick and choose which records to produce. She is
5 obligated to produce all records in her possession, custody or control. Code Civ. Proc. 2031.010.
6 Respondent's banking records are within her control because all she has to do to obtain them is
7 log into her accounts and download them or, alternatively, request them from her banks. *See In*
8 *re Citric Acid Litigation* (9th Cir.1999) 191 F.3d 1090, 1107 (holding that "control" is defined as
9 the legal right to obtain documents upon demand). Her records held by her accountant are also
10 within her control. *See Gordon v. Superior Court* (1984) 161 Cal.App.3d 157, 168 (employer
11 charged with employee's knowledge in evaluating employer's interrogatory responses).

12 As to interrogatories, Respondent "cannot plead ignorance to information which can be
13 obtained from sources under [her] control." *Deyo v. Kilbourne* (1978) 84 Cal.App.3d 771, 782.
14 It has been over 120 days since Respondent was served the document requests. That is far more
15 time than necessary to review all the records within her control, answer the interrogatories based
16 on them, and produce them. She has not done so. Respondent must comply with her discovery
17 obligations.

18 **D. Respondent's Marital and Trust Documents Are Relevant to Her Claim that She
19 Was Like a Wife to James.**

20 Respondent did not produce her trust and marital documents on privacy grounds. The
21 objection is meritless given Respondent's claim she "was a wife to [James] in everything but the
22 legal formality of a license." Response and Objection, ¶ 152. Document Requests 7 and 69 seek
23 documents relating to Respondent's marital status and her estate planning documents because
24 people who live as spouses typically provide for each other in their estate plans and generally are
25 not married to other people. Respondent cannot allege a relationship as husband and wife but
26 deny access to records that are highly relevant to that allegation. *See Wilkinson v. Times Mirror*
27 *Corp.* (1989) 215 Cal.App.3d 1034, 1046 ("[A] court should not play the trump card of
28 unconstitutionality to protect absolutely every assertion of individual privacy."). Moreover,

1 Respondent waived the privacy objection by making representations about her marital status and
2 trust beneficiaries. Separate Statement, at ___. She cannot lower the shield to make
3 representations and then raise it to block Petitioner from obtaining evidence to evaluate those
4 representations.

5 Moreover, “[i]f intrusion is limited and confidential information is carefully shielded from
6 disclosure except to those who have a legitimate need to know, privacy concerns are assuaged.”
7 *Alch v. Superior Court* (2008) 165 Cal.App.4th 1412, 1424 (citing *Pioneer Electronics (USA), Inc. v. Superior Court* (2007) 40 Cal.4th 360,371). To assuage concerns regarding privacy,
8 Petitioner offered to allow Respondent to redact all but the beneficiary information in her trust
9 documents. Minton Decl., **Exhibit ___, at ___; Exhibit ___, at ___**. Petitioner also narrowed
10 Document Request 69 to the time period 1995 through September 5, 2017, which is the time
11 period when Respondent and James had their on-again, off-again relationship.

12 Respondent did not provide a single page from the requested marital documents, trust
13 agreement, and amendments to the trust agreement. Instead, she represented that her children are
14 the current beneficiaries and that she is separated from her husband. Separate Statement, at ___.
15 A party’s representations are not appropriate responses to document requests. The point of
16 document requests is to obtain *documents* so that Petitioner need not rely on Respondent’s word.
17 Further, the documents will help prevent Respondent from concealing facts such as who the
18 initial beneficiaries were, whether those designations changed over time, and the evolution of her
19 marriage during the time she spent with James. They will also prevent Respondent from
20 concealing related issues of which Petitioner is not yet aware. Respondent should not be
21 permitted to substitute her word for actual records, especially given that her credibility is a central
22 issue in this proceeding.

23 Accordingly, Respondent should be compelled to provide her marital and redacted trust
24 documents.

25 **E. Respondent’s Other Objections Are Inapplicable Boilerplate.**

26 Respondent also raises boilerplate objections to every document and interrogatory request.
27 Petitioner addresses these objections in the Separate Statement, filed concurrently herewith.

IV. CONCLUSION

2 For the foregoing reasons, Respondent's objections should be overruled. Petitioner
3 respectfully requests that the Court enter an order compelling Respondent to produce all
4 responsive documents in her possession, custody or control to Document Requests 7, 23, 24, 55,
5 58, 62, 69 and provide complete responses to Special Interrogatories 25-26, 30-31 and 44 and
6 Form Interrogatories 13.1 and 13.2.

8 || Dated: April 20, 2018

ANDERSON YAZDI HWANG MINTON + HORN LLP

By: _____
John D. Minton
Attorneys for Petitioner and Trustee Peter C. Ho

13 51476-00001\WorkSite\9227643.6



Peter Ho <peter.ho@gmail.com>

Motion to Compel - Separate Statement

2 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Thu, Apr 19, 2018 at 2:14 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: John Minton <jminton@ayhmh.com>

All –

For your review, I'm attaching a draft of our separate statement. Court rules require that we submit this document with our motion. Carol is proofing, but we wanted to get it to you now. We are filing tomorrow and need to have everything finalized by mid morning.

Best,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Separate Statement Re Debby_s Responses to our First RFP.DOCX
 43K

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Apr 19, 2018 at 4:35 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

E-MAIL 0889

Lassen,

Please change the following.

1) Debby stole OVER 1.2 million (you have included McCollum and the checks in your document and those add up close to 1.8 million), so everywhere in the global context the "nearly 1.2 million" or "about 1.2 million" should be changed to "OVER 1.2 million" unless it is clear the 1.2 is only referring to the single financial entity of Fulton.

2) Page 6, add to the first bullet point add the adjective ".partial/sifted/redacted account statements..." to point out that the account statements Debby provided was not just incomplete, but strategically thought out in advance not to provide certain pages.

3) page 6, third bullet point: change "Valic" to "possibly other accounts"

Ditto for above for following pages of copy and paste.

p.19 line 25-26: typo of "respondent" for "petitioner"

General Notes for later

p. 22, line 17: NOTE: Debby claims she told her 3 daughters on separate occasions that she and James were purchasing Fulton. Sophie told Della, Steve, and Barry that she had no idea about the purchase until after her mother bought the house. This was said in a meeting with the 4 of them. I have to check the Family Pow-Wow meeting on 9/2/17 if any of them admitted to that effect as well. John will need the details of this info for deposition.

p.22, line 21 NOTE: Jean, Ding Ping, and Li Plng are Debby's close friends and definitely not James' close friends. I believe John can show this.

p.25, line 4 NOTE: Debby claims James gave her no loans from January 1, 2015-2017. We have a few documents in James handwriting that he loaned Debby varying amounts of money at various times during this period. John will need these docs for deposition and/or trial.

I will be sending out comments on the Motion to Compel in a few minutes.

-SYH

P.S. I am reading these long documents off my phone as I am out not in the office or at home...

[Quoted text hidden]

E-MAIL 0890

1 ANDERSON YAZDI HWANG MINTON + HORN LLP
2 John D. Minton (Bar No. 223823)
3 Daniel E. Lassen (Bar No. 271446)
350 Primrose Road
3 Burlingame, California 94010
4 Telephone: (650) 212-5900
4 Facsimile: (650) 212-5999

5 Attorneys for Petitioner and Trustee
Peter C. Ho

6

7

8 SUPERIOR COURT OF CALIFORNIA

9 COUNTY OF SAN MATEO

10 In Re the Matter of

11 TRUST A UNDER THE JAMES F. HO
12 AND GRACE C. HO DECLARATION
13 OF TRUST DATED SEPTEMBER 11,
14 1992, as amended

15 No. 17-PRO-00973

16 **SEPARATE STATEMENT OF DISPUTED**
DISCOVERY IN SUPPORT OF
PETITIONER'S MOTION TO COMPEL
FURTHER RESPONSES TO
PETITIONER'S FIRST SET OF
DISCOVERY REQUESTS

17 Date:
18 Time: 9:00 a.m.
19 Dept: 28, Probate
20 Before: Honorable George A. Miram

21 PETER C. HO, TRUSTEE OF TRUST A
22 OF THE JAMES F. HO AND GRACE C.
23 HO DECLARATION OF TRUST DATED
24 SEPTEMBER 11, 1992,

25 Petitioner,

26 vs.

27 DEBBY CHANG, and DOES 1 through
28 20, inclusive,

29 Respondents.

Petitioner and Trustee Peter C. Ho submits the following separate statement of disputed discovery regarding Respondent Debby Chang's responses to his First Set of Discovery Requests:

I. DISPUTED FIRST SET OF REQUESTS FOR PRODUCTION OF DOCUMENTS

1. (a) REQUEST FOR PRODUCTION NUMBER 7

Copies of the Debby Chang 2003 Revocable Trust, initially created May 21, 2003, and any amendments thereto.

(b) SUPPLEMENTAL RESPONSE TO DISPUTED REQUEST NUMBER 7

Responding Party adopts and incorporates the General Objections above in response to this request, and further objects to this request to the extent that it seeks information protected from disclosure by the attorney-client privilege, the attorney work product doctrine, or any other applicable privileges or doctrine, including the common-interest doctrine. (*OXY Resources California LLC v. Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects on the grounds that it is vague, compound, overly broad, oppressive, burdensome, and without reasonable limitation in time or scope. Finally, Responding Party objects to this request on the grounds that it seeks information protected by the constitutional right to privacy. Subject to and without waiving these objections, Responding Party supplements her response as follows:

Responding Party asserts that the beneficiaries of her Trust are her daughters: Judy Chang, Sophie Chang, and Rita Chang. Discovery is ongoing and this response may be updated as necessary.

(c) REASON REQUEST NUMBER 7 SHOULD BE COMPELLED

Respondent has not produced any responsive documents in response to Request Number 7. Respondent's privacy objection is meritless given that Respondent claims she "was a wife to [James] in everything but the legal formality of a license." Respondent's Response and Objection to Amended Petition ("Response and Objection"), ¶ 152. The request seeks documents relating to Respondent's estate planning documents because people who live as spouses typically provide for each other in their estate plans. Respondent cannot allege a relationship as husband and wife but deny access to records that are highly relevant to that allegation. *See Wilkinson v. Times Mirror Corp.* (1989) 215 Cal.App.3d 1034, 1046 ("[A] court should not play the trump card of

1 unconstitutionality to protect absolutely every assertion of individual privacy.”). Moreover,
2 Respondent waived the privacy objection by making representations about her trust beneficiaries
3 in her response to the request, as provided above. She cannot lower the shield to make
4 representations and then raise it to block Petitioner from obtaining evidence to evaluate those
5 representations.

6 Moreover, “[i]f intrusion is limited and confidential information is carefully shielded from
7 disclosure except to those who have a legitimate need to know, privacy concerns are assuaged.”
8 *Alch v. Superior Court* (2008) 165 Cal.App.4th 1412, 1424 (citing *Pioneer Electronics (USA), Inc. v. Superior Court* (2007) 40 Cal.4th 360,371). To assuage concerns regarding privacy,
9 Petitioner offered to allow Respondent to redact all but the beneficiary information in her trust
10 documents. Minton Decl., **Exhibit __**, at __; **Exhibit __**, at __.

12 Respondent did not provide a single page from the requested trust agreement and
13 amendments to the trust agreement. Instead, she represented, as provided above, that her children
14 are the current beneficiaries. A party’s representations are not appropriate responses to document
15 requests. The point of document requests is to obtain *documents* so that Petitioner need not rely
16 on Respondent’s word. Further, the documents will help prevent Respondent from concealing
17 facts such as who the initial beneficiaries were, whether those designations changed over time and
18 when those changes occurred. They will also prevent Respondent from concealing related issues
19 of which Petitioner is not yet aware. Respondent should not be permitted to substitute her word
20 for actual records, especially given that her credibility is a central issue in this proceeding.

21 Respondent’s other objections are inapplicable boilerplate. There is no applicable
22 privilege (given that the request seeks the actual trust documents and not communications
23 between Respondent and her attorney), the request seeks specific trust records, and the request is
24 clearly limited as to time and scope as it seeks copies of a specified trust agreement and
25 amendments thereto during a time period when Respondent was purportedly acting as a wife to
26 James. And the request is not compound, oppressive or unduly burdensome.

27 Accordingly, Respondent should be compelled to provide her redacted trust documents.
28

1 **2. (a) REQUEST FOR PRODUCTION NUMBER 23**

2 Any and all DOCUMENTS RELATING TO YOUR finances from January 1, 2003 to the
3 present, including but not limited to banking records, financial statements, accounting statements,
4 and brokerage records.

5 **(b) SUPPLEMENTAL RESPONSE TO DISPUTED REQUEST NUMBER 23**

6 Responding Party adopts and incorporates the General Objections above in response to
7 this request, and further objects to this request to the extent that it seeks information protected
8 from disclosure by the attorney-client privilege, the attorney work product doctrine, or any other
9 applicable privileges or doctrine, including the common-interest doctrine. (*OXY Resources*
10 *California LLC v. Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further
11 objects on the grounds that it is vague, compound, overly broad, oppressive, burdensome, and
12 without reasonable limitation in time or scope. Responding Party further objects to this request on
13 the grounds that is not relevant to the subject matter of the litigation. Responding Party further
14 objects to this request to the extent it seeks information or documents in the possession of or
15 equally or more readily available to the requesting party or other third parties. Responding Party
16 further objects to this request in that it calls for a compilation, abstract, audit or summary of
17 records, and no such compilation exists. Finally, Responding Party objects to this request on the
18 grounds that it seeks information protected by the constitutional right to privacy. Subject to and
19 without waiving these objections, Responding Party supplements her response as follows:

20 Responding Party has made a diligent and reasonable inquiry to comply with this request
21 and shall produce all non-privileged, responsive documents in her possession, custody and/or
22 control from January 1, 2015 through September 5, 2017. Discovery is ongoing and this response
23 may be updated as necessary.

24 **(c) REASON REQUEST NUMBER 23 SHOULD BE COMPELLED**

25 Respondent unilaterally narrowed the scope of this request to January 1, 2015 through
26 September 5, 2017. The narrowed scope of time appears to be based on Respondent's
27 overbreadth and privacy objections. The overbreadth objection is meritless because it ignores the
28 allegations of the Amended Petition and Respondent's own allegations in her Response and

1 Objection to the Amended Petition. For instance, Respondent alleges that she and James “shared
2 their financial resources” since 2001. Response and Objection, ¶ 5. Petitioner believes
3 Respondent refuses to provide her financial records because they will establish that this allegation
4 is baseless. Further, when James died, Respondent refused to recognize his 50% ownership in the
5 Los Angles property – an interest that traces its origins to in or before 2004. Amended Petition,
6 ¶¶ 26, 34, 102; *see also* Response and Objection to Amended Petition, ¶ 14. In 2014, Respondent
7 made James write her a check for \$30,000. Amended Petition, ¶ 28. From then on Respondent
8 lived with and off of James and had him pay all their living expenses while she received income
9 from her home in El Cerrito. *Id.*, ¶¶ 29-32. During that time she had James write her checks that
10 would total \$68,575 and several more to “cash” totaling \$20,680. *Id.*, ¶ 43. In 2017, Respondent
11 misappropriated nearly \$1.2 million from James. *Id.*, ¶¶ 8, 46-48. Respondent seeks
12 Respondent’s financial information from 2003 through 2017 to confirm these allegations and to
13 investigate how much more Respondent took from James.

14 Respondent’s privacy objection is baseless. The right to privacy is not absolute, and must
15 be balanced with the need for discovery. *Valley Bank of Nevada v. Superior Court* (1975) 15
16 Cal.3d 652, 657; *Wilkinson v. Times Mirror Corp.* (1989) 215 Cal.App.3d 1034, 1046 (“[A] court
17 should not play the trump card of unconstitutionality to protect absolutely every assertion of
18 individual privacy.”) And “where the financial information goes to the heart of the cause of
19 action itself, a litigant should not be denied access so easily.” *Rawnsley v. Superior Court* (1986)
20 183 Cal.App.3d 86, 91 (holding that the trial court abused its discretion in refusing to compel
21 discovery of financial information). Further, any privacy concerns are overridden by the public
22 policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code*
23 § 15600; *Schnabel v. Superior Court* (1993) 5 Cal.4th 704, 721 (production of private documents
24 appropriate where “a public policy greater than that of confidentiality of tax returns is involved”).

25 Here, Respondent’s “financial information goes to the heart of the cause of action itself.”
26 *Rawnsley*, 183 Cal.App.3d, at 91. Respondent is accused of misappropriating tens of thousands
27 from James, culminating in an additional and final theft of nearly \$1.2 million. *See* Amended
28 Petition, ¶¶ 28, 31-32, 36, 43, 46, 53, 63. The records are necessary to establish just how much

1 money Respondent obtained from James. In addition to establishing the scope of Respondent's
2 financial elder abuse, the records are relevant to confirming that Respondent was a paid care-
3 giver (*id.*, ¶ 58) and establishing James' 50% ownership interest in the Los Angles property. *Id.*,
4 ¶¶ 26, 34, 102. The records will establish that Respondent did not pay for her own living
5 expenses during the time she was providing live-in care to James and that, in fact, she was able to
6 generate additional rental income by renting out her residence. *See id.*, ¶¶ 31-32, 53, 55. The
7 records from before Respondent's time living with James will show that, contrary to
8 Respondent's allegation, James and Respondent did not share their financial resources since
9 2001. *See Response and Objection*, ¶ 5. The records will also show that she did not purchase
10 certain furnishings that she refuses to provide to James' estate. *See Amended Petition*, ¶ 53.

11 In addition, Respondent's limited production for the time period beginning January 1,
12 2015 through September 5, 2017 is incomplete in the following ways:

- 13 • The production does not contain any copies of cancelled checks, receipts, deposit
14 slips, designation forms, check registers, accounting statements, brokerage
15 statements or any other financial records other than account statements from Chase
16 and Sterling Bank & Trust.
- 17 • Petitioner believes Ms. Chang owns accounts at Cathay Bank, Wells Fargo, and
18 VALIC. She did not produce any records from these intuitions.
- 19 • Many pages are missing from the statements provided from Chase Bank, Chase
20 Freedom XXX4679, Chase Freedom XXXX3183, and Chase United Mileage Plus.
21 For example, Chase marked its statement for July 15, 2016 through August 11,
22 2016 with page numbers. Bates number DC 00987 states "Page 1 of 6." The next
23 bates numbered page is DC 00988, which states "Page 6 of 6." Ms. Chang omitted
24 pages two through five. Respondent's production is replete with holes like this
25 one. Minton Decl., **Exhibit __**.

26 Respondent should not be permitted to pick and choose which records to produce. She is
27 obligated to produce all records in her possession, custody or control. Code Civ. Proc. 2031.010.
28 Respondent's banking records are within her control because all she has to do to obtain them is

1 log into her accounts and download them or, alternatively, request them from her banks. *See In*
2 *re Citric Acid Litigation* (9th Cir.1999) 191 F.3d 1090, 1107 (holding that “control” is defined as
3 the legal right to obtain documents upon demand). Her records held by her accountant are also
4 within her control. *See Gordon v. Superior Court* (1984) 161 Cal.App.3d 157, 168 (employer
5 charged with employee’s knowledge in responding to employer’s interrogatory responses). It has
6 been over 120 days since Respondent was served the document requests. That is far more time
7 than necessary to produce all records under her control. She has not done so. Respondent must
8 comply with her discovery obligations.

9 Respondent’s other objections are inapplicable boilerplate. Respondent did not provide a
10 privilege log, and the request is not vague, compound, oppressive, or unduly burdensome.

11 Accordingly, Respondent should be compelled to provide her financial records from
12 January 1, 2003 through September 5, 2017.

13 **3. (a)REQUEST FOR PRODUCTION NUMBER 24**

14 Any and all DOCUMENTS RELATING TO YOUR purchases from January 1, 2015
15 through September 5, 2017, including but not limited to YOUR purported purchase of furniture
16 with YOUR credit card.

17 **(b) SUPPLEMENTAL RESPONSE TO DISPUTED REQUEST NUMBER 24**

18 Responding Party adopts and incorporates the General Objections above in response to
19 this request, and further objects to this request to the extent that it seeks information protected
20 from disclosure by the attorney-client privilege, the attorney work product doctrine, or any other
21 applicable privileges or doctrine, including the common-interest doctrine. (*OXY Resources*
22 *California LLC v. Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects
23 on the grounds that it is vague, compound, overly broad, oppressive, burdensome, and without
24 reasonable limitation in time or scope. Responding Party further objects to this request on the
25 grounds that is not relevant to the subject matter of the litigation. Responding Party further
26 objects to this request to the extent it seeks information or documents in the possession of or
27 equally or more readily available to the requesting party or other third parties. Responding Party
28 further objects to this request in that it calls for a compilation, abstract, audit or summary of

records, and no such compilation exists. Finally, Responding Party objects to this request on the grounds that it seeks information protected by the constitutional right to privacy. Subject to and without waiving these objections, Responding Party supplements her response as follows:

Responding Party has made a diligent and reasonable inquiry to comply with this request and shall produce all non-privileged, responsive documents in her possession, custody and/or control from January 1, 2015 through September 5, 2017.

Responding Party further asserts that during this period, she has spent approximately \$62,537.00 on expenses related to the Redwood City property, including but not limited to mortgage payments, property taxes, maintenance, utilities, and furnishings. Specifically, Responding Party has spent approximately \$3,050.00 on furniture for the Redwood City property.

Responding Party further asserts that from January 1, 2015 through September 5, 2017, she spent approximately \$36,718.00 on groceries and meals she shared with James, and \$4,060 on further expenses, including not limited to, medications for James, furniture, and repairs concerning James properties.

Further, during this period, Responding Party asserts she spent approximately \$202,761.00 concerning the Los Angeles Property, including but not limited to mortgage payments, maintenance and remodeling costs, property taxes, and utilities. Discovery is ongoing and this response may be updated as necessary.

(c) REASON REQUEST NUMBER 24 SHOULD BE COMPELLED

Respondent produced some financial documents from the requested period of time rather than standing on her privacy objection. However, the production is incomplete for the following reasons:

- The production does not contain any copies of cancelled checks, receipts, check registers, accounting statements or any other financial records other than account statements from Chase and Sterling Bank & Trust.
- Petitioner believes Ms. Chang owns accounts at Cathay Bank, Wells Fargo, and VALIC. She did not produce any records from these intuitions.
- Many pages are missing from the statements provided from Chase Bank, Chase Freedom XXX4679, Chase Freedom XXXX3183, and Chase United Mileage Plus.

1 For example, Chase marked its statement for July 15, 2016 through August 11,
2 2016 with page numbers. Bates number DC 00987 states “Page 1 of 6.” The next
3 bates numbered page is DC 00988, which states “Page 6 of 6.” Ms. Chang omitted
4 pages two through five. Respondent’s production is replete with holes like this
5 one. Minton Decl., **Exhibit __.**

6 Respondent should not be permitted to pick and choose which records to produce. She is
7 obligated to produce all records in her possession, custody or control. Code Civ. Proc. 2031.010.
8 Respondent’s bank records are within her control because all she has to do to obtain them is log
9 into her accounts and download them or, alternatively, request them from her banks. *See In re*
10 *Citric Acid Litigation* (9th Cir.1999) 191 F.3d 1090, 1107 (holding that “control” is defined as the
11 legal right to obtain documents upon demand). Her records held by her accountant are also
12 within her control. *See Gordon v. Superior Court* (1984) 161 Cal.App.3d 157, 168 (employer
13 charged with employee’s knowledge in responding to employer’s interrogatory responses). It has
14 been over 120 days since Respondent was served the document requests. That is far more time
15 than necessary to produce all records under her control. She has not done so. Respondent must
16 comply with her discovery obligations.

17 Respondent’s other objections are inapplicable boilerplate. Respondent did not provide a
18 privilege log, and the request is not vague, compound, oppressive, or unduly burdensome.

19 **4. (a) REQUEST FOR PRODUCTION NUMBER 55**

20 Any and all DOCUMENTS RELATING TO money received by YOU in connection with
21 the real property located at 1319 Brewster Court, El Cerrito, California from January 1, 2014
22 through September 5, 2017 (including but not limited to rent, management fees and/or expenses,
23 taxes, insurance, utilities, mortgage expenses, remodeling expenses, repair expenses, expenses for
24 furnishings, and any other maintenance expenses).

25 **(b) SUPPLEMENTAL RESPONSE TO DISPUTED REQUEST NUMBER 55**

26 Responding Party adopts and incorporates the General Objections above in response to this
27 request, and further objects to this request to the extent that it seeks information protected from
28 disclosure by the attorney-client privilege, the attorney work product doctrine, or any other applicable

1 privileges or doctrine, including the common-interest doctrine. (*OXY Resources California LLC v.*
2 *Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects to this request on the
3 grounds that is not relevant to the subject matter of the litigation. Responding Party further objects on
4 the grounds that it is vague, compound, overly broad, oppressive, burdensome, and without
5 reasonable limitation in time or scope. Responding Party further objects to this request in that it calls
6 for a compilation, abstract, audit or summary of records, and no such compilation exists. Finally,
7 Responding Party objects to this request on the grounds that it seeks information protected by the
8 constitutional right to privacy. Subject to and without waiving these objections, Responding Party
9 supplements her response as follows:

10 Responding Party has made a diligent and reasonable inquiry to comply with this request and
11 shall produce all non-privileged, responsive documents in her possession, custody and/or control from
12 January 1, 2015 through September 5, 2017. Responding Party further asserts that during this time
13 period, she rented out a portion of her El Cerrito property and has received approximately \$80,400.00
14 in gross rental income, which does not include the expenses, which total approximately \$86,446.00.
15 Discovery is ongoing and this response may be updated as necessary.

16 **(c) REASON REQUEST NUMBER 55 SHOULD BE COMPELLED**

17 The response is improperly narrowed to January 1, 2015 through September 5, 2017. The
18 same argument and reasoning as set forth in Section I(2)(c) above apply here and are incorporated
19 by reference. In short, the privacy and other objections should be overruled and Respondent
20 ordered to produce a complete set of responsive documents.

21 **5. (a) REQUEST FOR PRODUCTION NUMBER 58**

22 Any and all DOCUMENTS RELATING TO any financial account(s) in YOUR name (in
23 either YOUR personal capacity or as trustee), including but not limited to beneficiary designation
24 forms, account statements, check registers, cancelled checks, and deposit slips.

25 **(b) SUPPLEMENTAL RESPONSE TO DISPUTED REQUEST NUMBER 58**

26 Responding Party adopts and incorporates the General Objections above in response to this
27 request, and further objects to this request to the extent that it seeks information protected from
28 disclosure by the attorney-client privilege, the attorney work product doctrine, or any other applicable

1 privileges or doctrine, including the common-interest doctrine. (*OXY Resources California LLC v.*
2 *Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects on the grounds that it
3 is vague, compound, overly broad, oppressive, burdensome, and without reasonable limitation in time
4 or scope. Responding Party further objects to this request on the grounds that is not relevant to the
5 subject matter of the litigation. Responding Party further objects to this request to the extent it seeks
6 information or documents in the possession of or equally or more readily available to the requesting
7 party or other third parties. Responding Party further objects to this request in that it calls for a
8 compilation, abstract, audit or summary of records, and no such compilation exists. Finally,
9 Responding Party objects to this request on the grounds that it seeks information protected by the
10 constitutional right to privacy. Subject to and without waiving these objections, Responding Party
11 supplements her response as follows:

12 Responding Party has made a diligent and reasonable inquiry to comply with this request
13 and shall produce all non-privileged, responsive documents in her possession, custody and/or
14 control from January 1, 2015 through September 5, 2017. Discovery is ongoing and this response
15 may be updated as necessary.

16 **(c) REASON REQUEST NUMBER 58 SHOULD BE COMPELLED**

17 Petitioner agreed to narrow this request to the time period beginning January 1, 2003
18 through September 5, 2017. Minton Decl., **Exhibit __**, at 5 (March 16, 2018 meet and confer
19 letter). However, Respondent improperly narrowed her response to January 2015 through
20 September 5, 2017.

21 The same argument and reasoning as set forth in Section I(2)(c) above apply here and are
22 incorporated by reference. In short, the privacy and other objections should be overruled and
23 Respondent ordered to produce a complete set of responsive documents for the time period
24 beginning January 1, 2003 through September 5, 2017.

25 **6. (a) REQUEST FOR PRODUCTION NUMBER 62**

26 Any and all tax returns filed by YOU for the tax years 2003 through and including 2016.

27 **(b) SUPPLEMENTAL RESPONSE TO DISPUTED REQUEST NUMBER 62**

1 Responding Party adopts and incorporates the General Objections above in response to this
2 request, and further objects to this request to the extent that it seeks information protected from
3 disclosure by the attorney-client privilege, the attorney work product doctrine, or any other
4 applicable privileges or doctrine, including the common-interest doctrine. (*OXY Resources*
5 *California LLC v. Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects
6 to this request on the grounds that is not relevant to the subject matter of the litigation.
7 Responding Party further objects on the grounds that it is vague, compound, overly broad,
8 oppressive, burdensome, and without reasonable limitation in time or scope. Finally, Responding
9 Party objects to this request on the grounds that it seeks information protected by the
10 constitutional right to privacy. Subject to and without waiving these objections, Responding
11 Party supplements her response as follows:

12 Responding Party has made a diligent and reasonable inquiry to comply with this request
13 and shall produce the following non-privileged, responsive documents in her possession, custody
14 and/or control, specifically Schedule E of her tax returns from 2015 and 2016. Responding Party
15 asserts she has not completed her tax return for 2017. Discovery is ongoing and this response
16 may be updated as necessary.

17 **(c) REASON REQUEST NUMBER 62 SHOULD BE COMPELLED**

18 Respondent improperly narrows her response to Document Request 62 to tax years 2015
19 and 2016 and only produces a single page, Schedule E, for each of those years.¹ Respondent
20 should be compelled to produce complete tax returns from 2003 through 2017. Those returns will
21 establish that Respondent always considered James to be a 50% owner of the property until, when
22 James was suffering from dementia and fighting cancer, Respondent convinced him to stop
23 claiming his ownership interest on his tax returns. *See* Amended Petition, ¶¶ 26, 34.
24 Respondent's tax returns will also demonstrate how her finances were impacted by the money
25 and free room and board she obtained from James beginning in 2014. *Id.*, 28, 30-32. The returns
26 from before 2014 will show, contrary to Respondent's allegation, that James and Respondent did

27 _____
28 ¹ Respondent represents that her 2017 tax return is not yet prepared but does not state whether she
will produce the return once completed.

1 not share their financial resources since 2001. Response and Objection, ¶ 5. Likewise, the
2 returns will show how Respondent was able to earn rental income from her El Cerrito home by
3 moving in with James. *Id.*, ¶ 29. Finally, the tax returns will establish that at the same time she
4 was extracting almost \$1.2 million from James to purchase the Redwood City property,
5 Respondent was committing mortgage fraud. Records obtained via subpoena in this proceeding
6 show that Respondent represented to the lender that she earned \$_____ per year in
7 employment income. Minton Decl., **Exhibit** ___, at ___. That representation directly contradicts
8 Respondent's verified assertion that she "retired" in 2001. Response and Objection, ¶ 5.
9 Petitioner believes that Respondent refuses to produce her complete tax returns because they will
10 show that she did not earn \$_____ per year. This in turn relates directly to Respondent's
11 credibility, which will be a central issue in this case.

12 Accordingly, Respondent should not be permitted to conceal her tax returns from this
13 proceeding. Any privacy concerns are overridden by the public policy in protecting the elderly
14 from financial abuse and theft. *See Welfare & Institutions Code § 15600; Schnabel v. Superior
Court*, (1993) 5 Cal.4th 704, 721.

16 Respondent's other objections are inapplicable boilerplate. Respondent did not provide a
17 privilege log, and the request is not vague, compound, oppressive, or unduly burdensome.

18 **7. (a) REQUEST FOR PRODUCTION NUMBER 69**

19 Any and all DOCUMENTS RELATING TO YOUR marriage and/or separation from
20 James Chang.

21 **(b) SUPPLEMENTAL RESPONSE TO DISPUTED REQUEST NUMBER 69**

22 Responding Party adopts and incorporates the General Objections above in response to
23 this request, and further objects to this request to the extent that it seeks information protected
24 from disclosure by the attorney-client privilege, the attorney work product doctrine, or any other
25 applicable privileges or doctrine, including the common-interest doctrine. (*OXY Resources
California LLC v. Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects
26 to this request on the grounds that is not relevant to the subject matter of the litigation.
27 Responding Party further objects on the grounds that it is vague, compound, overly broad,

1 oppressive, burdensome, and without reasonable limitation in time or scope. Finally, Responding
2 Party objects to this request on the grounds that it seeks information protected by the
3 constitutional right to privacy. Subject to and without waiving these objections, Responding Party
4 supplements her response as follows:

5 Responding Party asserts that she married to her husband James Chang in 1962 in Taiwan.
6 They separated in 1995, where Mr. Chang returned to Taiwan. They have remained separated
7 since 1995. Discovery is ongoing and this response may be updated as necessary.

8 **(c) REASON REQUEST NUMBER 69 SHOULD BE COMPELLED**

9 Respondent has not produced any responsive documents in response to Request Number
10 69. Respondent's privacy objection is meritless given that Respondent claims she "was a wife to
11 [James] in everything but the legal formality of a license." Respondent's Response and Objection
12 to Amended Petition ("Response and Objection"), ¶ 152. The request seeks documents relating to
13 Respondent's marital status during the time she claims to have been like a wife to James because
14 people who live as spouses generally are not married to other people. Respondent cannot allege a
15 relationship as husband and wife but deny access to records that are highly relevant to that
16 allegation. *See Wilkinson v. Times Mirror Corp.* (1989) 215 Cal.App.3d 1034, 1046 ("[A] court
17 should not play the trump card of unconstitutionality to protect absolutely every assertion of
18 individual privacy."). Moreover, Respondent waived the privacy objection by making
19 representations about her marital status in her response to the request, as provided above. She
20 cannot lower the shield to make representations and then raise it to block Petitioner from
21 obtaining evidence to evaluate those representations.

22 Moreover, "[i]f intrusion is limited and confidential information is carefully shielded from
23 disclosure except to those who have a legitimate need to know, privacy concerns are assuaged."
24 *Alch v. Superior Court* (2008) 165 Cal.App.4th 1412, 1424 (citing *Pioneer Electronics (USA), Inc. v. Superior Court* (2007) 40 Cal.4th 360,371). To assuage concerns regarding privacy,
25 Petitioner narrowed Document Request 69 to the time period 1995 through September 5, 2017,
26 which is the time period when Respondent and James had their on-again, off-again relationship.

27 Respondent did not provide a single page from her marital records. Instead, she

1 represented, as provided above, that she is married to another man. A party's representations are
2 not appropriate responses to document requests. The point of document requests is to obtain
3 documents so that Petitioner need not rely on Respondent's word. Further, the documents will
4 help prevent Respondent from concealing facts such as how her marriage evolved during her on-
5 again, off-again relationship with James. They will also prevent Respondent from concealing
6 related issues of which Petitioner is not yet aware. Respondent should not be permitted to
7 substitute her word for actual records, especially given that her credibility is a central issue in this
8 proceeding.

9 Respondent's other objections are inapplicable boilerplate. Respondent has not provided
10 a privilege log, the request seeks records regarding the marriage and separation, and the request is
11 clearly limited as it only seeks records pertaining to marriage and separation. And the request is
12 neither oppressive nor unduly burdensome.

13 Accordingly, Respondent should be compelled to provide her redacted trust documents.

14 **II. DISPUTED FIRST SET OF SPECIAL INTERROGATORIES**

15 **1. (a) SPECIAL INTERROGATORY NUMBER 25**

16 Describe in detail (including but not limited to the date, amount, reason(s) for, and
17 circumstances surrounding) each instance where YOU received more than \$1,000 from JAMES from
18 January 1, 2005 through September 5, 2017.

19 **(b) SUPPLEMENTAL RESPONSE TO SPECIAL INTERROGATORY**
20 **NUMBER 25**

21 Responding Party adopts and incorporates the General Objections above in response to this
22 request, and further objects to this request to the extent that it seeks information protected from
23 disclosure by the attorney-client privilege, the attorney work product doctrine, or any other applicable
24 privileges or doctrine, including the common-interest doctrine. (*OXY Resources California LLC v.*
25 *Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects on the grounds that it
26 is vague, compound, overly broad, oppressive, burdensome, and without reasonable limitation in time
27 or scope. Responding Party further objects to this request on the grounds it seeks information in the
28 possession of or equally or more readily available to the requesting party or other third parties.

1 Responding Party further objects to this request in that it calls for a compilation, abstract, audit or
2 summary of records, and no such compilation exists. Subject to and without waiving these
3 objections, Responding Party supplements her response as follows:

4 Responding Party, on information and belief, asserts that James provided her with the
5 following gifts beginning in January 2016 through September 5, 2017. James provided
6 Responding Party with two checks in 2016, made payable to "cash." James told Responding Party
7 that he was going to write her two separate checks, one for \$10,000, and one for \$5,000. He asked
8 Responding Party to deposit the first check, but wait to deposit the other check. Responding
9 Party deposited the first check in 2016, but waited to deposit the second check until 2017, after
10 James was abducted. Responding Party was not sure how to categorize the check, so she wrote
11 "rent" in the memo line.

12 Responding Party further asserts, that in March 2017, James provided Responding Party a
13 cashier's check in the amount of \$1.1 million which was used to purchase the Redwood City
14 property. Responding Party further asserts that after escrow closed in March 2017, Responding
15 Party asked James if he wanted her to pay interest on the money he provided her for the down
16 payment. James stated, "This money has been given to you, it's been used. It is yours ... so no
17 interest." Responding Party was present on multiple occasions when James told Petitioner,
18 The money is a gift to Auntie Debby." Discovery is ongoing and this response may be updated as
19 necessary.

20 **(c) REASON TO COMPEL FURTHER RESPONSE TO SPECIAL**
21 **INTERROGATORY NUMBER 25**

22 Respondent improperly narrowed her response to the time period beginning January 2016
23 through September 5, 2017.

24 Respondent's narrowed scope of time appears to be based on her overbreadth and privacy
25 objections. The overbreadth objection is meritless because it ignores the allegations of the
26 Amended Petition and Respondent's own allegations in her Response and Objection to the
27 Amended Petition. For instance, Respondent alleges that she and James "shared their financial
28 resources" since 2001. Response and Objection to Amended Petition, ¶ 5. Petitioner believes

1 Respondent refuses to provide her financial information because it will establish that this
2 allegation is baseless. Further, when James died, Respondent refused to recognize his 50%
3 ownership in the Los Angles property – an interest that traces its origins to in or before 2004.
4 Amended Petition, ¶¶ 26, 34, 102; *see also* Response and Objection to Amended Petition, ¶ 14.
5 In 2014, Respondent made James write her a check for \$30,000. Amended Petition, ¶ 28. From
6 then on Respondent lived with and off of James and had him pay all their living expenses while
7 she received income from her home in El Cerrito. *Id.*, ¶¶ 29-32. During that time she had James
8 write her checks that would total \$68,575 and several more to “cash” totaling \$20,680. *Id.*, ¶ 43.
9 In 2017, Respondent misappropriated nearly \$1.2 million from James. *Id.*, ¶¶ 8, 46-48. The
10 request seeks financial information from 2005 through 2017 to confirm these allegations and to
11 investigate how much more Respondent took from James.

12 Respondent’s privacy objection is baseless. The right to privacy is not absolute, and must
13 be balanced with the need for discovery. *Valley Bank of Nevada v. Superior Court* (1975) 15
14 Cal.3d 652, 657; *Wilkinson v. Times Mirror Corp.* (1989) 215 Cal.App.3d 1034, 1046 (“[A] court
15 should not play the trump card of unconstitutionality to protect absolutely every assertion of
16 individual privacy.”) And “where the financial information goes to the heart of the cause of
17 action itself, a litigant should not be denied access so easily.” *Rawnsley v. Superior Court* (1986)
18 183 Cal.App.3d 86, 91 (holding that the trial court abused its discretion in refusing to compel
19 discovery of financial information). Further, any privacy concerns are overridden by the public
20 policy in protecting the elderly from financial abuse and theft. *See Welfare & Institutions Code*
21 § 15600; *Schnabel v. Superior Court* (1993) 5 Cal.4th 704, 721 (production of private documents
22 appropriate where “a public policy greater than that of confidentiality of tax returns is involved”).

23 Here, Respondent’s “financial information goes to the heart of the cause of action itself.”
24 *Rawnsley*, 183 Cal.App.3d, at 91. Respondent is accused of misappropriating tens of thousands
25 from James, culminating in an additional and final theft of nearly \$1.2 million. *See* Amended
26 Petition, ¶¶ 28, 31-32, 36, 43, 46, 53, 63. The information is necessary to establish just how
27 much money Respondent obtained from James. In addition to establishing the scope of
28 Respondent’s financial elder abuse, the information is relevant to confirming that Respondent was

1 a paid care-giver (*id.*, ¶ 58) and establishing James' 50% ownership interest in the Los Angles
2 property. *Id.*, ¶¶ 26, 34, 102. The information will establish that Respondent did not pay for her
3 own living expenses during the time she was providing live-in care to James and that, in fact, she
4 was able to generate additional rental income by renting out her residence. *See id.*, ¶¶ 31-32, 53,
5 55. The information from before Respondent's time living with James will show that, contrary to
6 Respondent's allegation, James and Respondent did not share their financial resources since
7 2001. *See Response and Objection*, ¶ 5. The information will also show that she did not
8 purchase certain furnishings that she refuses to provide to James' estate. *See Amended Petition*,
9 ¶ 53.

10 In addition, Respondent's improperly narrowed response is incomplete because it ignores
11 \$68,575 worth of checks from James that name Respondent as payee. *Amended Petition*, ¶ 43.
12 Respondent should not be permitted to pick and choose which information to provide. She is
13 obligated to provide responses based on all records in her possession, custody or control. Code
14 Civ. Proc. 2031.010. Respondent's banking records are within her control because all she has to
15 do to obtain them is log into her accounts and download them or, alternatively, request them from
16 her banks. *See In re Citric Acid Litigation* (9th Cir.1999) 191 F.3d 1090, 1107 (holding that
17 "control" is defined as the legal right to obtain documents upon demand). Her records held by
18 her accountant are also within her control. *See Gordon v. Superior Court* (1984) 161 Cal.App.3d
19 157, 168 (employer charged with employee's knowledge in responding to employer's
20 interrogatory responses).

21 Respondent "cannot plead ignorance to information which can be obtained from sources
22 under [her] control." *Deyo v. Kilbourne* (1978) 84 Cal.App.3d 771, 782. It has been over 120
23 days since Respondent was served the document requests. That is far more time than necessary to
24 review all the records within her control and answer the interrogatories based on them. She has
25 not done so. Respondent must comply with her discovery obligations.

26 Respondent's objection that the request calls for a compilation of data fails for three
27 reasons. First, Respondent must "specify the writings from which the answer may be derived or
28 ascertained." Code Civ. Proc. 2030.230. Respondent refuses to produce the writings. In one

1 breath, she asserts that the request would require her to create a compilation of data, but in the
2 next, she refuses to produce the underlying documents on privacy grounds. She cannot have it
3 both ways.

4 Second, the “specification shall be in sufficient detail to permit the propounding party to
5 locate and to identify, as readily as the responding party can, the documents from which the
6 answer may be ascertained.” Code Civ. Proc. 2030.230. Even if Respondent produces her
7 financial records, Petitioner is not aware of all the transactions that took place between
8 Respondent and James and, therefore, cannot identify those transactions. Respondent’s records
9 are unlikely to say “transfer from James Ho.” Respondent, as the only living participant in the
10 transactions, is the person best suited to examine her records and identify all the transactions with
11 James. And even if Respondent could identify some of the transactions, Respondent cannot
12 describe the surrounding circumstances. That information is entirely within Respondent’s head.

13 Third, “the burden or expense of preparing or making [the compilation must be]
14 substantially the same for the party propounding the interrogatory as for the responding party.”
15 Code Civ. Proc. 2030.230. For the reasons stated above, it will be far less expensive and
16 burdensome for Respondent to answer the interrogatory than for Petitioner.

17 Respondent’s objection that the information is equally available to Petitioner is absurd.
18 As discussed above, Respondent was a participant in the transactions. Petitioner is entitled to
19 know what she claims to be the circumstances of those transactions, and she is far better suited
20 than Petitioner to identify the transactions she had with James.

21 Respondent’s other objections are inapplicable boilerplate. Financial transactions are not
22 privileged, and the request is not vague, compound, oppressive, or unduly burdensome.

23 **2. (a) SPECIAL INTERROGATORY NUMBER 26**

24 For each of the instances stated in response to the preceding Special Interrogatory,
25 describe in detail (including but not limited to the date, reason(s) for, and circumstances of) any
26 and all conversations YOU had with any PERSON (including without limitation JAMES and/or
27 his children) about YOUR receipt of such money.

28 **(b) SUPPLEMENTAL RESPONSE TO SPECIAL INTERROGATORY**

1 **NUMBER 26**

2 Responding Party adopts and incorporates the General Objections above in response to
3 this request, and further objects to this request to the extent that it seeks information protected
4 from disclosure by the attorney-client privilege, the attorney work product doctrine, or any other
5 applicable privileges or doctrine, including the common-interest doctrine. (*OXY Resources*
6 *California LLC v. Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects
7 on the grounds that it is vague, compound, overly broad, oppressive, burdensome, and without
8 reasonable limitation in time or scope. Responding Party further objects to this request on the
9 grounds it seeks information in the possession of or equally or more readily available to the
10 requesting party or other third parties. Responding Party further objects to this request in that it
11 calls for a compilation, abstract, audit or summary of records, and no such compilation exists.
12 Subject to and without waiving these objections, Responding Party supplements her response as
13 follows:

14 Responding Party asserts James often told her that in the event of his passing, she would
15 be taken care of, because she took care of him, and because his money was his to do with as he
16 pleased. Responding Party further asserts that James made clear that he wanted to buy the house
17 to live in with Responding Party, and provided her with the down payment of approximately \$1.1
18 million. After submitting their offer to purchase the house, James and Responding Party had three
19 days to back out. Responding Party was concerned about the cost, and said to James, "Are you
20 sure you want to buy the house? The monthly mortgage payment is high." James replied, "I have
21 the money for the down payment for you. The down payment to you is already yours."

22 Responding Party further asserts that Petitioner questioned James, on at least three
23 occasions, about whether the Redwood City down payment was a gift or a loan, and James
24 always responded, "it was a gift." Responding Party asserts that Peter told James and Respondent
25 that the funds should be in the form of a loan. James insisted that the money was his to do with as
26 he pleased. Responding Party further asserts, on information and belief, that James wanted to be
27 sure that the gift of the funds to Respondent was protected from an attack by his children after he
28 died, and that James therefore told an attorney to draft a document confirming this.

1 Responding Party asserts that early in 2017 she had a conversation with Peter about
2 whether any money from James would be considered a loan, and Peter asserted he wanted to
3 charge Responding Party interest of \$3,500 per month. After escrow closed in March 2017,
4 Responding Party asked James if he wanted her to pay interest on the money he provided her for
5 the down payment. James stated, "This money has been given to you, it's been used. It is yours ...
6 so no interest." Responding Party was present on multiple occasions when James told Petitioner,
7 "The money is a gift to Auntie Debby."

8 Responding Party asserts that Responding Party, James, and Peter discussed hiring an
9 attorney to draft a document to clearly state that the down payment on the Redwood City Property
10 was a gift to Responding Party. They agreed that Peter would be given notice of the appointment.
11 Peter agreed this was a good idea. Responding Party contacted her daughter Rita, and her
12 daughter's partner, Reinhard Oesterle, to help identify an estate planning attorney who could
13 speak with James about his wishes. On the day of the appointment with Mr. Martin, Peter again
14 asked James what he wanted to do with the money, and James got angry and told him it was for
15 Auntie Debby. Petitioner later contacted Mr. Martin and cancelled the meeting, without
16 consulting James. Petitioner was worried, on information and belief, that his father would confirm
17 his gift to Responding Party, rather than revoke it as Peter hoped.

18 Responding Party contacted a realtor they had worked with in the past, named Mary Bee
19 Thrasher, and informed her they were interested in the property. Ms. Thrasher came to their home
20 in Foster City, whereby James and Responding Party signed the purchase agreement. James also
21 provided payment for the deposit.

22 In February 2017, Responding Party met with Mr. Geofrey Garcia, a loan officer at
23 Sterling Bank in Burlingame, concerning their purchase of the Redwood City property.
24 Responding Party was informed James did not need to be on the loan application, and that
25 Responding Party could qualify for the loan on her own. Responding Party then asked James, in
26 the presence of Petitioner, if he wanted his name on the title to the Redwood City Property. James
27 responded that he "didn't care." Peter started waving his arms, as he stood behind James,
28 signaling "no," that he did not want James's name to be added to the title.

1 Responding Party further asserts she spoke with her daughters, Sophie, Rita, and Judy on
2 separate occasions that she and James were purchasing a home in Redwood City. In addition,
3 James was giving her the money as a down payment, and she would apply for a loan to pay off
4 the rest.

5 Responding Party further asserts she told her and James' close friends, Jean Cheng, Ding
6 Ping Liu, and LiPing Kung that James gave her the money for the down payment for the
7 Redwood City home. Discovery is ongoing and this response may be updated as necessary.

8 **(c) REASON TO COMPEL FURTHER RESPONSE TO SPECIAL
9 INTERROGATORY NUMBER 26**

10 Special Interrogatory 26 seeks information about conversations relating to the transactions
11 identified in response to Special Interrogatory 25. Accordingly, the same argument and reasoning
12 as set forth in Section II(1)(c) applies and is hereby incorporated by reference. In short,
13 Respondent should be compelled to provide a complete response.

14 **3. (a) SPECIAL INTERROGATORY NUMBER 30**

15 Describe in detail (including but not limited to the date, amount, reason(s) for, and
16 circumstances of) each and every gift ever made from JAMES to YOU in an amount or of a value
17 exceeding \$1,000.

18 **(b) SUPPLEMENTAL RESPONSE TO SPECIAL INTERROGATORY
19 NUMBER 30**

20 Responding Party adopts and incorporates the General Objections above in response to this
21 request, and further objects to this request to the extent that it seeks information protected from
22 disclosure by the attorney-client privilege, the attorney work product doctrine, or any other applicable
23 privileges or doctrine, including the common-interest doctrine. (*OXY Resources California LLC v.
24 Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects on the grounds that it
25 is vague, compound, overly broad, oppressive, burdensome, and without reasonable limitation in time
26 or scope. Responding Party further objects to this request on the grounds it seeks information in the
27 possession of or equally or more readily available to the requesting party or other third parties.
28 Responding Party further objects to this request in that it calls for a compilation, abstract, audit or

1 summary of records, and no such compilation exists. Subject to and without waiving these objections,
2 Responding Party supplements her response as follows:

3 Responding Party, on information and belief, asserts that James provided her with the
4 following gifts beginning in January 2016 through September 5, 2017. James provided Responding
5 Party with two checks in 2016, made payable to "cash." James told Responding Party that he was
6 going to write her two separate checks, one for \$10,000, and one for \$5,000. He asked Responding
7 Party to deposit the first check, but wait to deposit the other check. Responding Party deposited the
8 first check in 2016, but waited to deposit the second check until 2017, after James was abducted.
9 Responding Party was not sure how to categorize the check, so she wrote "rent" in the memo line.

10 Responding Party further asserts that in March 2017, James provided Responding Party a
11 cashier's check in the amount of \$1.1 million which was used to purchase the Redwood City property.
12 Responding Party further asserts that after escrow closed in March 2017, Responding Party asked
13 James if he wanted her to pay interest on the money he provided her for the down payment. James
14 stated, "This money has been given to you, it's been used. It is yours ... so no interest." Responding
15 Party was present on multiple occasions when James told Petitioner, "The money is a gift to Auntie
16 Debby." Discovery is ongoing and this response may be updated as necessary.

17 **(c) REASON TO COMPEL FURTHER RESPONSE TO SPECIAL**
18 **INTERROGATORY NUMBER 30**

19 Petitioner agrees to narrow the time period to January 1, 2003 through September 5, 2017.
20 The same argument and reasoning as set forth in Section II(1)(c) applies and is hereby
21 incorporated by reference. In short, Respondent should be compelled to provide a complete
22 response.

23 **4. (a) SPECIAL INTERROGATORY NUMBER 31**

24 Describe in detail (including but not limited to the date, amount, reason(s) for, and
25 circumstances of) each and every loan ever made from JAMES to YOU in an amount or of a
26 value exceeding \$1,000.

27 **(b) SUPPLEMENTAL RESPONSE TO SPECIAL INTERROGATORY**
28 **NUMBER 31**

1 Responding Party adopts and incorporates the General Objections above in response to this
2 request, and further objects to this request to the extent that it seeks information protected from
3 disclosure by the attorney-client privilege, the attorney work product doctrine, or any other applicable
4 privileges or doctrine, including the common-interest doctrine. (*OXY Resources California LLC v.*
5 *Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects on the grounds that it
6 is vague, compound, overly broad, oppressive, burdensome, and without reasonable limitation in time
7 or scope. Responding Party further objects to this request on the grounds it seeks information in the
8 possession of or equally or more readily available to the requesting party or other third parties.
9 Responding Party further objects to this request in that it calls for a compilation, abstract, audit or
10 summary of records, and no such compilation exists. Subject to and without waiving these objections,
11 Responding Party supplements her response as follows:

12 Responding Party asserts that James did not provide her any loans from January 1, 2015
13 through September 5, 2017. Discovery is ongoing and this response may be updated as necessary.

14 **(c) REASON TO COMPEL FURTHER RESPONSE TO SPECIAL
15 INTERROGATORY 31**

16 Petitioner agrees to narrow the time period of this request to January 1, 2003 through
17 September 5, 2017. The same argument and reasoning as set forth in Section II(1)(c) applies and
18 is hereby incorporated by reference. In short, Respondent should be compelled to provide a
19 complete response.

20 **5. (a) SPECIAL INTERROGATORY NUMBER 44**

21 Describe in detail (including but not limited to the date, account number and financial
22 institution) any and all deposits in YOUR financial accounts of funds obtained from JAMES.

23 **(b) SUPPLEMENTAL RESPONSE TO SPECIAL INTERROGATORY
24 NUMBER 44**

25 Responding Party adopts and incorporates the General Objections above in response to
26 this request, and further objects to this request to the extent that it seeks information protected
27 from disclosure by the attorney-client privilege, the attorney work product doctrine, or any other
28 applicable privileges or doctrine, including the common-interest doctrine. (*OXY Resources*

1 *California LLC v. Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects
2 on the grounds that it is vague, compound, overly broad, oppressive, burdensome, and without
3 reasonable limitation in time or scope. Responding Party further objects to this request on the
4 grounds it seeks information in the possession of or equally or more readily available to the
5 requesting party or other third parties. Responding Party further objects to this request in that it
6 calls for a compilation, abstract, audit or summary of records, and no such compilation exists.
7 Further, Responding Party objects to this request to the extent it seeks information protected by
8 the constitutional right to privacy. Subject to and without waiving these objections, Responding
9 Party supplements her responds as follows:

10 Responding Party asserts, on information and belief, that from January 1, 2016 through
11 September 5, 2017, she deposited two checks gifted to her from James, made payable to cash,"
12 totaling \$15,000 into her Chase checking account. Further, James provided her with a cashier's
13 check for \$1.1 million, which was used in connection with the purchase of the Redwood City
14 property, and related expenses. Responding Party also maintains an account at Sterling Bank.
15 Discovery is ongoing and this response will be updated as necessary.

16 (c) REASON TO COMPEL FURTHER RESPONSE TO SPECIAL
17 **INTERROGATORY 44**

18 Petitioner agrees to narrow the time period to January 1, 2003 through September 5, 2017.
19 The same argument and reasoning as set forth in Section II(1)(c) applies and is hereby
20 incorporated by reference. In short, Respondent should be compelled to provide a complete
21 response.

22 || 6. (a) SPECIAL INTERROGATORY NUMBER 47

23 Describe in detail (including but not limited to the date, reason(s) for, and circumstances
24 of) the listing for sale of the property located at 229 Fulton Street, Redwood City, California,
25 including but not limited to when YOU first contacted a real estate agent RELATING TO listing
26 said property for sale.

27 (b) SUPPLEMENTAL RESPONSE TO SPECIAL INTERROGATORY
28 NUMBER 47

1 Responding Party adopts and incorporates the General Objections above in response to this
2 request, and further objects to this request to the extent that it seeks information protected from
3 disclosure by the attorney-client privilege, the attorney work product doctrine, or any other applicable
4 privileges or doctrine, including the common-interest doctrine. (*OXY Resources California LLC v.*
5 *Superior Court* (2004) 115 Cal.App.4th 874). Responding Party further objects on the grounds that it
6 is vague, compound, overly broad, oppressive, burdensome, and without reasonable limitation in time
7 or scope. Responding Party further objects to this request on the grounds it seeks information in the
8 possession of or equally or more readily available to the requesting party or other third parties.
9 Subject to and without waiving these objections, Responding Party supplements her response as
10 follows:

11 Responding Party asserts she first contacted a real estate agent to inquire about selling the
12 Redwood City property on August 26, 2017. Discovery is ongoing and this response may be updated
13 as necessary.

14 **(c) REASON TO COMPEL FURTHER RESPONSE TO SPECIAL**
15 **INTERROGATORY 47**

16 The response is incomplete. The request seeks detail about Respondent's contact with the
17 real estate agent who listed the Redwood City property for sale. Respondent only provided the
18 date of her first contact with the agent but did not provide dates of subsequent contacts. Despite
19 repeated demands to provide that detail, Respondent has not done so. *See* Minton Decl., **Exhibit**
20 **___, at ___; Exhibit ___, at ___.** It should not be necessary to remind Respondent that she must
21 respond in full to discovery demands.

22 Respondent's other objections are inapplicable boilerplate. Contact with a real estate
23 agent is not privileged. The request is not vague, compound, overly broad, oppressive, burdensome,
24 and without reasonable limitation in time or scope. The information is not equally available to
25 Petitioner, as it pertains to contacts between Respondent and her real estate agent.

26
27
28

1 **III. DISPUTED FIRST SET OF FORM INTERROGATORIES**

2 **1. (a) FORM INTERROGATORY NUMBER 13.1**

3 Have YOU OR ANYONE ACTING ON YOUR BEHALF conducted surveillance of any
4 individual involved in the INCIDENT or any party to this action? If so, for each surveillance state:

- 5 (a) the name, ADDRESS, and telephone number of the individual or party;
6 (b) the time, date, and place of the surveillance;
7 (c) the name, ADDRESS, and telephone number of the individual who conducted the
8 surveillance; and
9 (d) the name, ADDRESS, and telephone number of each PERSON who has the original
10 or a copy of the surveillance photograph, film, or videotape.

11 **(b) SUPPLEMENTAL RESPONSE TO FORM INTERROGATORY NUMBER
12 13.1**

13 (a-d) Responding Party adopts and incorporates the General Objections above in response
14 to this request, and further objects to this interrogatory on the ground that the word "INCIDENT"
15 is insufficiently defined, in that among other things, the petition includes allegations of fraud,
16 undue influence and financial elder abuse, all of which are alleged to have occurred over many
17 years. Responding Party further objects to this interrogatory to the extent that it seeks information
18 protected by the attorney-client privilege, the work product doctrine, Code of Civil Procedure Section
19 2018.010 et seq., or any privilege within Evidence Code section 917. Subject to and without waiving
20 these objections, Responding Party supplements her response as follows:

21 Responding Party will supplement this response using the following definition of "incident":
22 The payment from James Ho to Debby Chang of \$1.1 million used in connection with the purchase of
23 the Redwood City property, and the purchase of that property. Responding Party asserts this
24 interrogatory is not applicable. Discovery is ongoing and this response may be updated as necessary.

25 **(c) REASON TO COMPEL FURTHER RESPONSE TO FORM
26 INTERROGATORY NUMBER 13.1**

27 The request asks whether Respondent has conducted any surveillance. It is a simple yes
28 or no question. However, Respondent evades the question by claiming the interrogatory is not

1 applicable. Petitioner is entitled to a yes or no response.

2 **2. (a) FORM INTERROGATORY NUMBER 13.2**

3 Has a written report been prepared on the surveillance? If so, for each written report state:

4 (a) the title;

5 (b) the date;

6 (c) the name, **ADDRESS**, and telephone number of the individual who prepared the report;

7 and

8 (d) the name, **ADDRESS**, and telephone number of each **PERSON** who has the original or a

9 copy.

10 **(b) SUPPLEMENTAL RESPONSE TO FORM INTERROGATORY NUMBER**

11 **13.2**

12 (a-d) Responding Party adopts and incorporates the General Objections above in response to
13 this request, and further objects to this interrogatory on the ground that the word "INCIDENT" is
14 insufficiently defined, in that among other things, the petition includes allegations of fraud, undue
15 influence and financial elder abuse, all of which are alleged to have occurred over many years.
16 Responding Party further objects to this interrogatory to the extent that it seeks information protected
17 by the attorney-client privilege, the work product doctrine, Code of Civil Procedure Section 2018.010
18 et seq., or any privilege within Evidence Code section 917. Subject to and without waiving these
19 objections, Responding Party supplements her response as follows:

20 Responding Party will supplement this response using the following definition of "incident":
21 The payment from James Ho to Debby Chang of \$1.1 million used in connection with the purchase of
22 the Redwood City property, and the purchase of that property. Responding Party asserts this request is
23 not applicable. Discovery is ongoing and this response may be updated as necessary.

24 **(c) REASON TO COMPEL FURTHER RESPONSE TO FORM**
25 **INTERROGATORY NUMBER 13.2**

26 Interrogatory 13.2 follows up on 13.1. Respondent's response is that the interrogatory is
27 not applicable. Petitioner cannot determine whether that response is proper until Respondent
28 answers 13.1. If the answer to 13.1 is "no" then "not applicable" is a proper response. However,

1 if the answer to 13.1 is “yes” then Respondent must be compelled to respond in full to 13.2.

2 Whether Respondent conducted surveillance is not privileged.

3 Dated: April 20, 2018

ANDERSON YAZDI HWANG MINTON + HORN LLP

4

5 By: _____

6 John D. Minton
Attorneys for Petitioner and Trustee Peter C. Ho

7 51476-00001\WorkSite\9248837.2

8

9

10

11

12

13

14

15

16

17

18

19

20

21

22

23

24

25

26

27

28



Peter Ho <peter.ho@gmail.com>

RFA draft responses (v1.1)

4 messages

Peter C. Ho <peter.ho@gmail.com>
 To: "John D. Minton" <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thu, Apr 19, 2018 at 12:07 PM

Hi John,

Attached is our draft (v1.1) to the RFAs.

Here's the "Legend" when you read it:

- Stuff highlighted in yellow are comments and background info for you (not for Opposing Party)--they need to be deleted before finalizing the document. Feel free to incorporate any of what was written into the official responses if you think that would help.
- There are some RFAs where we have multiple responses and would like you to choose the one you like best (or you can do a write-in of a different response).
- We purposely misspelled Riita Chang and Neinhard Oesterlie in multiple ways--Della prefers it misspelled to irk them unless you think they should be corrected.
- Please take a careful look at RFA's 3 and 19 to make sure we don't contradict ourselves based on what we said in the Amended Petition.

We'd like to proof-read a copy (and also of the other discovery requests from Debby) before you send this out on Wed.

Thanks,
 Peter

Ho_ Peter_s Responses to Debby_s First RFA (v1.1).DOCX
 64K

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@gmail.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thu, Apr 19, 2018 at 12:36 PM

Thanks – I'll send you a revised version as soon as I can.

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0920

Peter C. Ho <peter.ho@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 3:14 AM

Hi John,

I wanted to give you more background for RFAs 18 and 19 (Dad ordinarily consulting with his children before making a major financial decision) since they needed to be revised.

Dad was open with all of us regarding his financial decisions, major purchases, and even his relationship with Debby up until 2003-2004. For example, Dad told us (my siblings and me) all about selling the San Bruno investment property in 1998 and purchasing the (expensive) burial plots at Skylawn in 1998-1999. In fact, before our Mom died in 1995, Dad would discuss everything with SYH.

Between 2003 and 2006, things started gradually changing and shifting--especially regarding decisions that involved Debby: he and Debby bought the Albany investment property together in 2003, but none of us knew about its purchase. My sisters knew nothing at all about Albany until last year. I was only told about it when they were trying to sell it in 2005. At the time, I found it very strange that Dad didn't tell me about it before--it was like something weird was happening for the first time in my life. Later that same year in 2005, I was also told about the 1031 exchange to 1627 McCollum St, Los Angeles, but I was not told about the transfer of title to Debby's Trust in 2006.

Earlier in 2004, Dad did consult us about purchasing his Lexus LS430 (Della helped test drive and I helped negotiate the purchase), but by the time our family home at 148 CSM Dr was being sold in 2013-2014, none of us were consulted or told. Later in 2014, Dad didn't even tell me he bought 107 Flying Cloud Isle until after the fact. By this time, Dad was hesitant to tell us things, and he bottled them up--he wanted to tell us, but he was afraid to.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 9:06 AM

Hi Peter –

Thank you for the background. It will require some refinement to “tell our story” the right way on this. When I’m on the other side of the “evil stepmother” case, i.e., when I represent her, one of my mantras is often that the dad’s kids did not fully understand their father and his wishes and intentions. The easiest way to show this is to introduce events and occurrences showing that dad did many things without telling his kids, i.e., that he had his secrets. This creates cracks in the kids’ case, because their mantra is always “we know our father better than anyone.” The below facts could play into a counter-narrative, so we need to be careful about it. We’ll talk more about this going forward.

Best,

John

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Call from J. Loew

4 messages

John Minton <jminton@ayhmh.com>

Fri, Apr 20, 2018 at 7:07 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I received a call from Jeff Loew this afternoon once again asking about settlement (he had received a notice of deposition for Debby). He said Debby is not doing well, she's old, etc. I told him that we're not at a point where we can talk settlement yet, that discovery must be further along, and that we had to file a motion due to the incomplete information we received. He seemed deflated. He seems desperate to end the case somehow. I was tempted to say, "if Debby hands over \$3 million we'll dismiss the case," but thought better of it.

That's about it. Our game plan doesn't change.

Hope everyone has a good weekend.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Apr 22, 2018 at 2:07 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear John,

E-MAIL 0922

Thank you for the update. Please allow my unsolicited comments (I know this is not the first time). It appears Jeff is panicking, because he is now up against a wall to nail down a believable and consistent lie before June 6.

Sure, his client is not doing well, because her disgusting deeds are being exposed (most people will not feel well under these circumstances).

To address her being "old," his client was certainly old enough less than a year ago to lie, manipulate, abuse, and steal millions.

Now he is claiming she is too old to take a deposition on what she was totally capable of doing less than a year ago?

Right now for this motion, Jeff is not willing to turn over Debby's financial docs because of the 4-Letter "G-Word" ("gift"), which just might betray his client and become our friend. I, SYH, just don't understand the mind of Jeff Loew. Given the way he has treated us --

his handing of the furniture, laptop, and especially playing games on the discovery, I don't understand why he thinks we would even

consider talking settlement. The more asshole behaviors he exhibits (like ignoring your letters back in November, December, and January)

and his constant use of the "4-Letter G-Word" all over the place, human nature simply says the less likely any kind of mediation will occur.

John, I loved your response that discovery must be further along (close to completion) before any kind of talk .Jeff should understand that

at this point we don't even know how much more Debby has stolen until we see her financial accounts.

If Jeff's goal is to end this lawsuit quickly, his best strategy is to give us everything ASAP-- all financial docs, full tax returns, Trust, etc.

then trial will arrive much earlier than planned and the judgement will come sooner. Right now, both sides are painfully hiccuping and

crawling to trial. I just don't understand Jeff and his game.

Now on the topic of deposition, we already have a long list of questions. How to best help you prepare for it? Please advise.

We have put together what happened fairly well, but really need Debby's financial docs to prove the truth:

1) She lied everywhere on her response, discovery, both mortgage applications (but the lies are different), to the police, the all humans we know of, etc. etc.

2) She paid for everything (McCollum, Fulton, living expenses) using James money.

3) Her stealing was not complete, she was after the rest of James assets (coercing James to be a trustee and then asking her accountant to

fill out James estate tax form when he has not died), but then James died.

As we gather more and more info and talk to more and more people, our case gets provably stronger.

Have a good weekend,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Apr 23, 2018 at 9:55 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Hi Shan-Yuan –

I will respond on the depo prep point once we have our discovery responses out the door.

Regarding Jeff's M.O., I believe he's convinced himself that Debby is indeed a depressed old lady who is tragically having to put up with a kind of vendetta here. I'm sure he believes that our claims lack merit. That said, I think he is always worried about how he could lose a case, even if he has some good facts. It's the combination of his natural pessimism and his concern over Debby's health and welfare that I believe is behind his constant talk of settlement.

E-MAIL 0923

You may wonder how we can convince Jeff that his client is a scumbag. I don't think it's ever going to happen, no matter how much evidence we put in front of him. He is in "advocate mode," and will be until the end. He will see only what he wants to see, but at the same time he will also have a sinking "what if we lose" feeling that will always be with him.

That is my armchair psychological analysis for a Monday morning.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Mon, Apr 23, 2018 at 10:00 AM

In response to this point:

If Jeff's goal is to end this lawsuit quickly, his best strategy is to give us everything ASAP-- all financial docs, full tax returns, Trust, etc.

then trial will arrive much earlier than planned and the judgement will come sooner. Right now, both sides are painfully hiccuing and

crawling to trial. I just don't understand Jeff and his game.

No – if you believe your client is on the receiving end of an unjust litigation effort, some attorneys will feel compelled to "defend the honor" of the defendant by throwing up roadblocks in discovery. Otherwise it's as if the defendant is just giving the bully everything he wants, and that is a further injustice. I believe that mentality is in play here as well.

E-MAIL 0924

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Sunday, April 22, 2018 2:07 AM
To: John Minton
Cc: Peter C. Ho; Della N. Lau
Subject: Re: Call from J. Loew

Dear John,

[Quoted text hidden]

E-MAIL 0925

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598319691941367984&simpl=msg-f%3A15983196...> 4/4



Peter Ho <peter.ho@gmail.com>

Special Rogs draft responses (v1.1)

8 messages

Peter C. Ho <peter.ho@gmail.com>

Mon, Apr 23, 2018 at 11:22 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Attached is our draft (v1.1) to the Special Rogs.

Here's the "Legend" when you read it:

- Stuff highlighted in yellow are comments and background info for you (not for Opposing Party)--they need to be deleted before finalizing the document.
- There are four larger stories written for requests 1, 20, 40, 99. I was planning on copying (with maybe a few words changed) the same story to the other Rogs (as listed after the stories); I didn't do that yet because I didn't want you to read the same story umpteen times—but Jeff and Sarah can.
- Stuff highlighted in cyan (requests 35, 57, 62, 78, 84, 122, 125, 128, 134, 139) ask us to "IDENTIFY ANY PERSON who has knowledge of ANY fact in YOUR response." How important is it to provide a good list? How comprehensive does it need to be? Would it be bad if we listed more of their "witnesses" than ours?
- We need some of your magic for the ones highlighted in green: Special Rogs 43, 124, 127, 130, 131, 132, 133, 138.

Please let me know if I should do the copy-and-paste of the four larger stories for you after you go through them.

We'd like to proof-read a copy before you send this out Wed.

Thanks,
Peter

Ho_ Peter_s Responses to Debby_s First Set of Special Rogs (v1.1).docx
79K

John Minton <jminton@ayhmh.com>

Mon, Apr 23, 2018 at 2:12 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thanks, Peter.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 3:15 AM

Hi John,

There's one much needed change needed for Special Rog 1. The last paragraph regarding the furniture should be removed and not included as part of the story. I slapped it onto the end, and the furniture response should really be a stand-alone answer for **Special Rog 94**, which should now read as follows:

When we moved Decedent's belongings out of 229 Fulton St in Redwood City, Propounding Party would not let us take any of the furniture. She claimed she bought all of the furniture on her credit card and promised to show us the receipts. When she could not produce the receipts, she then claimed the furniture was bought for the 229 Fulton St house and as community property. The facts are that Decedent previously bought the furniture using his own credit card for his use in his former residence, and he brought this furniture to 229 Fulton St when they moved in.

Thanks,
 Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@gmail.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 8:49 AM

Change made, thank you.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@gmail.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 11:02 AM

Hi Peter –

Please go ahead and copy and paste the four larger stories now (see attached) and re-send to me.

Thanks!

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

E-MAIL 0927

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Monday, April 23, 2018 11:22 AM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Special Rogs draft responses (v1.1)

Hi John,

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 11:02 AM

[Quoted text hidden]

 **Ho_ Peter_s Responses to Debby_s First Set of Special Rogs.DOCX**
79K

Peter C. Ho <peter.ho@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 12:16 PM

Hi John,

Have you taken a look at the 4 stories and made any edits? (Special Rogs 1, 20, 40, 99) We were concerned that Special Rog 20 had too much detail, and it needs to be tweaked.

I'd like to do the copy and paste after the 4 stories have been finalized to reduce work. Please let me know if you would still like to see a version of the stories all copied and pasted in their right places, and I can do that for you.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 1:05 PM

I understand – I will let you know this afternoon.

Best,

[Quoted text hidden]

E-MAIL 0928



Peter Ho <peter.ho@gmail.com>

Form Rogs

1 message

John Minton <jminton@ayhmh.com>

Tue, Apr 24, 2018 at 8:39 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all – For the form rog responses to 17.1, let's use this boilerplate language before you get into the specifics of each RFA:

The following applies to each of the below: Any and all facts supporting Responses that are anything other than an unqualified admission are provided in the Response to the Request for Admission itself.

Documents are those to be inspected pursuant to Respondent's Requests for Production of Documents.

Then you only need to include the witnesses for each one.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0929

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598687857268031947&simpl=msg-f%3A1598687878...> 1/1



Peter Ho <peter.ho@gmail.com>

Ho_Peter_s Responses to Debby_s First Set of Special Rogs.DOCX

3 messages

John Minton <jminton@ayhmh.com>

Tue, Apr 24, 2018 at 11:05 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

I'm through No. 20. Can you please handle the copy and paste job and return to me. Also, you can see how I've changed the narratives to refer to you in the third person. If you're up to modifying the other narratives to reflect this, I will turn back to this at 9:00 a.m. tomorrow.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Ho_Peter_s Responses to Debby_s First Set of Special Rogs.DOCX

61K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Apr 25, 2018 at 1:16 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

I proofed Special Rog 20 and added the content from RFA 78 you requested (re: Debby wanted an apology from both Della and Peter). The cut and paste is done, and I hope I got all of the narratives changed to third person. Attached is v1.5.

Thanks,
 Peter

E-MAIL 0930

[Quoted text hidden]

 Ho_Peter_s Responses to Debby_s First Set of Special Rogs (v1.5).DOCX
102K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 8:48 AM

Thanks, Peter!

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Income Taxes

3 messages

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 9:39 AM

Hi Peter – You denied assisting your father with his income taxes. I take it that you are quibbling with the word “assist.” If you did not “assist” your father with income taxes, what exactly did you do?

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Apr 24, 2018 at 11:23 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

RFA 17--"each year" is my quibble. I assisted him for TY2007 onwards. He used the CPAs listed in the answer prior to 2007.

RFA 41 was an admission to assisting him in 2016.

I got your voicemail--either I will call you back soon or my sister and I will call you soon.

Thanks,
Peter

[Quoted text hidden]

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

E-MAIL 0932

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Tue, Apr 24, 2018 at 11:31 AM

Hi Peter –

Got it, thank you for the below.

No need to call me back. I figured out what I needed.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0933

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598646375884693938&simpl=msg-f%3A15986463...> 2/2



Peter Ho <peter.ho@gmail.com>

Response to RFAs

8 messages

John Minton <jminton@ayhmh.com>

Tue, Apr 24, 2018 at 4:38 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Attached are the revised RFA responses. Please take a look and let me know if we're good to go. A few points:

1. Where I've cut down on facts, the facts didn't serve our interests. Generally, in responding to RFAs, less is more. We want to give them very little to cling to.
2. Where I've admitted things, my conclusion is the admission doesn't hurt us. On some things, we just stick with our guns. E.g., damned right we cancelled the mother****ing Martin appointment.
3. One of you asked where the "threatened to kick James out" language came from. That was in the initial petition.
4. Peter, I'll need the signed verification from you.

These took awhile, longer than I expected. But they are very important to get right, lest they haunt us down the road. Turning now to the special rogs.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0934

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598672719594661318&simpl=msg-f%3A15986727...> 1/5

 Ho_ Peter_s Responses to Debby_s First RFA.DOCX
38K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 9:41 PM

Hi John,

I made the following changes (v1.2):

RFA 8: Changed to Admitted (sorry, we were playing word games with our previous answer). Debby did request assistance from me and Della at various times, and we both talked to Dad immediately afterwards.

RFA 17: Correction from "Respondent" to "James Ho" in using accountants for tax returns.

RFA 19: Added "Denied" to the response because the RFA statement has a "not" in it (unlike the almost-parallel RFA 18). The explanation still remains the same, though.

RFA 71: Changed to "Denied" with a new response.

Let me know if these changes are okay with you. Everything else looks really, really good.

Thanks,
Peter

[Quoted text hidden]

 Ho_ Peter_s Responses to Debby_s First RFA (v1.2).docx
55K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 10:01 PM

Hi Peter –

Looks good. I suggest that we change the response to RFA 19 from

Denied. Responding Party admits that his father would ordinarily consult him and his sisters before making major financial decisions until the time that he became vulnerable to Respondent's manipulation.

To

Denied. James Ho would ordinarily consult Responding Party and his sisters before making major financial decisions until the time that he became vulnerable to Respondent's manipulation.

E-MAIL 0935

Regarding the response to RFA 71, we now say

Denied. Respondent had asked me to take my father for the night, and all three of us agreed he would spend the night with me after taking him to acupuncture. The next evening, she told me to keep him as long as I wanted.

I like this. The problem is that we say this in our Amended Petition: "Given the disturbing incident with Debby and Mr. Martin, Peter had James stay at his home that night."

Even though it might not be perfectly accurate, if we stray from it now, we will lose credibility. Plus I like how we said it in the petition. (We still have the part about Debby not wanting him back elsewhere.)

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 10:03 PM

Just re-read RFA 19 and would say:

Denied. James Ho would ordinarily consult Della Lau and Shan-Yuan Ho before making major financial decisions until the time that he became vulnerable to Respondent's manipulation.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Tue, Apr 24, 2018 at 10:12 PM

E-MAIL 0936

7/28/2020

Gmail - Response to RFAs

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

For RFA 71, the two statements don't necessarily exclude each other: Dad was supposed to stay with me that night (I had taken 3-days' worth of medication), and because of the disturbing incident, I made absolutely sure he would be staying with me. Anyway, if your advice is to use what you originally had, then let's go with that. Note: we use the new response in the Special Rog 40 response (story)

Sounds good for the rest.

Also, did you want me to make the changes in the word doc, or were you just letting me know what the changes would be?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Apr 24, 2018 at 10:23 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

I hear you but it's cleaner to stick with the story from the Amended Petition. I made the changes on my end.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Apr 24, 2018 at 11:10 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

John: I have read the latest version of the RFA you sent. Your edits and rewrites are fantastic!
There is only one factual difference in RFA 78. Debby wanted an apology from both Della and Peter before visiting James. She made this clear to everyone. Maybe it is minor and doesn't need to be mentioned.
I will review Special Rogs now..

Have a good night,
-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Apr 24, 2018 at 11:15 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Thanks, Shan-Yuan. Yes, I'm now recalling that crazy sidewalk recording you made. Wild. I just made the change.

Peter – Can you please add this into the response to special rog 20?

Best,

John

E-MAIL 0937

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598672719594661318&simpl=msg-f%3A15986727...> 4/5

John D. Minton**HWANG MINTON + HORN**

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Response to Special Rogs

7 messages

John Minton <jminton@ayhmh.com> Tue, Apr 24, 2018 at 6:29 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

Leaving work now and will be back online about 9:00 p.m. I have modified the response to No. 1. (I am on No. 10 BTW.) Can you copy and paste the response to No. 1 and send the revised doc back to me by 9:00 p.m.?

Thanks!

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Peter_s Responses to Debby_s First Set of Special Rogs.DOCX
57K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Apr 24, 2018 at 8:03 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Here's the revised doc (v1.3).

Thanks,

Peter

[Quoted text hidden]

Ho_ Peter_s Responses to Debby_s First Set of Special Rogs (v1.3).DOCX

E-MAIL 0939

92K

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 8:37 PM

Great thank you.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Apr 24, 2018 at 8:48 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

I made a change to Special Rog 20 (story).

v1.4 attached.

Thanks,
Peter

[Quoted text hidden]

 **Ho_ Peter_s Responses to Debby_s First Set of Special Rogs (v1.4).DOCX**
92K

John Minton <jminton@ayhmh.com>

Tue, Apr 24, 2018 at 8:49 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Any other changes? (I'm already working in the version you sent earlier...)

Thanks, John

[Quoted text hidden]

E-MAIL 0940

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598679737219305543&simpl=msg-f%3A1598679797...> 2/3

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Apr 24, 2018 at 8:53 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Nope, #20 was the only change. I had a feeling you were going to be back before 9pm and tried to get it in sooner.
Sorry!

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Apr 24, 2018 at 9:34 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Beautiful – thanks!

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

RFP draft responses (v1.1)

4 messages

Peter C. Ho <peter.ho@gmail.com>
 To: "John D. Minton" <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 4:45 PM

Hi John,

Attached is our draft (v1.1) to the RFPs.

Here's the "Legend" when you read it:

- Stuff highlighted in yellow include my comments on what I was planning to include as well as some notes or questions for you. They need to be deleted before finalizing the document.

I'm sure we will be having a discussion on Thursday or Friday on what our stack of documents should include for this initial round.

Thanks,
 Peter

Ho_ Peter_s Responses to Debby_s First RFP (v1.1).DOCX
 38K

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@gmail.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 4:50 PM

Yes we will, thanks. Are you still working on the responses to the form rogs?

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Apr 24, 2018 at 6:07 PM

E-MAIL 0942

Hi John,

Main witness list 12.1 is basically done (only need to add in a few more Kaiser doctors).

I had started working on 17.1 a couple of days ago--I'm getting stuck on the question (c) parts, which want me to list people with knowledge of the facts. How comprehensive should I be? Is it better to have a longer list or a shorter list? Is it bad if there are more names on their side (such as Debby's friends) than ours? How important are these question (c) parts?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Tue, Apr 24, 2018 at 6:14 PM

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

The longer the better – list all people. Don't worry about whose side they might be on.

Thanks,

John

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Responses to RFPs

9 messages

John Minton <jminton@ayhmh.com>

Wed, Apr 25, 2018 at 12:28 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Attached are draft responses to the document requests. We should have a call (Monday at 3:00 p.m.?) to talk about which specific categories of documents to add to the stack. For now, I think we should respond as indicated.

I think the recordings that are responsive to the requests need to be burned to a CD and included in the stack.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Peter_s Responses to Debby_s First RFP.DOCX
 26K

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Apr 25, 2018 at 3:08 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear John,

RFP #3 and #17 are asking for McCollum docs. Our current response which states that we don't have any must be changed, because it is not true. We do have documents and we can produce what is currently in our possession, but we are still going through James's financials and are not done with the collecting of documents related to McCollum.

E-MAIL 0944

The rest looks okay to me.

Thanks,
-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 3:16 PM

Got it – Peter can you make this change before you send back to me?

Thanks, John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 3:25 PM

Version (v1.2) attached with changes to RFP 3 and 17.

[Quoted text hidden]

Ho_ Peter_s Responses to Debby_s First RFP (v1.2).DOCX
35K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 3:32 PM

Thank you! We will put everything in the mail later today. I hope you have a nice bottle of wine ready for later.

Best,

E-MAIL 0945

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 3:47 PM

Lol--I was just wondering what your day was like!

Looking ahead to the actual document production: I have my printer ready and waiting (with older paper that has been sitting in the garage for a decade--it might take Jeff's copier just a tad longer to copy). Everything is pretty much on google drive, so you can simply specify what we need to strategically produce for this initial round, and I will just select the appropriate file and print it.

I'm looking forward to hearing your plans on how we're going to introduce or disclose the recordings.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 4:15 PM

All sounds good, Peter. Does Monday at 3:00 p.m. work for a conference call?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Apr 30, 2018 at 11:17 AM

Hi John,

We're confirming that we will be calling in at 3pm today.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 0946

John Minton <jminton@ayhmh.com>

Mon, Apr 30, 2018 at 2:56 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thanks.

Phone Number: (800) 511-7985

Access Code: 772-3500

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Monday, April 30, 2018 11:17 AM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Responses to RFPs

Hi John,

[Quoted text hidden]

[Quoted text hidden]

E-MAIL 0947

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598747585686659136&simpl=msg-f%3A15987475...> 4/4



Peter Ho <peter.ho@gmail.com>

Responses to Special Rogs

14 messages

John Minton <jminton@ayhmh.com>

Wed, Apr 25, 2018 at 11:36 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

See attached. There is some copy and paste work to be done.

Also, importantly, regarding the ones that ask for witnesses: Kick up dust by identifying anyone remotely possible. It can't be absurd, but we can be liberal. Remember too that many (possibly most) of the rogs touch at least tangentially on the topic of your father's physical health and cognition. Even something like "give all facts that Debby stole from James" qualifies, because it is his cognition limitations that enable the theft. So, I would go back through and sprinkle in names of anyone with knowledge about your father's health and cognition problems. Also, if we're going to list people like "notary," we should say "notary (name currently unknown)." And rather than "doctors," we should identify particular doctors if possible. I realize we're a little short on time, but do the best you can. Note that we can (and likely will) supplement at least some of these, so we need not stress.

I'm hoping you can have this back to me within the next two hours so that Carol can do a final proof before we mail it out at the end of the day.

Turning now to the document requests...

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0948

 **Ho_ Peter_s Responses to Debby_s First Set of Special Rogs.DOCX**
70K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Apr 25, 2018 at 12:46 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

I'm looking for the story from Special Rog 40 to cut and paste to other Special Rogs (cut down to a couple of sentences). Did you intend for me to copy and paste another story (Special Rog 130?) in its place?

Thanks,

Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Apr 25, 2018 at 12:52 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

I would just use the response to 42 for 40. Close enough.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Apr 25, 2018 at 1:07 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Can I use the following to answer 100-105 (since the response to 42 does not answer the questions):

Subpoenaed documents show that Respondent found John Martin, Esq. of Menlo Park, who provided a Certificate of Independent Review. At 10pm the night before the appointment was to happen, Respondent informed James Ho and Responding Party of it. James Ho did not want to see the lawyer and explicitly stated so, but she insisted that he had to. Respondent has admitted she used threats of leaving James Ho to

E-MAIL 0949

make him "behave." The day after the attorney house call, James Ho said he vaguely recalled meeting a man the day before, but could not recall what else had happened. He did not recall what the man had asked about. He did not remember whether he had signed any documents. James Ho told Responding Party he met with someone after Responding Party canceled the appointment, so Responding Party called John Martin's office, who confirmed he met with James Ho.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 2:08 PM

Hi John,

Attached is the latest version (v1.6). Please take another look at my response (copied and pasted and highlighted in yellow) to Special Rogs 100-105. I did my best for the witness list responses, which are also highlighted in yellow.

Thanks,
Peter

[Quoted text hidden]

 **Ho_ Peter_s Responses to Debby_s First Set of Special Rogs (v1.6).DOCX**
147K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 2:21 PM

I would use the same response we give for 132, but add in somewhere the highlighted language below.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 2:23 PM

Peter, can you re-send incorporating my suggestion from my last email?

Thanks,

John

John D. Minton

E-MAIL 0950

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 2:45 PM

Version (v1.7) attached with changes made.

[Quoted text hidden]

 **Ho_ Peter_s Responses to Debby_s First Set of Special Rogs (v1.7).DOCX**
 150K

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 3:12 PM

Thanks, Peter. Carol is finalizing. Can you send the verifications?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 3:32 PM

Hi John,

Attached are the signed verifications. Let me know if you need a new one (such as if a page number changes at the bottom of the verification after Carol finalizes).

Thanks,
 Peter

On Wed, Apr 25, 2018 at 3:12 PM, John Minton <jminton@ayhmh.com> wrote:

Thanks, Peter. Carol is finalizing. Can you send the verifications?

John D. Minton

E-MAIL 0951



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, April 25, 2018 2:46 PM

To: John Minton
Cc: Shan-Yuan Ho ([Quoted text hidden]
[Quoted text hidden]

Verifications (signed).pdf
2430K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 3:34 PM

We're all good – thank you all for your excellent work on these.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 3:51 PM

Our pleasure--we're glad we could help out. Thank you for all your outstanding responses to the discovery requests.

-Peter

On Wed, Apr 25, 2018 at 3:34 PM, John Minton <jminton@ayhmh.com> wrote:

We're all good – thank you all for your excellent work on these.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 0952

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Wednesday, April 25, 2018 3:33 PM

To: John Minton
Cc: Shan-Yuan Ho ([Quoted text hidden]
[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 4:02 PM

URGENT!!! URGENT!!! URGENT!!!
RSI #51, p48, line 7, change 2017 --> 2014
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 4:16 PM

Done!

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Special Rog 21

5 messages

John Minton <jminton@ayhmh.com>

Wed, Apr 25, 2018 at 9:41 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all – Can I please have a 2 or 3 sentence response to this one?

State all facts CONCERNING the death of DECEDENT, including but not limited to whether DECEDENT received medical services prior to his death on September 5, 2017.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Apr 25, 2018 at 10:43 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

James Ho did receive medical services during the period he stayed at Responding Party's home in August 2017. He had chemotherapy [on 8/23/17 and 8/30/17], blood tests [on 8/28/17 and when he was admitted to the hospital], and doctor visits [on 8/27/18 and in the ER on 8/30/17].

[James Ho was admitted to the hospital on 8/30/17 and released on 9/1/17; he was put on hospice care. Not sure if you want to mention hospice care right now since they were disbelieving of it. Medical records show that the hospice nurses and staff visited him every day at Della's house from 9/1/17 until his death on 9/5/17.]

[Quoted text hidden]

E-MAIL 0954

7/28/2020

Gmail - Special Rog 21

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 10:52 AM

Perfect, thanks.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 10:55 AM

And yes, I am at your beck and call all day today. (For copy and paste, etc.) =)

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 11:08 AM

Beautiful – thank you sir.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Special Rog 57

5 messages

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 10:41 AM

Hi Peter –

Can you please provide me the list of witnesses who would have been aware of your father's cognition issues in November 2016.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Apr 25, 2018 at 11:50 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Witnesses:

James Ho, Responding Party, Respondent, Jeanny Ho, Ming-Chu Tzeng [girlfriend who may or may not testify], Shan-Wei Ho [our cousin in Taiwan who prepared his herbal medicine], Kaiser medical staff.

[Kaiser medical staff: Dr. Scott Peak (neuro oncologist), Dr. Amy Gillis (radiation oncologist), Dr. Sharon Ou (primary care physician), Dr. Jeffrey Javerbaum (neurologist)]

[I do not know what my sisters or Dad's friends knew or were aware of in November 2016.]

-Peter

[Quoted text hidden]

E-MAIL 0956

7/28/2020

Gmail - Special Rog 57

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 11:56 AM

Looks good – please go ahead and add. You can say “Kaiser medical staff, including ... [then name specifically the ones you know].”

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 1:22 PM

Hi John,

Debby has told me (phone conversation) of our father's dementia and memory loss and mental decline starting in 2012. She told me she was well aware of my grandfather and uncle's end of life dementia, mentioning that it "runs in your family." I recall having an argument with her about my father's mental condition in 2014-2015, and told her I did not think so after calling him (I must have caught James in a good moment). Debby was angry at me that I did not believe her that his mind was going. Without a doubt, she was fully aware since 2012 and saw the continued decline of our father's mental capacity. I had many discussions over the phone with her -- she was the one that kept bringing up the issue, not me.

-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Wed, Apr 25, 2018 at 2:22 PM

Good stuff – thank you Shan-Yuan.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0958

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598740883271251887&simpl=msg-f%3A15987408...> 3/3



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

14 messages

Carol Loza <cloza@ayhmh.com> Thu, Apr 26, 2018 at 10:28 AM
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
 Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find copies of Peter's responses to Debby's discovery requests which were served (by mail) on her counsel yesterday.

Have a nice day ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

4 attachments

Ho_Peter_s Responses to Debby_s First Set of Form Rogs.PDF
 1165K

Ho_Peter_s Responses to Debby_s First RFA.PDF

E-MAIL 0959

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598830643956130395&simpl=msg-f%3A15988306...> 1/8

 1443K Ho_ Peter_s Responses to Debby_s First RFP.PDF
729K Ho_ Peter_s Responses to Debby_s First Set of Special Rogs.PDF
7541K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Apr 26, 2018 at 11:35 AM

To: Carol Loza <cloza@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thanks, Carol!

I have a few more housekeeping items:

The incident report was due on 4/20/18 (from subpoena) from the Redwood City Police Dept. Did we receive it yet?

Could you send me for my records: (1) a pdf file of the deposition notice to Debby (Della had gotten this in the mail, but I didn't); and (2) a pdf file(s) of the Motion to Compel that was filed (I didn't get a copy of this one, either).

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Thu, Apr 26, 2018 at 12:08 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Peter:

We have not received the police report which is puzzling. I have called the copy service daily and have been told that they are following up on it.

I am very happy to provide you with copies of everything you need ... I am in the middle of preparing documents for a court filing (a rather large filing) and will take care of your request this afternoon.

I'll likely call the police department myself to inquire about what the delay is and will keep you posted.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

E-MAIL 0960

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598830643956130395&simpl=msg-f%3A15988306...> 2/8

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Carol Loza <cloza@aymh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@aymh.com>

Thu, Apr 26, 2018 at 5:22 PM

Hi Peter:

My apologies for not having sent you the pleadings related to our Motion to Compel. They are attached.

The Notice of Taking Deposition of Debby Chang will be sent under separate cover.

I just called the Redwood City Police Department and was told that the document we subpoenaed was mailed on April 9, 2018 ??? It is supposed to be emailed to me momentarily and I will send it to you when I receive it.

Have a pleasant evening ...

[Quoted text hidden]

4 attachments

- Ho_ Declaration of John D. Minton ISO Motion to Compel.PDF**
1721K
- Ho_ Notice of Motion and Motion to Compel.PDF**
154K
- Ho_ Memorandum of Points and Authorities ISO Motion to Compel.PDF**
961K
- Ho_ Separate Statement ISO Motion to Compel.PDF**
1720K

Carol Loza <cloza@aymh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@aymh.com>

Thu, Apr 26, 2018 at 5:23 PM

Peter:

E-MAIL 0961

Here is the Notice of Taking Deposition of Debby Chang.

[Quoted text hidden]

 **Ho_ Notice of Taking Deposition of Debby Chang.PDF**
106K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Thu, Apr 26, 2018 at 5:28 PM

Peter, Shan-Yuan and Della:

Here is a copy of the report from the Redwood City Police Department.

[Quoted text hidden]

 **Ho_ Redwood City Police Report.PDF**
770K

Shan-Yuan Ho <shanyuan@gmail.com>
To: Carol Loza <cloza@ayhmh.com>
Cc: "Daniel E. Lassen" <dllassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Apr 26, 2018 at 5:44 PM

Hi Carol,

The report appears incomplete. I can see 3 pages. Also Officer Cysdyk (Sp?) did go out to Fulton the next day so there should be an incident report in addition to the this telephone report the PD sent. I am not at my computer at the moment, so Peter will follow up.

Thanks,
SYH

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Carol Loza <cloza@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Thu, Apr 26, 2018 at 6:39 PM

Hi Carol,

Genevieve Nguy (Records Unit Supervisor) told me she remembered Debby when she walked in at 5:30pm as they were getting ready to leave. That is consistent with the first VM on Dad's phone:

8-29-2017

Redwood City Police 5:35 PM (650)-780-7100

"Hi Mr. Ho, this is Denise with the Redwood City Police Dept. Your wife is here looking for you and was just concerned. It is currently Tuesday, 5:30 in the evening. If you get this message, please call us at (650)-780-7118 or give Debby a call. Thank you."

However, none of the above is in the subpoenaed report we received. The subpoenaed report is only about everything that happened the next day, 8/30/17, when Officer Cydzik makes a house call and also leaves a VM on Dad's phone.

E-MAIL 0962

8-30-2017

Redwood City Police 1:33 PM (650)-369-3331

"Hello, Mr. Ho, I am calling from the Redwood City police dept. We are out in an address in Redwood City out with I am not sure she is a family member, regarding some type of situation. Give me a call at (650)-369-3331 incident #1708300116. Officer is Cydzik. Thank you."

Can you ask the Redwood City PD what happened to the record of events on 8/29/17 and make sure this is the complete report? Also, can you ask why they report "Source: TELEPHONE CALL" when she walked into the police department?

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Fri, Apr 27, 2018 at 11:59 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

I will call the RWC police department this afternoon to find out what I can ... And then I'll report back to you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho
Sent: Thursday, April 26, 2018 6:39 PM
To: Shan-Yuan Ho
Cc: Carol Loza; Daniel E. Lassen; Della N. Lau; John Minton
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

E-MAIL 0963

Hi Carol,

[Quoted text hidden]

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Fri, Apr 27, 2018 at 2:40 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Hi ...

I just spoke with the RWC Police Department and was told that the documents produced are the only documents they have pertaining to Debby Chang, Debbie Chang, or the 229 Fulton Street Property. There is a note indicating that if Debby should call or come in again, Officer Cyzdyk should be dispatched to respond to the call. Officer Cyzdyk was never dispatched to Fulton Street because the PD never heard from Debby again.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho

Sent: Thursday, April 26, 2018 6:39 PM

To: Shan-Yuan Ho

Cc: Carol Loza; Daniel E. Lassen; Della N. Lau; John Minton

Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

E-MAIL 0964

Hi Carol,

[Quoted text hidden]

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Apr 27, 2018 at 3:21 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Carol Loza <cloza@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>

Even if we receive nothing else, this report is golden. Debby "changed the story multiple times," i.e., she lies even to the police. She "believes her partner is with his children." Contrast this with what she said in her verified response to our Amended Petition – She "became increasingly concerned. She went to the Redwood City police station to see if they could help her find out exactly where James was." The police asked if she wanted them to call the children and she says no! "rp advised that she doesn't want to report her partner missing at this time and will call us tomorrow after" (some meeting). I love this report.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: peter.ho@gmail.com [mailto:peter.ho@gmail.com] **On Behalf Of** Peter C. Ho

Sent: Thursday, April 26, 2018 6:39 PM

To: Shan-Yuan Ho

Cc: Carol Loza; Daniel E. Lassen; Della N. Lau; John Minton

Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

[Quoted text hidden]

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Sat, Apr 28, 2018 at 8:11 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

How is this,

Lassen,

You were cc'd on our emails in error (I just noticed), so please ignore this entire email string wher the sender is us. We are not interested in paying for "your attention to" or "analyzing" this email string or subject matter. If you want o to know why, I am happy to tell you.

E-MAIL 0965

-SYH

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Sat, Apr 28, 2018 at 8:42 PM

Hello, Mr. Ho, I am calling from the Redwood City police dept. We are out in an address in Redwood City, out with I am not sure, she is a family member, regarding some type of situation. Give me a call at (650)-369-3331 incident #1708300116. Officer is Cydzik. Thank you."

Della: I got so angry with you yesterday because you jumped to conclusions on my transcript. I told you I must listened to the tape 10-15 times and was not sure. I left the punctuation off in my written transcript because I was not sure how to interpret the VM. Can you see that the above punctuation (2 commas added) is completely the opposite of your conclusion yesterday? I mentioned that the last you could have done is to listen to the original VM, which is admissible to court and not my transcription.

John is too optimistic about this police report (he may also forget about it 6 months from now just like the 1.1 million loan receipt)-- my guess is that he will change his mind about this report down the road. First it was a strong mini-trial on John Martin and that the CIR is not valid and hurts Satan's case, but now there is no mini-trial and the CIR does help her case. First it was that Jeff will dump Satan after he finds out what a liar she is, and now its Jeff will never dump Satan no matter how much evidence we put in front of him. Other than Satan changing her story multiple times, this report actually can be argued to support her petition response and not our statement. I can tell you one possible way how Jeff can argue it (he probably has more ways...) There is an argument out of "changing her story multiple times." My gut on the initial read is that this report is not that bad. I was disappointed that it was not stronger in our favor, but it felt stronger in her favor. I was actually bothered.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Mon, Apr 30, 2018 at 10:51 PM

From our conversation today, it seems you missed the point of this email. Let me spell it out. I was mad because

1) You drew a conclusion, which you were so confident about, based on my transcript that is ambiguous (I purposely left out the punctuation because I could not definitively interpret the intended meaning of the police, even after listening to the VM 10-15 times.

2. The raw VM, evidence admissible in court, has been made readily available, but no one can be bothered to listen to it.

It really irritates and annoys me when I have to waste time discussing and explaining, when you could have easily drawn the exact same conclusion and understood my problem wit the transcript, if a little bit more effort were put in.

[Quoted text hidden]

E-MAIL 0966

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1598830643956130395&simpl=msg-f%3A15988306...> 8/8



Peter Ho <peter.ho@gmail.com>

Friday Status Conference

4 messages

John Minton <jminton@ayhmh.com>

Tue, May 8, 2018 at 12:39 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

We have our status conference coming up on Friday. Once again I'm not seeing a reason to make the trip to the courthouse, as it will be a 2 minute affair where the judge simply checks in with us and schedules a future status conference. Is there any reason you believe we need to have it? If not, I will move it back again.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Della Lau <DellaLau@launet.com>

Tue, May 8, 2018 at 8:46 PM

To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, shanyuan@gmail.com

Hi John,

I have not spoken to my siblings, but I agree with you and vote to move it back.

Thanks!
 Della :-)

At 12:39 PM 5/8/2018, John Minton wrote:

Dear all –

E-MAIL 0967

We have our status conference coming up on Friday. Once again I\$B!G(Bm not seeing a reason to make the trip to the courthouse, as it will be a 2 minute affair where the judge simply checks in with us and schedules a future status conference. Is there any reason you believe we need to have it? If not, I will move it back again.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, May 9, 2018 at 11:18 AM

To: Della Lau <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Yes, I agree — no reason to keep it. Move it back to the date you see fit, John.

-SYH

On Tue, May 8, 2018 at 10:46 PM Della Lau <DellaLau@launet.com> wrote:

Hi John,

I have not spoken to my siblings, but I agree with you and vote to move it back.

Thanks!

Della :-)

At 12:39 PM 5/8/2018, John Minton wrote:

Dear all –

We have our status conference coming up on Friday. Once again I\$B!G(Bm not seeing a reason to make the trip to the courthouse, as it will be a 2 minute affair where the judge simply checks in with us and schedules a future status conference. Is there any reason you believe we need to have it? If not, I will move it back again.

E-MAIL 0968

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, May 9, 2018 at 11:19 AM

Thank you, Shan-Yuan.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 0969



Peter Ho <peter.ho@gmail.com>

FW: Ho Trust (17-PR-00973)

1 message

John Minton <jminton@ayhmh.com>

Wed, May 9, 2018 at 4:20 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all – FYI. This is somewhat unusual. I wonder if he has our motion to compel and wants to push us to mediation. On another matter I had last week, he did not read all the papers. I'm concerned about a laziness creeping in. We'll see.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter MacLaren [mailto:pmaclaren@sanmateocourt.org]
Sent: Wednesday, May 09, 2018 3:51 PM
To: John Minton
Cc: 'Jeff Loew'; 'Sarah Sheppard'; Daniel E. Lassen
Subject: RE: Ho Trust (17-PR-00973)

The Judge would like you all to appear on Friday.

Peter MacLaren

From: John Minton <jminton@ayhmh.com>
Sent: Wednesday, May 9, 2018 11:17 AM
To: Peter MacLaren <pmaclaren@sanmateocourt.org>
Cc: 'Jeff Loew' <jloew@loewlawgroup.com>; 'Sarah Sheppard' <ssheppard@loewlawgroup.com>; Daniel E. Lassen <dlassen@ayhmh.com>
Subject: Ho Trust (17-PR-00973)

E-MAIL 0970

Dear Pete –

The petitioner would like to continue the status conference in the above matter currently scheduled for May 11, 2018. I've confirmed with opposing counsel that August 24, 2018 works for them for a further hearing date.

I will pay the continuance fee.

Can you confirm?

Thank you,

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 0971

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1600030545676109941&simpl=msg-f%3A16000305...> 2/2



Peter Ho <peter.ho@gmail.com>

Document Production

3 messages

Peter C. Ho <peter.ho@gmail.com>

Thu, May 10, 2018 at 8:08 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

As we discussed, I will be Bates Numbering all the documents and will be printing them out for you. FYI, there are approximately 2300 pages from the subpoenaed documents that will be included in this stack. The additional documents I will be adding to the stack are:

1. Medical records (bills)
2. Two email threads with Rita (regarding the \$30,000 check and furnishings)
3. Beneficiary change forms for Wells Fargo (2017 only)
4. Checks to Peter from Dad (only those that are available online, which means the last two years)

Please let me know anything else you think should be add/removed from this initial stack. Please note I have not collected any recordings yet—I would like for you to let me know which ones should or need to be produced before I search for them.

Secondly, we had talked about interspersing documents but keeping the pages from a single document together (you would not allow me to put "page 1 of 6" and "page 2 of 6" of the same document in different ends of the stack). I wanted to clarify your instructions: does this also hold for grouped sets of documents? Example 1: Can I put one beneficiary change form at the beginning of the stack and a different beneficiary change form at the end--or do they need to be next to each other? Example 2: Can I put the Contract Documents subpoenaed from Mary Bee in between the Pierre Malak 2013 and 2016 subpoenaed records?

Thirdly, can you summarize what your plan is for producing these documents after I bring them to you: will you be asking Jeff to send a courier to pick them up, or will we be delivering them to his office? Will they be returning all documents to you after they examine them?

Finally, I plan on being in the courthouse tomorrow for the hearing—is it still at 9am? I plan to sit quietly and discreetly in the back, unless you want me to stare at Jeff.

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Thu, May 10, 2018 at 10:25 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

Your description of the document production sounds good. I wouldn't change a thing for this first production. How many pages comprise the items you note in 1-4? I think given the volume of the production (around a full banker's box or more), I would feel comfortable telling them the box is available for pickup from our receptionist at their leisure. They would be copies for them to keep.

E-MAIL 0972

Understood re recordings. Please remind me about this in the week's ahead.

Regarding the examples you give, the answer to the first part of example 1 is yes. The answer to example 2 is also yes.

Sounds good regarding the hearing tomorrow morning. I'll be there a few minutes before 9:00 a.m. Department 28, second floor.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Della N. Lau" <dellalau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>

Fri, May 11, 2018 at 7:29 AM

It makes no sense for them to keep the hard copies. Why are we spending the time and money doing them this favor? If you intend for them to keep our hard copies, then create one huge pdf file (with bates no.) and just send them the PDF (they can print it on their own). Only 2 choices:

- 1) provide hard copy, but it must be returned to us.
- 2) send one huge PDF

John, please let Peter know which choice.

Thanks,
-SYH

On Fri, May 11, 2018 at 12:25 AM John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

E-MAIL 0973

Your description of the document production sounds good. I wouldn't change a thing for this first production. How many pages comprise the items note in 1-4? I think given the volume of the production (around a full banker's box or more), I would feel comfortable telling them the box is available for pickup from our receptionist at their leisure. They would be copies for them to keep.

[Quoted text hidden]
[Quoted text hidden]

E-MAIL 0974

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r1002304899493774576&simpl=msg-a%3As...> 3/3



Peter Ho <peter.ho@gmail.com>

Opposition to Motion to Compel

1 message

John Minton <jminton@ayhmh.com>

Thu, May 10, 2018 at 4:19 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Attached are the Loew/Sheppard opposition papers. I haven't had a chance yet to review. I will take a look before the status conference tomorrow. I will report back thereafter. Meanwhile, please feel free to send any comments that you may have.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

3 attachments

Ho_ MPA ISO Opposition to our Motion to Compel.PDF
1313K

Ho_ Opposition to Separate Statement ISO Motion to Compel.PDF
625K

Ho_ Declaration of Jeffrey R. Loew ISO Opposition to our Motion to Compel.PDF
2143K

E-MAIL 0975



Peter Ho <peter.ho@gmail.com>

Laptop

3 messages

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, May 11, 2018 at 10:46 AM

Hi Peter – What's your plan with the laptop? You should pick it up ASAP and dismiss the small claims action.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: John Minton <jminton@ayhmh.com>

Fri, May 11, 2018 at 10:54 AM

Hi John,

I will be deciding on which computer forensics firm to go with this afternoon (one more phone call) and arrange the courier to pick it up next week. I'll copy you on any email.

Logistics (who is waiting for who): we said we would tell them (Sarah and Jeff) when we would send the courier; they said they would get back to us on the accessories (but haven't yet). I suppose we'll just tell them to have the accessories ready when we give them our courier pick-up date.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, May 11, 2018 at 10:55 AM

Yes exactly – sounds good, thanks.

E-MAIL 0976

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Reply in Support of Motion to Compel

3 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Mon, May 14, 2018 at 8:33 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

All,

I'm attaching a draft of the reply. We will continue to revise and tighten the arguments before we file it tomorrow by noon but we wanted you to see the direction we are heading. Carol will also do a line edit before filing – so please excuse typos.

John and I have discussed the reply and agree that we need to be careful about tone and focus. The opposition invites us into a dogfight about many issues that are not relevant to a discovery motion. We need to focus the court on the salient issues.

Best,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Reply ISO Motion to Compel.DOCX
36K

E-MAIL 0978

7/28/2020

Gmail - Reply in Support of Motion to Compel

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, May 15, 2018 at 9:36 AM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, John Minton

<jminton@ayhmh.com>

Since you are addressing Jeff's comment about her "80 year old," this is a document is good place to note (for the first time) that "Debby Chang is precisely 78 years old at the current time."

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, May 15, 2018 at 10:12 AM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, John Minton

<jminton@ayhmh.com>

Unless you have a reason for doing so, I believe it is stronger in your document that you state Debby lied about making \$18,500/month on the mortgage application for THE Redwood City property, where she secured a loan she had absolutely no business getting, rather than the current statement in a couple places in the document of "a mortgage application." It is THE mortgage application instead of "a mortgage application," because this mortgage has everything to do with this lawsuit and our argument that she had a well thought out financial abuse plan all along.

[Quoted text hidden]

E-MAIL 0979

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1600499441560666817&simpl=msg-f%3A16004994...> 2/2

1 ANDERSON YAZDI HWANG MINTON + HORN LLP
2 John D. Minton (Bar No. 223823)
3 Daniel E. Lassen (Bar No. 271446)
350 Primrose Road
3 Burlingame, California 94010
4 Telephone: (650) 212-5900
4 Facsimile: (650) 212-5999

5 Attorneys for Petitioner and Trustee
Peter C. Ho

6

7

8 SUPERIOR COURT OF CALIFORNIA

9 COUNTY OF SAN MATEO

10 In Re the Matter of

11 TRUST A UNDER THE JAMES F. HO
12 AND GRACE C. HO DECLARATION
13 OF TRUST DATED SEPTEMBER 11,
14 1992, as amended

No. 17-PRO-00973

**REPLY IN SUPPORT OF MOTION TO
COMPEL PRODUCTION OF DOCUMENTS
AND RESPONSES TO SPECIAL AND FORM
INTERROGATORIES**

Date: May 22, 2018
Time: 9:00 a.m.
Dept: 28, Probate
Before: Honorable George A. Miram

17 PETER C. HO, TRUSTEE OF TRUST A
18 OF THE JAMES F. HO AND GRACE C.
19 HO DECLARATION OF TRUST DATED
20 SEPTEMBER 11, 1992,

21 Petitioner,

22 vs.

23 DEBBY CHANG, and DOES 1 through
24 20, inclusive,

25 Respondents.

I INTRODUCTION

The Motion to Compel should also be granted because Respondent improperly narrowed the scope of time relating to her financial information. Respondent's justification for that narrowed scope appears to be that she has already produced information relating to what she considers to be the primary allegation, her purchase of the Redwood City property with decedent James Ho's money. Opp., at 11. Partial compliance, of course, is not full compliance, and the Amended Petition alleges far more than that narrow example of Respondent's abuse. For instance, Respondent claims that in 2006 James gave Respondent his ownership interest in a Los Angeles rental property that he co-owned with her. Amended Petition, ¶¶ 26, 34, 102; Response and Objection to Amended Petition ("Objection"), ¶ ___. The origin of James' ownership interest in the Los Angeles property traces back to in or about 2003. Respondent also obtain \$30,000 from Petitioner and lived with and off him from 2014 onward, all while collecting rent from her home in El Cerrito. *Id.*, 28-32. During that time, Respondent had James write her checks that would total \$68,575 and at least \$20,680 to "cash." Petitioner seeks the financial information from 2003 through 2017 to confirm these allegations and to investigate how much more

1 Respondent took from James.

2 The financial discovery requests are also relevant to Respondent's claim that she shared
3 financial resources with James since 2001. Opp., at 10; Objection, ¶ 5. She cannot make such an
4 allegation and then resist the discovery necessary to evaluate it.

5 Respondent's reliance on the right to privacy and the tax return privilege is misplaced.
6 Privacy does not prevent disclosure of financial information that, as discussed above, relates to
7 the causes of action and Respondent's defense. And, though she provided initial and
8 supplemental responses and responded to three meet and confer letters demanding the tax returns,
9 Respondent did not raise the tax return privilege until she filed her Opposition. Even if she had,
10 the tax return privilege is not absolute and must give way to the Legislature's strong public policy
11 in favor of protecting the elderly from abuse.

12 Respondent's allegations about harassment are not only irrelevant to a discovery analysis,
13 as discussed above, but they are baseless. For example, Respondent claims that Petitioner's small
14 claims petition for return of his personal laptop computer was harassment. But Respondent
15 leaves out the most critical facts: she has agreed that the laptop computer belongs to Petitioner
16 and has agreed to return it. Declaration of Daniel Lassen in Support of Motion to Compel
17 ("Lassen Decl."), **Exhibit 1**. Currently, Petitioner is coordinating a time to retrieve the laptop
18 from Respondent's counsel's office and will dismiss the small claims action within five court
19 days of retrieval, as the parties agreed. *Id.* It is not harassment to seek the return of a computer
20 from someone who has no right to keep it, just as it is not harassment to seek return of assets
21 misappropriated from a man suffering from dementia and to seek compliance with valid
22 discovery demands.

23 Respondent also claims that Petitioner "abducted" his father, James Ho, shortly before
24 James' death. Respondent's own messages sent to James' family on the day he moved in with
25 Petitioner contradict her abduction story. *See* Motion, at 6; Amended Petition, ¶¶ 60-61. A
26 police report obtained through subpoena in this proceeding shows that a week later, Respondent
27 contacted the police to report James "missing." The report states that Respondent "changed the
28 story multiple times." Lassen Decl., **Exhibit 2**. And after police informed Respondent that they

would not intercede in a civil financial issue, Respondent backed down and told police she did not want to report James missing. *Id.* Police asked if they “could call her partners [sic] children and she advised that she doesnt [sic] want [the police] to [do so] . . .” *Id.* Clearly, Respondent has no qualms about telling baseless stories to authorities.

Respondent’s harassment allegation also relies on her age. The reliance is misplaced. The Amended Petition and the Motion to Compel have nothing to do with Respondent’s age. Her actions are what matter. Her age did not prevent her from using approximately \$1.2 million of James’ money to buy a house solely in her name last year. Her age did not prevent her from taking compensation for rending care to James during the final years of his life. Just last year, her age did not keep Respondent from claiming that she was earning \$18,500 a month in employment income on a mortgage application. Minton Decl., **Exhibit A**. Petitioner believes that representation is false and constitutes mortgage fraud. And at the very least, Respondent cannot present herself to a bank as someone who earns \$222,000 a year from employment and then, a year later, present herself to this Court as a retiree who should not be expected to comply with her discovery obligations.

Finally, Petitioner’s Motion to Compel is not a form of harassment. Petitioner gave Respondent **130** days to comply with her discovery obligations before filing the Motion to Compel. Petitioner prepared, at great expense, three meet and confer letters about Respondent’s deficiencies. Minton Decl., **Exhibits C, E, G**. Petitioner warned Respondent that he would file a Motion to Compel. He then advised that after reviewing a promised supplemental production and supplemental responses, he would determine if a motion was still warranted. He did exactly that. The supplemental responses and production did not provide the information demanded in the discovery requests and the three meet and confer letters. Accordingly, Petitioner met and conferred in good faith.

II LEGAL AUTHORITY

A. **The Discovery Requests Are “Reasonably Calculated to Lead to the Discovery of Admissible Evidence.”**

Respondent’s claim that the Motion to Compel “relies solely on Petitioner’s cursory

1 allegations and conclusions” is without merit. Opp., at 10. The Amended Petition carefully
2 details Respondent’s financial abuse. For example, one of Respondent’s largest
3 misappropriations relates to a Los Angeles property that James co-owned with Respondent.
4 Amended Petition, ¶¶ 25-26. That ownership interest dates back to in or about 2003, and
5 Respondent claims that James gave her his interest in 2006. Response and Objection to Amended
6 Petition, ¶¶ 14-15. Respondent’s financial information is needed to evaluate the allegations and
7 Respondent’s defense. In addition, Respondent claims that she and James shared their finances
8 for the past 20 years. Opp., at 10. Respondent cannot make that claim and then refuse to permit
9 discovery of information relating to it.

10 The Opposition also claims that financial transactions between Respondent and James are
11 not relevant to the “primary allegations” of the Amended Petition. Opp., at 11. Respondent
12 believes that the primary allegations are those relating to her purchase of the Redwood City
13 property with James’ money. *Id.* Never mind that she also took James’ interest in the Los Angles
14 property (Amended Petition, ¶¶ 26, 34, 102) and lived with and off of him since 2014. *Id.*, ¶¶ 28-
15 32, 43, 53. And never mind that she was a paid caregiver since 2014 (*id.*, ¶¶ 7, 33, 40, 81, 99)
16 and that she claims to have shared financial resources with James for the past 20 years. Opp., at
17 10. Respondent’s conclusion of what are the “primary allegations” is not the controlling standard
18 for discovery. *All* the allegations of the Amended Petition help frame what is reasonably likely to
19 lead to the discovery of admissible evidence. Code Civ. Proc. § 2017.010. Respondent took
20 much more than the money she misappropriated from James to buy the Redwood City property.
21 See e.g. Motion, at 8-9. California’s liberal discovery policy permits Petitioner to obtain evidence
22 relating to all his allegations.

23 **B. Only Respondent Has Access to Her Financial Information.**

24 Respondent claims that “it is unquestionably ‘possible to obtain the [financial]
25 information from some other source,’” because Petitioner, as the personal representative of
26 James’ estate, has access to all of James’ financial information and it is therefore unnecessary to
27 seek Respondent’s financial information. Opp., at 11 (citing Code Civ. Proc. § 2031.310(g)).
28 Not so. Respondent’s records and James’ records are not the same. James’ name does not appear

1 on Respondent's bank accounts. Minton Decl., **Exhibit B**. He therefore properly requested the
2 financial information from the person who controls it.

3 **C. The Financial Records Are Directly Relevant to the Allegations of the Amended
4 Petition and California's Public Policy of Protecting the Elderly From Abuse
Outweighs the Tax Return Privilege.**

5 Other than stating the standard for privacy, Respondent makes no attempt to support her
6 privacy objection as to Respondent's non-tax financial records. Opp., at 13. Nor could she. The
7 "financial information goes to the heart of the cause of action itself." *Rawnley v. Superior Court*
8 (1986) 183 Cal.App.3d 86, 91; *see also* Motion, at 9-10. Accordingly, the non-tax information
9 should be compelled.

10 Regarding her tax returns, Respondent did not raise the tax return privilege in her
11 responses or meet and confer letters. In fact, she produced a page from her 2015 and 2016 returns
12 without raising the return privilege. The Court, therefore, need not consider Respondent's tax-
13 return privilege objection.

14 If the Court consider the objection, the return "privilege is not absolute." *Schnabel v.*
15 *Superior Court* (1993) 5 Cal.4th 704, 721. Production of tax returns is appropriate where, as
16 here, "a public policy greater than that of confidentiality of tax returns is involved." *Id.* (citing
17 *Miller v. Sup. Court* (1977) 71 Cal.App.3d 145, 147. For example, the public policies favoring
18 full disclosure between spouses and fair division of community property (*Schnabel*, 5 Cal.4th, at
19 721) and enforcement of child support obligations (*Miller*, 71 Cal.App.3d at 147) both outweigh
20 any interest in confidentiality of returns.

21 Here, there is a strong legislative policy in favor of protecting the elderly from abuse:
22 "[t]he Legislature recognizes that elders and dependent adults may be subjected to abuse, neglect,
23 or abandonment and that this state has a responsibility to protect these persons." Welfare &
24 Institutions Code § 15600(a). Moreover, "[t]he Legislature further finds and declares that . . .
25 dependent adults are a disadvantaged class . . . [and that] few civil cases are brought in
26 connection with this abuse due to problems of proof, court delays, and the lack of incentives to
27 prosecute these suits." *Id.* § 15600(h). In fact, the issue of elder abuse is such an important
28 legislative concern that those found in violation of the statute are liable for treble damages

(Probate Code § 859) and reasonable attorneys' fees and costs. Welfare & Institutions Code § 15657.5(a). It would kick the teeth out of the statute if abusers could take an elderly person's funds and then hide evidence of the abuse behind the return privilege. *See Garcia*, 2011 WL 4356209, at *4 ("find[ing] that this public policy in uncovering, preventing and punishing insurance fraud is significant enough to warrant application of the public policy exception to California's privilege regarding tax returns").

Respondent's Opposition does not address the numerous reasons Petitioner provided for why production of her tax returns is necessary. *See Opp.*, at 13-14. For example, she does not deny that she falsely represented on a mortgage application that she earns \$18,500 in employment income from Employment Life Company. Motion, at 10-11. Nor does she deny her tax returns will show that – contrary to her claim that James gifted Respondent his ownership interest in the Los Angeles property in 2006 – she reported only her own 50% ownership in the property before and after 2006 on her tax returns. *Id.*, at 10. And she does not deny her returns are relevant to evaluating her claim that she shared finances with James since 2001, determining how much money she took from James, and establishing how her finances were impacted when she moved in with him in 2014. *Id.*

Accordingly, the Court should compel production of all of Respondent's financial information to enforce California's legislative policy in favor of protecting the elderly from the type of financial abuse alleged in this case.

D. Respondent Did Not Produce Any Trust or Marital Documents.

Respondent claims that she provided marital and trust "information" in good faith and that Petitioner "fraudulently asserts the estate planning documents must been [sic] produced . . ." *Opp.*, at 12. The facts contradict Respondent's hyperbole. Petitioner served *document requests* for marital and trust records. *See Separate Statements*, at __ (relating to document requests __ and __). Respondent has not produced any such documents. Nor does she claim that she produced the documents.

Petitioner offered to allow Respondent to "redact" all but the beneficiary information from her trust documents. Minton Decl., Exhibit G, at 4. Respondent did not do so. Instead,

1 Respondent made representations about her trust beneficiaries in her supplemental responses to
2 the requests. She also made representations about her marital status. Representations are not
3 documents. The point of a document request is to obtain *documents* so that Petitioner need not
4 rely on Respondent's word. Actual documents are also needed to see what changes Respondent
5 made to her beneficiaries and marital status to another man during the 20 years she claims to have
6 lived as husband and wife with James.

7 **E. Partial Responses Do Not Satisfy Respondent's Discovery Obligations.**

8 Respondent claims that Petitioner "misleads the Court" by seeking additional information
9 about Respondent's efforts to sell the Redwood City property because she already provided the
10 date of her first contact with her realtor. Opp., at 14. The facts contradict Respondent's
11 hyperbole and show that it is Respondent who is misleading the Court. Petitioner repeatedly
12 requested disclosure of *all* of Respondent's contacts with her realtor in response to Special
13 Interrogatory 47. Minton Decl., **Exhibit C**, at 2 (The response "fails to identify when Ms. Chang
14 first contacted a real estate agent to list the Redwood City property for sale and any subsequent
15 contacts with real estate agents."); **Exhibit E**, at 1 (following up on failure to provide first contact
16 and subsequent contacts); **Exhibit G**, at 2 (The "response fails to identify when Ms. Chang first
17 contacted a real estate agent to list the Redwood City property for sale and any subsequent
18 contacts with real estate agents.") Respondent's disclosure of the first contact does not relieve
19 her of her obligation to disclose all contacts. Petitioner is entitled to know about Respondent's
20 efforts to sell the Redwood City property while James was nearing the end of his life.

21 Regarding Form Interrogatories 13.1 and 13.2, Respondent claims she did not answer the
22 questions because the definition of "incident" made them "nonsensical." Opp., at 15. Again, the
23 facts contradict Respondent's hyperbole. In her supplemental responses, Respondent supplied
24 *her own* definition of "incident." Because she is the one who defined "incident" in her responses,
25 she clearly understands what "incident" means. Respondent then answers that the interrogatories
26 are not applicable. Whether respondent conducted surveillance during the time frame Respondent
27 specified in her response is an easy question to answer. It is a simple "yes" or "no." If yes, she
28 must provide information about the surveillance including a complete response to Form
7

1 Interrogatory 13.2.

2 **F. Respondent's Other Claims Are Meritless.**

3 Respondent claims that the financial information requests are duplicative and cumulative.
4 Opp., at 12. That objection has no place in opposing discovery where the information requested
5 has not been provided. It would be one thing to split hairs about whether one request is
6 duplicative of another *if* the responding party had actually provided information in response to
7 one of those requests. But Respondent did not provide that information. As discussed above, she
8 improperly narrowed all the requests.

9 Respondent's Opposition raises for the first time her objection to the number of discovery
10 requests. Opp., at ___. She did not raise that concern during four months of meeting and
11 conferring about the discovery requests. Even if she had raised it, the objection is without merit.
12 Respondent's financial abuse is what was excessive and investigation of it requires however
13 many requests are necessary. Moreover, Petitioner complied with the Code of Civil Procedure to
14 serve additional discovery requests. Code Civ. Proc. § 2033.040; *see e.g.* Lassen Decl., **Exhibit**
15 **3.**

16 Respondent also suggests reasons why she cannot comply with her discovery obligations.
17 She states that much of the information is not in her possession. Opp., at ___. After receiving
18 and responding to *three* meet and confer letters and providing initial and supplemental responses,
19 Respondent's Opposition is the first time she mentions that she does not have some of the
20 information sought. The Code of Civil Procedure provides for this situation. Respondent must
21 perform a search for the requested information. If she does not have it, she must provide a
22 response that complies with the Code. Code Civ. Proc. § 2031.230.

23 Respondent also strangely contends that there is plenty of time to conduct depositions.
24 Opp., at 12. Petitioner needs *all* responsive documents and complete substantive responses to
25 prepare for the depositions.

26 **G. Petitioner Gave Respondent 130 Days to Respond in Full to the Discovery Requests**
27 **Before Moving to Compel And Sent *Three* Meet and Confer Letters Demanding a**
Complete Document Production and Complete Substantive Responses.

28 Respondents' claims about the meet and confer process merit only a brief response.

Petitioner gave Respondent **130** days to respond in full to the discovery requests before moving to compel. During that time, Petitioner met and conferred in good faith while Respondent consistently refused to respond in full to the discovery requests. Petitioner sent, at great expense, three meet and confer letters demanding complete responses. Minton Decl., **Exhibits C, E, G**. In the third meet and confer letter, Petitioner made clear that he would move to compel if Respondent did not correct her many deficiencies: “[i]n order to narrow the issues before we file a motion to compel . . . we write – ***for the third time*** – to request that you clarify [Respondent’s] discovery positions by responding to every issue [raised in the letter].” *Id.*, **Exhibit G**, at 1 (emphasis in original).

10 Before moving to compel on the deficiencies, Petitioner elected to wait for Respondent's
11 supplemental production and supplemental responses and review them. He informed Petitioner
12 that "[o]nce you provide your supplemental Reponses and documents, we will review and
13 determine whether a motion remains warranted." Minton Decl., **Exhibit I**. That is exactly what
14 Petitioner did. The review confirmed that Respondent had not corrected many of her
15 deficiencies. Petitioner then filed the contemplated motion.

16 For these reasons, Respondent’s request for sanctions is not justified. Petitioner met and
17 conferred in good faith for ***four months***. He extended Respondent’s deadline to respond in light
18 of the holidays. He sent ***three*** substantive meet and confer letters. And the discovery requests are
19 valid. The motion to compel should be granted and Respondent’s request for sanctions denied.

III CONCLUSION

21 For the foregoing reasons, Respondent's objections should be overruled. Petitioner
22 respectfully requests that the Court enter an order compelling Respondent to produce all
23 responsive documents in her possession, custody or control to Document Requests 7, 23, 24, 55,
24 58, 62, 69 and provide complete responses to Special Interrogatories 25-26, 30-31 and 44 and
25 Form Interrogatories 13.1 and 13.2.

1 Dated: May 15 , 2018

ANDERSON YAZDI HWANG MINTON + HORN LLP

2

3

By: _____

John D. Minton

4 Attorneys for Petitioner and Trustee Peter C. Ho

5

6

7

8

9

10

11

12

13

14

15

16

17

18

19

20

21

22

23

24

25

26

27

28

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

i

E-MAIL 0991



Peter Ho <peter.ho@gmail.com>

Ho Trust

26 messages

John Minton <jminton@ayhmh.com>
 To: Adam DeMonaco <ademonaco@kivuconsulting.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, May 17, 2018 at 9:52 AM

Adam, please see attached. The retainer check is on the way. Can you have the appropriate person for your office contact Jeff Loew to arrange for pickup of the laptop?

Thanks,

John

John D. Minton



350 Primrose Road
 Burlingame, CA 94010
 www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho - Kivu Agreement.pdf
 397K

Adam DeMonaco <ademonaco@kivuconsulting.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, May 17, 2018 at 6:20 PM

John,

Here is the executed agreement. We will reach out in the morning to coordinate a courier for pickup.

Can we touch base tomorrow/Monday to make sure we have all the facts for our analysis?

Thanks,

E-MAIL 0992

Adam

** I will be out of the office Tuesday May 22, 2018 to May 29, 2018 **

San Francisco – Los Angeles - New York - Washington, DC – Denver – Toronto - Amsterdam

CAPI License # 26798

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

[Quoted text hidden]

 **Ho - Kivu Agreement_executed.pdf**
297K

John Minton <jminton@ayhmh.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, May 17, 2018 at 8:14 PM

Thanks, Adam. For the analysis, you will want to connect with Peter.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, May 18, 2018 at 10:20 AM

E-MAIL 0993

John,

We have attempted to contact Loews office and have not got a response this morning. We will continue to reach out and schedule a courier once we make contact.

Adam

**** I will be out of the office Tuesday May 22, 2018 to May 29, 2018 ****

San Francisco – Los Angeles - New York - Washington, DC – Denver – Toronto - Amsterdam

CAPI License # 26798

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

From: John Minton <jminton@ayhmh.com>
Sent: Thursday, May 17, 2018 9:52 AM
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: 'Peter C. Ho' <peter.ho@alumni.stanford.edu>
Subject: Ho Trust

Adam, please see attached. The retainer check is on the way. Can you have the appropriate person for your office contact Jeff Loew to arrange for pickup of the laptop?

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, May 18, 2018 at 10:21 AM

Great, thank you Adam.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Adam DeMonaco [mailto:ademonaco@kivuconsulting.com]

Sent: Friday, May 18, 2018 10:20 AM

To: John Minton

Cc: 'Peter C. Ho'

Subject: RE: Ho Trust

John,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, May 18, 2018 at 1:05 PM

To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Cc: John Minton <jminton@ayhmh.com>

Adam,

You can call me any time to discuss the facts for the analysis, etc.

I'm at 408-838-9116.

Thanks,

Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>

Mon, May 21, 2018 at 4:04 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>, Haydee Durand <hdurand@kivuconsulting.com>, Jody Forness

<jforness@kivuconsulting.com>

Peter,

We have the device and imaging it today. I will be on vacation for the remainder of the week but asked that Haydee or Jody contact you to ensure we have the facts of the case and time frame to our analysis.

Thanks,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, May 21, 2018 at 4:45 PM

To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Cc: John Minton <jminton@ayhmh.com>, Haydee Durand <hdurand@kivuconsulting.com>, Jody Forness

<jforness@kivuconsulting.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Adam,

Can you send an itemized list of what was picked up today and if any parts (such as battery, etc.) were missing? We asked them to return the following: Sony VAIO EB Series Laptop (Model VPCEB35FX/WI) + Intel Laptop Bag + Logitech Wireless Mouse and Receiver + Power Supply.

E-MAIL 0995

The laptop OS was upgraded to Windows 10 around mid-2015, and that would be the starting point for doing any analysis, file listing, or retrieval. Anything done on the laptop prior to that time is unimportant.

After giving us the file listing we discussed, if more extensive forensic analysis is to be performed, the other key date is 8/22/17, which is the last day we saw my father's caregiver; if any files of mine or my father's were accessed after that time, it could only have been by her or by her authorization, which is important to know.

Please have Haydee or Jody contact me if they need additional information or clarification: 408-838-9116.

Thanks,
Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>

Mon, May 21, 2018 at 10:51 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>, Haydee Durand <hdurand@kivuconsulting.com>, Jody Forness <jforness@kivuconsulting.com>, Aria Kazim <akazim@kivuconsulting.com>

Peter,

I have included Aria Kazim who will be able to provide the information requested.

[Quoted text hidden]

Aria Kazim <akazim@kivuconsulting.com>

Tue, May 22, 2018 at 9:35 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>, Haydee Durand <hdurand@kivuconsulting.com>, Jody Forness <jforness@kivuconsulting.com>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Peter,

We have received the following items on Friday 5/18/2018. The battery was missing from the laptop, and also we **DID NOT** receive Intel laptop Bag.

Device	Model	S/N	Notes
Sony Laptop	VPCEB35FX	27528184 3008799	Battery missing
Wireless Logitech M305 Mouse and Receiver			
Sony AC Adaptor			

Please let me know if you have any additional questions.

Regards,

E-MAIL 0996

7/28/2020

Gmail - Ho Trust

Aria

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, May 22, 2018 at 11:09 AM

Battery was missing from the laptop. No laptop bag, either.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>

Tue, May 22, 2018 at 7:54 PM

To be expected from a disgusting petty Satan shit — she can prove she bought the battery and you cannot show any receipts for the laptop bag because it was from a conference. I am tempted to write Sarah that property was only partially returned and conditions to dismiss small claims case only partially met, so you will not drop the small claims suit until everything is returned plus the \$90 fee. Your demand letter was clear and she did not meet all the conditions. You still have the option of dropping the claim at the last moment, but I would still write the letter to Sarah in the meantime for 3 reasons:

- (1) point out Saran's pettiness and unreasonable actions.
- (2) scare Satan that small claims still on.
- (3) irritate Satan, because she still must involve and pay Sarah for discussing and deciding next action or letter.

Can you ask the small claims lawyer tomorrow (Wed) on your choices?

[Quoted text hidden]

Jody Forness <jforness@kivuconsulting.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>, Haydee Durand <hdurand@kivuconsulting.com>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Wed, May 23, 2018 at 2:18 PM

Hi Peter,

Do you have time to speak today about some of the details of this case?

Thanks,

Jody

From: peter.ho@gmail.com <peter.ho@gmail.com> **On Behalf Of** Peter C. Ho

Sent: Monday, May 21, 2018 4:46 PM

To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Cc: John Minton <jminton@ayhmh.com>; Haydee Durand <hdurand@kivuconsulting.com>; Jody Forness <jforness@kivuconsulting.com>

Subject: Re: Ho Trust

Hi Adam,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: Jody Forness <jforness@kivuconsulting.com>

Wed, May 23, 2018 at 2:32 PM

E-MAIL 0997

7/28/2020

Gmail - Ho Trust

Cc: John Minton <jminton@ayhmh.com>, Haydee Durand <hdurand@kivuconsulting.com>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Hi Jody,

I'll be available starting at 2:45pm (15 minutes from now). You can call me at 408-838-9116.

Thanks,
Peter

[Quoted text hidden]

Jody Forness <jforness@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, Haydee Durand <hdurand@kivuconsulting.com>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Wed, May 23, 2018 at 2:34 PM

Thanks! I'll give you a call then.

Jody

Jody J. Forness

Associate Director, Cyber Investigations

Kivu Consulting, Inc. – Los Angeles

Orange County, CA

T: (949) 404-3288

E: jforness@kivuconsulting.com

San Francisco - Los Angeles - Denver - New York - Washington, DC - Toronto - Amsterdam

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Jody Forness <jforness@kivuconsulting.com>

Wed, May 23, 2018 at 3:13 PM

Hi Jody,

Here are the names of Debby's (debbiyu@yahoo.com) daughters:

Sophie Saeed scsaeed@comcast.net
Rita Chang ritachang1@gmail.com, rita1@gmail.com
Judy Chang judaaay@yahoo.com

Here are their significant others, respectively (sorry, I don't have all their email addresses):

Barry Saeed
Reinhard Oesterle roesterle@gmail.com
Mark Moniz

All are potential collaborators/accomplices.

E-MAIL 0998

Thanks,

Peter

[Quoted text hidden]

Jody Forness <jforness@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, May 23, 2018 at 3:16 PM

Perfect! Thank you!

We'll be in touch regarding our initial assessment.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Jody Forness <jforness@kivuconsulting.com>

Wed, May 23, 2018 at 3:22 PM

Thanks, Jody.

Feel free to give me a call anytime.

-Peter

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Wed, May 23, 2018 at 8:33 PM

What did the small claims lawyer say?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Della N. Lau" <dellalau@launet.com>

Thu, May 24, 2018 at 2:52 AM

Initially, the Small Claims Advisor said if it were him, he would walk away (i.e., drop the Small Claims).

However, with the \$90 court fees in play, he said even if the court granted me \$1, I would be receiving \$91, so that was something to consider. I asked what was a reasonable course of action, and he said that something reasonable would be to offer them another chance to return the accessories and split the costs down the middle--otherwise, I would continue with Small Claims.

He said my chances of winning in Small Claims under the current circumstances were good. He liked the idea of buying a replacement battery now and presenting the receipt in court.

As for the punitive damages, he thought I could ask for \$1000 when I tell the judge what has happened since filing the Small Claims suit in March (i.e., how long it took and some of it still missing--there was no reason I should have gone through all this trouble).

I can ask John/Dan to send and email to Sarah based on your outline.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>

Thu, May 24, 2018 at 9:19 AM

On the surface it is money, but it really is not. Even if the judge only grants \$1 it is totally worth it. Tell Lassen (cc everyone) to send letter to Sarah by tomorrow, but we must review it before he sends it. I would send a draft to him first and then review his letter before sending. I don't have time to write it, so either you can draft it or just give him info and have him write it.

- 1) stayed in my email Below
- 2) offer split down the middle 1/2(90 + battery + laptop bag cost if not returned). If conditions not completely met, you will proceed with small claims for full amount plus 1,000 in damages.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Aria Kazim <akazim@kivuconsulting.com>

Fri, May 25, 2018 at 11:47 AM

Hi Aira,

A couple of quick question regarding when you received the items:

- 1- Did the laptop and accessories physically look okay (i.e., no obvious damage)?
- 2- Since there was no laptop bag, was the laptop in a box or something like that when the courier picked it up?

Thanks,
Peter

[Quoted text hidden]

Aria Kazim <akazim@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Jody Forness <jforness@kivuconsulting.com>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Fri, May 25, 2018 at 12:14 PM

Peter,

1. I don't see any obvious damages to the laptop and accessories. I have attached the initial pictures captured while receiving the items.
2. The laptop wasn't in a box or packaged in any sort of way. Only the mouse was in a plastic bag.
3. Kivu was able to acquire a forensically sound image.

Jody is currently conducting analysis, and she will follow up with any updates.

Regards,

Aria

[Quoted text hidden]

6 attachments

IMG_1640.JPG
2058K

E-MAIL 1000



IMG_1646.JPG
2258K



IMG_1655.JPG
1954K



IMG_1653.JPG
2035K



IMG_1654.JPG
1966K

IMG_1641.jpg
1325K

E-MAIL 1001



Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, May 25, 2018 at 12:27 PM

To: Aria Kazim <akazim@kivuconsulting.com>

Cc: Jody Forness <jforness@kivuconsulting.com>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thanks, Aria! I appreciate the pictures.

-Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Jun 12, 2018 at 9:46 AM

To: Jody Forness <jforness@kivuconsulting.com>

Hi Jody,

Have you been able to complete your initial assessment?

Thanks,

Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Jun 12, 2018 at 3:46 PM

To: Jody Forness <jforness@kivuconsulting.com>

Hi Jody,

Here's the additional name:

Pierre Malak - Realtor, pierre@pierremalak.com

Thanks,

Peter

[Quoted text hidden]



Engagement Agreement

This document represents the agreement between **Kivu Consulting, Inc. ("Kivu")**, **Anderson Yazdi Hwang Minton + Horn ("LAW FIRM")** concerning computer forensic consulting services ("the Assignment") to be performed for **LAW FIRM**.

Engagement

The terms of this Engagement Agreement shall date from the time that services were first carried out by **Kivu** under the Assignment.

Confidentiality

Kivu will perform the Assignment at the direction of **LAW FIRM**. All work performed and materials and work product of any kind generated in furtherance of the Assignment will be deemed to be confidential and, if applicable, attorney work product. **Kivu** agrees to maintain the confidentiality of all confidential information it receives from **LAW FIRM**.

If any person or entity requests or subpoenas **Kivu** for any information or materials relating to the Assignment, **Kivu** will immediately inform **LAW FIRM** of such request or subpoena. Should **LAW FIRM** instruct **Kivu** to take any legal action to seek protection against disclosure of such information or materials, **LAW FIRM** will take steps to procure legal counsel to represent **Kivu** or will indemnify **Kivu** for all costs and expenses, including reasonable attorney's fees and disbursements, resulting from such action.

Upon completion or termination of the Assignment, and unless prohibited by law or regulation, **Kivu** will within thirty (30) days, return to **LAW FIRM** or destroy all copies of confidential information received or produced in the course of the Assignment, and certify in writing, delivery or destruction of all such confidential information and copies thereof.

Professional Fees and Disbursements

Kivu bills at an hourly rate of \$400 for computer forensics services, and \$250 - \$400 for e-discovery services. Time spent testifying (in trial or deposition) will be billed at an hourly rate of \$550. Any travel associated to expert testimony will be billed at a rate of \$400 per hour. Reasonable out-of-pocket expenses also will be reimbursed to **Kivu**.

In addition, **Kivu** reserves the right to charge an hourly rate of \$450 for computer forensic work that is carried out over weekends or holidays, or for work that is requested to be carried out with less than 48 hours' notice. However, no such expedited work shall be carried out without the express prior authorization of **LAW FIRM**.

Kivu will provide a monthly invoice in this matter, or an invoice immediately upon completion of the Assignment. All invoices are payable upon receipt. After 60 days from receipt, if an



invoice is not paid, a 1% monthly interest charge will be payable dating back to the date of receipt of the invoice by the **LAW FIRM** (whichever is earliest). After 90 days from receipt, in addition to the monthly interest charge, **LAW FIRM** will be liable for **Kivu's** reasonable legal costs and expenses in recovering payment.

Kivu will email invoices to **LAW FIRM** unless requested otherwise. Invoicing details for **LAW FIRM** should be set out in Appendix A.

Kivu confirms that under no condition will **LAW FIRM** be liable for **Kivu's** professional fees and expenses in this Assignment.

Draft Protocol & Budget

Kivu understands that the assignment will be to advise and assist **LAW FIRM** regarding a computer forensics investigation of a laptop device to review the device activity within a specific time frame that the device was in an individual control.

Kivu understands that the case currently involves the analysis of one laptop **Kivu** will make verified forensic images of these devices and all analysis will be carried out against these images.

Phase 1: Collection/Preservation/Verification

- Advise **LAW FIRM** on evidence preservation for all available evidence.
- **Kivu** will document chain-of-custody procedures and methodology for collection and preservation of all evidence.
- **Kivu** will confirm that **LAW FIRM** has either provided all relevant evidence to **Kivu**, or has otherwise preserved all relevant evidence, in case of subsequent litigation or regulatory inquiry.

Phase 2: Forensic Analysis of Forensic Collection (s)

Kivu will provide a file listing report before the review each laptop image for exfiltration or access to data within a specific timeframe specifically

1. Evidence of usage of USB devices, and indications of any specific folders/ files moved to such locations. Cross reference time/activity between USB usage and suspicious file access. If client provides the emails where the former employee is shown to have emailed data out of the network, **Kivu** will cross reference for activity at the same time, and see if those attachments were saved elsewhere.



2. Evidence of usage of online storage applications (e.g. DropBox, iCloud, etc.). If recoverable, **Kivu** will analyze/unencrypt any internal logs from the applications indicating what files were synchronized and when.
3. Identifying/recover any webmail (either stored locally on the laptops, or accessed from the laptops - in which case evidence may exist in fragmentary form). Specific analysis will include identifying any attachments or confidential client data sent to any personal email account(s) of the former employee or related persons.
4. Determining suspicious activity on laptops, including collecting/saving/compressing/deleting in run-up to departure.
5. Identify any attempts to destroy evidence, including installation/use of “scrubbing software” or built-in permanent delete applications, or evidence of mass deletion.
6. Evidence of the use of Instant Messaging, Skype or other Internet communications, and the recovery where possible of logs or communications.
7. Identify Internet activity related to researching taking of confidential information, hiding traces of taking, or other relevant Internet searches/activity.

Kivu will carry out searches using terms provided by the client to identify:

1. Specific access to, copying, transfer, deletion of data by reference to project or client names (or other identifiers)
 2. Communications or transfer of data to identified third parties/competitors
 3. Search of deleted work emails stored locally on the laptop for relevant communications
- **Kivu** will provide findings of importance immediately to counsel. Conference calls with counsel will also be established on an as needed basis. It is estimated the Phase 2 analysis of the device(s) will take 5 - 10 business days.
 - Deliverables will be verbal updates, a written report in a format requested by **LAW FIRM**, and a verbal explanation of **Kivu's** findings.

Phase 3: Analysis Reporting

- Kivu will provide regular updates, and a verbal summary of its findings.
- Upon request, Kivu will provide a written report in a format determined by **LAW FIRMS**.



Budget

Kivu estimates the following budget for the above services:

Phase 1	Collection/Preservation/Verification <i>Laptop/Desktop/Server - \$750</i> <i>Mobile/Tablet - \$500</i> <i>Removable Media - \$250</i>	\$750 Courier Service Estimate \$45 each way
Phase 2	Forensic Analysis of Forensic Collection (s) 15-20 hours	\$6,000 - \$8,000
Phase 3	Reporting/Security Recommendations (if needed) 5 - 10 hours	\$2,000 - \$4,000

In addition to the above fees, **Kivu** will charge for costs including travel expenses, courier/FedEx, and media. At the end of the assignment, **Kivu** will charge 1 hour (@\$400) plus costs to return all original equipment and/ or permanently delete work product.

Additional work (not covered by the budget estimate) could include further searches or analysis, and providing declarations, expert testimony, litigation strategy or e-discovery services.

Warranty

Kivu warrants its services to be of a high professional quality. Fees and expenses under the Assignment are not contingent upon the final results, nor does **Kivu** guarantee any results or resolution to the Assignment.

LAW FIRM warrants that it has ownership and/ or right of access to all computer devices, digital media, or online accounts provided to **Kivu** for review/analysis. **LAW FIRM** agrees to hold **Kivu** harmless and indemnify **Kivu** (including its officers, employees and agents) against all claims, damages and costs (including reasonable attorneys' fees and disbursements) arising out of any claim made by a third party as to the ownership and/ or right of access to any computer devices, digital media, or online accounts provided to **Kivu** by **LAW FIRM**, except for such claims, damages and costs resulting from any actions by **Kivu** constituting gross negligence, fraud, or a breach of the terms of the Assignment.

Kivu represents and warrants that (i) it shall provide the services, privacy services and data breach services, including the secure storage and transmission of all confidential information and data received in the course of the Assignment, in a professional and workmanlike manner,



consistent with industry standards and practices; and (ii) the functionality of the services, privacy services and data breach services will not be materially decreased during the term and shall materially conform to the description of the assignment as set out in this agreement.

Kivu warrants and represents that it has enforceable written agreements with all of its employees, agents and subcontractors involved during the course of this agreement, and further that such agreements obligate these employees, agents and subcontractors to terms and conditions no less restrictive than contained herein.

To the extent that such employees, agents and subcontractors have access to protected health information as such is defined in HIPAA, or Personally Identifiable Information ("PII"), **Kivu** warrants that each employee, agent and subcontractor has obligations to treat such data to the same extent as is required of **Kivu** by this agreement. Further, **Kivu** shall be fully responsible for the acts and omissions of any subcontractor used by **Kivu** in performing its obligations hereunder.

Kivu further warrants that any data or information it receives in the course of this engagement will not flow outside the geographic limits of the United States of America, without the consent of **LAW FIRM**.

If any provision of this Agreement or the application thereof to any party or circumstances shall be declared void, illegal or unenforceable, the remainder of this Agreement shall be valid and enforceable to the extent permitted by applicable law.

This Agreement constitutes the entire agreement and understanding between the parties with respect to the subject matter hereof, and supersedes all prior agreements, arrangements, and undertakings between the parties.

The laws of the State of California shall govern this Agreement, without giving effect to its principles of conflicts of law. Any matter to be decided hereunder shall be brought exclusively in courts sitting in San Francisco, CA.

Limitation of Liability

LAW FIRM agrees that **Kivu** (including its officers, employees and consultants) shall not be liable for any actions, losses, damages, claims, or liabilities in any way arising out of the Assignment for an aggregate amount in excess of the fees paid to **Kivu** for services performed pursuant to the Assignment.

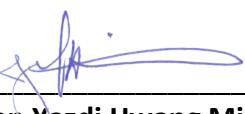
LAW FIRM agrees to pay a retainer payment of \$3,000 to be paid in advance of the commencement of this assignment. This advance retainer payment will be set against the final invoice in this matter, and the balance, if any, returned to **LAW FIRM at the end of the Assignment.**



Agreed and accepted: _____

Adam DeMonaco, **Kivu Consulting, Inc.**

Date:

Agreed and accepted: 

Anderson Yazdi Hwang Minton + Horn

Date: May 17, 2018

APPENDIX A - Invoicing Information

	Name	Email
<i>Kivu is requested to email invoices to the following recipients:</i>		
Anderson Yazdi Hwang Minton + Horn		
<i>Kivu should contact the following individual(s) for invoice processing questions:</i>		
Anderson Yazdi Hwang Minton + Horn		



Peter Ho <peter.ho@gmail.com>

FW: Ho v. Chang- discovery

6 messages

John Minton <jminton@ayhmh.com>

Sat, May 19, 2018 at 11:12 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Please see the attached. Peter, how soon can you get me our document production?

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Friday, May 18, 2018 4:04 PM
To: Daniel E. Lassen
Cc: John Minton; Jeff Loew
Subject: Ho v. Chang- discovery

Hello Daniel:

Please find attached correspondence concerning the Chang v. Ho matter. We look forward to hearing from you shortly.

Please let us know if you have any questions or concerns.

E-MAIL 1009

Thank you,

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

 **Chang v Ho- Letter re Discovery- 5-18-18.pdf**
168K

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Sat, May 19, 2018 at 1:56 PM

Hi John,

I have put together 170 pages of medical related material with over 2300 pages of subpoenaed documents and a handful of other documents they requested (e.g., subsets of the checks to me and beneficiary info). I can squeeze out 50 more pages of medical bills if you think it's necessary to boost up the page count--please let me know.

E-MAIL 1010

7/28/2020

Gmail - FW: Ho v. Chang- discovery

I will have a huge pdf ready for you by Monday morning that you can download from our google drive area, plus the index.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Sat, May 19, 2018 at 1:57 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Perfect, Peter, thank you. If it won't ruin your weekend to add in the extra pages, then yes, let's go ahead and do that.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, May 21, 2018 at 11:13 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Here's the big pdf file (2611 pages, 214 MB) for you to download: [Production 1.pdf](#)

There are now 245 pages of medical records. FYI--A handful of boilerplate (unimportant) pages are flipped due to a combination of how they were oriented by Kaiser and how the automatic duplexer handled them during scanning.

Most of the pdf is unsearchable except for my gmail documents (4 pages) and a house appraisal document.

The scrambled index showing what's in the file and where is here: [Document Index](#)

Thanks,
Peter

E-MAIL 1011

7/28/2020

Gmail - FW: Ho v. Chang- discovery

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, May 21, 2018 at 12:10 PM

Beautiful – thank you Peter.

[Quoted text hidden]

E-MAIL 1012

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1600917108651845447&simpl=msg-f%3A16009171...> 4/4

LOEWF LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

May 18, 2018

Via Email & U.S. Mail

Daniel E. Lassen, Esq.
Anderson Yazdi Hwang Minton & Horn
350 Primrose Road
Burlingame, CA 94010

Re: *Ho v. Chang, San Mateo County Superior Court Case No. 17PRO00973*

Dear Daniel:

We have received the discovery responses dated April 25, 2018, prepared by you on behalf of your client, Petitioner Peter Ho (“Petitioner”). We are contacting you to meet and confer concerning your client’s responses to Respondent Debby Chang’s First Request for Production of Documents (“Document Requests”).

Please advise when your client will provide a copy set of the documents you have agreed to produce in response to the Document Requests.

Petitioner’s Responses to the Document Requests contain an objection to the word “purported” in the requests numbered 21, 22, 24, 25, 26, and 27. Respondent, in good faith, agrees to revise these requests accordingly. Please find enclosed revised Requests for Production of Documents concerning the above requests.

Please be advised we will also be following up shortly concerning the deficiencies in your client’s written discovery responses, specifically Petitioner’s Responses to First Set of Special Interrogatories, Petitioner’s Responses to Form Interrogatories, and Petitioner’s Responses to First Set of Requests for Admission.

Your office served Petitioner’s discovery responses on April 25, 2018 by mail. Our client’s deadline to file a motion to compel is therefore on or before June 9, 2018, which is a Saturday. We request a full production of documents by May 25, 2018, so that we may avoid the need to file a motion to compel production of those documents. Please confirm that you will produce those documents before that date.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

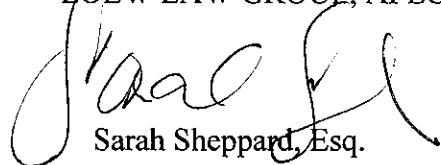
1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

Once we obtain the documents you have agreed to produce, we will review them and determine whether there is a need to further meet and confer. It remains our hope to avoid filing a motion to compel and further litigation concerning discovery issues.

Please let me know when you would like to schedule a time to further discuss these issues.

Sincerely,

LOEW LAW GROUP, APLC



A handwritten signature in black ink, appearing to read "Sarah Sheppard". Below the signature, the name "Sarah Sheppard, Esq." is printed in a smaller, sans-serif font.

cc: John Minton, Esq.

Jeffrey R. Loew, Esq. (Bar No. 216808)
Sarah B. Sheppard, Esq. (Bar No. 234341)
Loew Law Group, A Professional Law Corporation
1650 Borel Place, Suite 104
San Mateo, California 94402
Telephone: (650) 397-8700
Facsimile: (650) 397-8889

Attorneys for Respondent Debby Chang

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SAN MATEO

In re the Matter of

Case No. 17PRO00465

**TRUST A UNDER THE JAMES F. HO
AND GRACE C. HO DECLARATION OF
TRUST DATED SEPTEMBER 11, 1992,
as amended**

**RESPONDENT DEBBY CHANG'S
REQUESTS FOR PRODUCTION OF
DOCUMENTS TO PETITIONER
PETER C. HO - SET ONE- REVISED**

PETER C. HO, TRUSTEE OF TRUST A
OF THE JAMES F. HO AND GRACE C.
HO DECLARATION OF TRUST DATED
SEPTEMBER 11, 1992, as amended.

Petitioner.

VS

DEBBY CHANG, and DOES 1 through 20,
inclusive

Respondents.

1 PROPOUNDING PARTY: DEBBY CHANG, RESPONDENT

2 RESPONDING PARTY: PETER C. HO, PETITIONER

3 SET NUMBER: ONE

4 Pursuant to California Code of Civil Procedure Section 2031.010 et seq., Requesting Party
5 hereby requests that Responding Party produce and permit the inspection and copying of all of the
6 documents set forth below which are in the possession, custody or control of the Responding Party or
7 its attorneys, within 30 days after service.

8 This request is made upon the ground that all of the writings and documents requested are non-
9 privileged and are relevant to the subject matter of this action or are reasonably calculated to lead to
10 the discovery of admissible evidence herein.

11 As to any documents claimed to be privileged or otherwise not produced, the Responding Party
12 shall identify said documents with sufficient particularity to permit identification of same for purposes
13 of making a motion for production of said documents before the court if necessary.

14 You are hereby notified that at the trial of this action, the Requesting Party may move to
15 exclude any evidence which was called for in response to this request for production of documents
16 and was not furnished in response hereto.

17 **DEFINITIONS AND INSTRUCTIONS**

18 1. "DOCUMENT" or "DOCUMENTS" shall be construed in its broadest sense, and
19 includes any original, reproduction or copy of any kind of written or documentary material, including,
20 but not limited to correspondence, memoranda, inter-office communications, notes, diaries, contract
21 documents, drawings, estimates, vouchers, minutes of meetings, invoices, billings, checks, check
22 stubs, ledger or account books, reports, studies, computer tapes, photographs, negatives, slides, voice
23 tapes, voicemail recordings, videos, CD-ROMS, discs, telegrams, notes of telephone conversations,
24 and notes of any oral communications.

25 2. The term "YOU" or "YOUR" shall hereafter refer to Petitioner and Trustee Peter C.
26 Ho and each other person acting or purporting to act on his behalf, including any of his agents,
27 attorneys, employees, representatives, consultants, or investigators, and each past and present person

exercising discretion, making policy, making decisions or participating in any matter referenced herein.

3. The term "COMMUNICATIONS" refer to every manner or means of disclosure, transfer, or exchange of information, whether orally or in writing, whether face-to-face, or whether by telephone, mail, recording, wire, or otherwise.

4. The term "CONCERNING" means including, constituting, comprising, relating to, referring to, alluding to, responding to, evidencing, supporting, proving, disproving, connected with, commenting on, in respect of, about, arising out of, caused by, regarding, discussing, showing, describing, reflecting, and analyzing.

5. The term "PERSON" includes ANY natural person, firm, association, organization, partnership, business, trust, corporation, limited liability company, joint venture or public entity.

6. The terms "ANY" and "ALL" shall be construed to include "each" and "every" within their meanings.

7. The term "DECEDENT" refers to James Ho.

8. The term "REDWOOD CITY PROPERTY" refers to the real property located at 229 Fulton Street, Redwood City, California.

9. The term "LOS ANGELES PROPERTY" refers to the real property located at 1627 McCollum Street, Los Angeles, California.

REVISED DOCUMENT REQUESTS

REQUEST NO. 21:

ALL DOCUMENTS CONCERNING ANY COMMUNICATIONS between YOU and
DECEDENT CONCERNING ANY gifts DECEDENT made to Debby Chang.

REQUEST NO. 22:

ALL DOCUMENTS CONCERNING ANY COMMUNICATIONS between YOU and
DECEDENT CONCERNING ANY payments from DECEDENT to Debby Chang.

1 **REQUEST NO. 24:**

2 ALL DOCUMENTS CONCERNING ANY COMMUNICATIONS between YOU and
3 Debby Chang CONCERNING ANY loans DECEDENT made to Debby Chang.

4 **REQUEST NO. 25:**

5 ALL DOCUMENTS CONCERNING ANY COMMUNICATIONS between YOU and
6 Debby Chang CONCERNING ANY gifts DECEDENT made to Debby Chang.

7 **REQUEST NO. 26:**

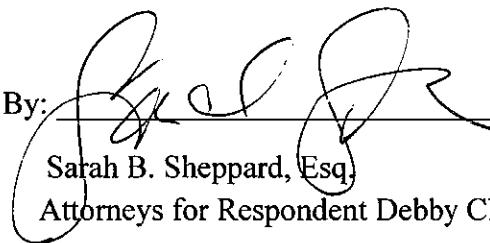
8 ALL DOCUMENTS CONCERNING ANY COMMUNICATIONS between YOU and
9 Debby Chang CONCERNING ANY money DECEDENT paid to Debby Chang.

10 **REQUEST NO. 27:**

11 ALL DOCUMENTS CONCERNING ANY COMMUNICATIONS between YOU and ANY
12 PERSON CONCERNING ANY payments from DECEDENT to Debby Chang.

14 DATED: May 18, 2018

15 LOEW LAW GROUP, APLC

16 By: 

17 Sarah B. Sheppard, Esq.
18 Attorneys for Respondent Debby Chang

PROOF OF SERVICE

I am employed by Loew Law Group, APLC. I am over the age of 18 and not a party to this action. My business address is 1650 Borel Place, Suite 104, San Mateo, CA 94402.

On May 18, 2018, I served the documents described as:

- **RESPONDENT DEBBY CHANG'S REQUESTS FOR PRODUCTION OF DOCUMENTS TO PETITIONER PETER C. HO - SET ONE - REVISED**

On the interested parties by placing [] the original; [x] true copies thereof enclosed in sealed envelopes addressed as follows:

John D. Minton, Esq.
Daniel E. Lassen, Esq.
Anderson Yazdi Hwang Minton & Horn LLP
350 Primrose Road
Burlingame, CA 94010

BY US MAIL

By placing the document(s) listed above in a sealed envelope with postage thereon fully prepaid, in the United States mail at San Mateo, California, addressed as set forth above.

I declare under penalty of perjury under the laws of the State of California and the United States of America, that the foregoing is true and correct. Executed on May 18, 2018 at San Mateo, California.



Sarah B. Sheppard



Peter Ho <peter.ho@gmail.com>

tentative ruling for Motion to Compel

4 messages

Peter C. Ho <peter.ho@gmail.com>

Mon, May 21, 2018 at 12:56 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

I was looking on the court web site, and I noticed that the tentative ruling for our Motion to Compel was out. Since it says our motion was granted (and their objection overruled), why is the judge asking both parties to appear in court tomorrow?

Will it be at 9am like last time?

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Mon, May 21, 2018 at 12:59 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

I never take tentative rulings “to the bank” because they can always change – in fact, I usually don’t mention them to my clients. ☺ But there is no question this is positive. Rulings on motions are always considered “appearance” matters in Judge Miram’s courtroom, i.e., his decision isn’t final until it’s final.

Yes, 9:00 a.m. tomorrow in Dept. 28.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, May 21, 2018 at 4:36 PM

Hi John,

Thanks for the info and for sharing your thoughts.

I noticed in the tentative ruling that the court denied sanctions and said there was "substantial justification for the objection as to the **scope** of the request." Do you think the judge may try to limit the scope of our requests? The most important thing we want to get out of the motion to compel is to make sure we get tax returns and financial documents going back to 2003 (when the Albany house was purchased--and the run-up to 2006 when McCollum was purchased and when Dad was diagnosed with a meningioma) and at the very least going back to 2010 (the run-up to when CSM was sold and when the meningioma growth started accelerating). Do you see a problem with this?

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, May 21, 2018 at 4:39 PM

Hi Peter –

I don't see a problem with this and we will fight hard to "keep" the tentative in place. The tentative gives us everything we've asked for. (Incidentally, I didn't even bother asking for sanctions because he almost never grants them.)

Best,

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Automatic reply: Ho Trust

2 messages

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Wed, May 23, 2018 at 2:32 PM

Hello,

I will be out of the office on vacation for the remainder of the week with limited access to email.

IForensics:

- Melanie Maugeri - mmaugeri@kivuconsulting.com - (415) 636-7486
- Haydee Durand - hdurand@kivuconsulting.com - (415) 524-7351

Incident Response:

- Jody Forness - jforness@kivuconsulting.com - (949) 404-3288

New Incident Response Engagements:

- IR Hotline - incidentresponse@kivuconsulting.com

Thank you,

- Adam

John Minton <jminton@ayhmh.com>
To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Wed, May 23, 2018 at 2:32 PM

I am out of the office in depositions until Friday, May 25, and will have limited access to email until then. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.

E-MAIL 1022



Peter Ho <peter.ho@gmail.com>

Debby's Production of Docs for Deposition

5 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, May 23, 2018 at 1:56 AM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

Congratulations on the Motion to Compel victory! Round 1 and off to a great start. Peter told us you wanted us to think about whether there is anything in Debby's production of documents that is needed for her deposition. There is plenty, and I mean plenty. I think I have a good part of the puzzle solved, so her documents will either confirm my conjecture or some adjustments will need to be made. As for the timing of her deposition, the critical part is to nail her down on the first day with anything to do with James' medical records, before Jeff subpoenas it or we need to produce it. Day 2 and Day 3 of Debby's deposition can contain the additional financial document production issues (if we don't get them in time for Day 1). I think that the quicker we complete Day 1, the more advantage we have, because Jeff has less time to prepare Debby and they have less time to get their story straight.

Questions:

1) Can we proceed to subpoena Debby's financial documents now? From her track record of leaving out important pages of her Chase accounts and visa statements (I had guessed beforehand which pages would be missing and I was pretty much on the money), we definitely should not depend nor trust her on anything. Please advise when and how to proceed with getting Debby's financial accounts, tax returns, and rental information.

2) Should we all discuss your strategy for Debby's deposition? I feel there is additional information that you should know which would be helpful for her deposition.

3) Peter will be present from beginning to end for Debby's depositions. Have you decided whether Della and/or I should be present and when? I just need a few weeks heads up to purchase air tickets. Peter's presence will have little effect on Debby, but we do think my presence and Della's presence will have an emotional effect on her. No worries about how we will act in the room. I assure you we will not make any comments to her or anything about the deposition. Is it possible to videotape Debby's deposition?

Congratulations again,
-SYH

John Minton <jminton@ayhmh.com>

Thu, May 24, 2018 at 6:00 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

All – I am back East for depositions. I had hoped to be back in the office tomorrow, but I now need to stay the night here tonight and will be back late tomorrow. I will study this email and try to give some thoughts tomorrow.

Best,

John

John D. Minton

E-MAIL 1023



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com> Fri, May 25, 2018 at 3:44 PM
 To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

See below for my thoughts.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Wednesday, May 23, 2018 1:57 AM
To: John Minton; Peter Ho; Della Lau
Subject: Debby's Production of Docs for Deposition

Hi John,

E-MAIL 1024

Congratulations on the Motion to Compel victory! Round 1 and off to a great start. Peter told us you wanted us to think about whether there is anything in Debby's production of documents that is needed for her deposition. There is plenty, and I mean plenty. I think I have a good part of the puzzle solved, so her documents will either confirm my conjecture or some adjustments will need to be made. As for the timing of her deposition, the critical part is to nail her down on the first day with anything to do with James' medical records, before Jeff subpoenas it or we need to produce it. Day 2 and Day 3 of Debby's deposition can contain the additional financial document production issues (if we don't get them in time for Day 1). I think that the quicker we complete Day 1, the more advantage we have, because Jeff has less time to prepare Debby and they have less time to get their story straight. [THE DISCOVERY RULES CALL FOR ONE DAY – 7 HOURS OF TESTIMONY. YOU CAN ONLY GET MORE IF THE OTHER SIDE AGREES (DOUBTFUL) OR COURT ORDER. WE WOULD NEED TO DEMONSTRATE GOOD CAUSE. I COULD SEE US ENDING UP BEFORE THE JUDGE ON THIS ISSUE. HE MIGHT OR MIGHT NOT AGREE WITH OUR POSITION. BOTTOM LINE: OUR OPERATING ASSUMPTION SHOULD BE THAT WE ONLY GET ONE SHOT AT HER.]

Questions:

1) Can we proceed to subpoena Debby's financial documents now? From her track record of leaving out important pages of her Chase accounts and visa statements (I had guessed beforehand which pages would be missing and I was pretty much on the money), we definitely should not depend nor trust her on anything. Please advise when and how to proceed with getting Debby's financial accounts, tax returns, and rental information. [YES WE CAN – PLEASE SEND A LIST OF INSTITUTIONS AND REMIND ME WHAT DEBBY'S SS # IS AND WE WILL PREPARE THE SUBPOENAS. NOTE THAT THE INSTITUTIONS WILL LIKELY NOT HAVE RECORDS FROM PRIOR TO 2011.]

2) Should we all discuss your strategy for Debby's deposition? I feel there is additional information that you should know which would be helpful for her deposition. [I ASSUME PETER TOLD YOU THAT JEFF TOLD ME OUTSIDE THE COURTROOM ON TUESDAY THAT DEBBY'S DEPOSITION WILL NOT GO FORWARD ON JUNE 6 DUE TO PURPORTED HEALTH ISSUES – HE SAID HE WILL BE PROVIDING ME A DOCTOR'S NOTE AND SUGGESTED LATER DATES. THIS WILL BE A GAME OF CAT AND MOUSE. I KNOW HOW IMPORTANT IT IS TO GET HER IN THE WITNESS CHAIR BEFORE SHE HAS THE MEDICAL RECORDS.]

3) Peter will be present from beginning to end for Debby's depositions. Have you decided whether Della and/or I should be present and when? I just need a few weeks heads up to purchase air tickets. Peter's presence will have little effect on Debby, but we do think my presence and Della's presence will have an emotional effect on her. No worries about how we will act in the room. I assure you we will not make any comments to her or anything about the deposition. Is it possible to videotape Debby's deposition? [IF YOU THINK YOUR PRESENCE WILL RATTLE HER, THEN YES YOU SHOULD ATTEND. LET'S DISCUSS AS WE GET CLOSER.]

Congratulations again,

-SYH

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Wed, May 30, 2018 at 11:42 PM

John,

Attached list and link of Subpoenas for Debby's Financial Records

 **Subpoena List after Motion to Compel**

E-MAIL 1025

7/28/2020

Gmail - Debby's Production of Docs for Deposition

-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thu, May 31, 2018 at 9:07 AM

Thanks, SYH. We will get going on preparing these.

[Quoted text hidden]

E-MAIL 1026

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1601244546444795726&simpl=msg-f%3A16012445...> 4/4

Debby Chang
DOB: 6/2/39
SSN: [559-23-9785](#)
CDL: [N3720871](#)

1. Financial statements + POD/TOD (beneficiary info) + canceled checks + deposit slips + credit card statements

Institution	Known Banking/Brokerage Account(s)	Known Credit Card(s)
Chase	948642798 (checking) 933718225 (checking) 2990949808 (savings)	4266 8412 8414 4679 (Chase Freedom) 4266 8415 2643 7395 (Chase Freedom) 4266 8415 2861 3183 (Chase Freedom) 4388 5230 0979 9821 (Chase United Mileage Plus)
Cathay Bank	19412312 (checking)	
Sterling Bank and Trust	816017025217 (checking)	
Wells Fargo	subpoenanded	
Union Bank	To be subpoenaed	
Bank of America	To be subpoenaed	
VALIC	To be subpoenaed	
Vanguard	To be subpoenaed	
Citibank	To be subpoenaed	
Schwab	subpoenanded	
Fidelity Investments	subpoenanded	
Genworth Financial	To be subpoenaed	
Quicken Loans	To be subpoenaed	
OCWEN		
FULTON INSURANCE (fire damage--furniture damaged?)		

American Express	DO NOT SUBPOENA	
Capital One	DO NOT SUBPOENA	

2. Tax Returns + any forms prepared (e.g., Form 706)

Subpoena from:

- Sufen Tammy Yu, EA, Tax Servicer
6328 Fairmount Ave
El Cerrito, CA 94530
510-367-5878 (C)
510-799-4263 (H)
tammy5577@sbcglobal.net
- Margot E. Mackerow
Lewmar Tax Service
135 Baxter St
Vallejo, CA 94590
(for at least TY2003)

3. Mortgages

- a. Quicken Loans (Brewster)
- b. JP Morgan Chase (Brewster HELOC)

4. Insurance

- a. Sutter Health
- b. Genworth (probably long-term-care insurance)
- c. AAA

5. Trust document and Amendments

6. Marriage documents

7. Rent from Brewster 2014-2017 + lease agreement(s)

- a. Hans Danneels and Annelies Laeremans, (510) 287-6314 (O)
1319 Brewster Ct
El Cerrito, CA 94530
- b. Rhonda Mattern?

8. Any 403b from her government job?



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Thu, May 24, 2018 at 4:11 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Just a note to let you know that we sent Debby's attorney today a flash drive containing Peter's first document production.

Have a nice evening ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1029

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1601388960612462160&simpl=msg-f%3A16013889...> 1/1



Peter Ho <peter.ho@gmail.com>

Small Claims for laptop

7 messages

Peter C. Ho <peter.ho@gmail.com>

Thu, May 24, 2018 at 1:00 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Hi Dan,

After we talked at the courthouse regarding the laptop and dropping the case even though some of the accessories may not have been returned, we received an email from Kivu (attached FYI) stating that the laptop battery was missing (and the laptop bag was not returned)--I was willing to let the bag slide, but the battery is an integral part of the laptop, so this changes things.

Your email to Sarah dated 4/16/18 (attached FYI) clearly states at the very beginning: "[Peter will dismiss his small claims action within five court days of our retrieval of the laptop and accessories \(power supply, Intel laptop bag, and Logitech wireless mouse and receiver\)](#)."

Could you please draft an email response to Sarah letting her know that my property was only partially returned and conditions to dismiss the Small Claims case only partially met. The demand letter was clear, and she did not meet all the conditions. Nevertheless, we are proposing the following settlement offer: we will split the costs down the middle = 1/2 (\$67.83 laptop battery + \$65.35 laptop bag + \$90 court fees) = \$111.59. Debby can keep the laptop battery and bag she is refusing to return.

Attached are receipts for the replacement laptop battery and bag that I had to purchase.

If these conditions are not completely met, I will proceed with Small Claims. FYI: If I do go to court, I will be amending my claim during the hearing and will be asking for the full amount of the replacement parts (\$133.18) plus the entirety of the \$90 court fees plus \$1,000 in punitive damages (down from the \$10,000 in the original filing because we have since recovered the laptop)--I'm not sure if we should include this information in the email or not.

I'd like to take a look at a draft of your email first before sending it out at the end of business tomorrow (which is our 5-day deadline).

Thanks,
Peter

4 attachments

[Gmail - Missing Laptop battery and bag.pdf](#)
68K

[Gmail - FW_ Ho v. Chang- laptop \[!WOV-WorkSite.FID72092\].pdf](#)
109K

[laptop battery receipt.pdf](#)
54K

[laptop bag receipt.pdf](#)
54K

Peter C. Ho <peter.ho@gmail.com>

Thu, May 24, 2018 at 10:08 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Hi Dan,

E-MAIL 1030

I'd like to add that the Small Claims dismissal form says: "Please file your dismissal at least 3 (three) court days prior to hearing date." The hearing date is 6/4/18 and can no longer be postponed, because any request for continuance must be submitted at least 10 days in advance of the court date. The due date for the dismissal form is therefore 5/30/18.

Please include in your email to Sarah that if Debby chooses to settle, she can send me a check, and I will deposit it immediately when I receive it (or she can find some alternative way to transfer funds to me); and I will file the dismissal with the court clerk once the check clears (or I get confirmation of the funds transfer), provided it is before 3:30pm on 5/30/18 Wed, which is 3 days before the hearing date. (FYI: Monday is a holiday, so she does not have much time. On the other hand, I suppose I would still have to try to file a dismissal if she were late--i.e., if I receive the funds between the due date and the court date--but I still like the idea of setting the due date per what the dismissal form says.) If I don't receive the funds in time to file a dismissal with the clerk, I will see her in court.

Thanks,
Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Fri, May 25, 2018 at 1:09 PM

Peter:

Draft email to Sarah below.

Sarah:

Ms. Chang did not return all of Peter Ho's property. As stated in my April 16 email, Peter's agreement to dismiss the small claims petition was conditioned on the return of the laptop and its accessories. The laptop was returned without the battery or its carrying bag. Peter had to purchase a new battery (\$67.83) and a bag (\$65.35). The receipts are attached. With the \$90 filing fee, Peter has had to spend a total of \$223.18. Peter proposes that Ms. Chang pay half of these costs. Once Peter receives payment of \$111.59 and it has cleared, he will dismiss his small claims action.

Peter is informed that the dismissal must be filed by May 30, three court days prior to the June 4 hearing. Your prompt reply is therefore requested.

[Quoted text hidden]

2 attachments

 **laptop battery receipt.pdf**
55K

 **laptop bag receipt.pdf**
55K

7/28/2020

Gmail - Small Claims for laptop

Peter C. Ho <peter.ho@gmail.com>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton
<jminton@ayhmh.com>

Fri, May 25, 2018 at 4:58 PM

Hi Dan,

Thanks for drafting the email; please send it to Sarah.

Thanks,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, May 25, 2018 at 5:42 PM

Hi Dan,

If you haven't sent the email yet, could you please change "propose" to "offer" in:
"Peter proposes that Ms. Chang pay half of these costs" to "Peter offers Ms. Chang to pay half of these costs."

Thanks,
Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Fri, May 25, 2018 at 5:43 PM

Hi Peter, I already fired it off. I'll forward it now.

Dan

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, May 25, 2018 at 5:44 PM

No worries.

Thanks,
Peter

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

FW: Estate of James Ho [IWOV-WorkSite.FID72092]

7 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Fri, May 25, 2018 at 5:44 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

All – forwarding my email about the laptop.

Dan

From: Daniel E. Lassen**Sent:** Friday, May 25, 2018 5:01 PM**To:** 'Sarah Sheppard'**Cc:** Jeff Loew; John Minton**Subject:** Estate of James Ho [IWOV-WorkSite.FID72092]

Sarah:

Ms. Chang did not return all of Peter Ho's property. As stated in my April 16 email, Peter's agreement to dismiss the small claims petition was conditioned on the return of the laptop and its accessories. The laptop was returned without the battery or its carrying bag. Peter had to purchase a new battery (\$67.83) and a bag (\$65.35). The receipts are attached. With the \$90 filing fee, Peter has had to spend a total of \$223.18. Peter proposes that Ms. Chang pay half of these costs. Once Peter receives payment of \$111.59 and it has cleared, he will dismiss his small claims action.

Peter is informed that the dismissal must be filed by May 30, three court days prior to the June 4 hearing. Your prompt reply is therefore requested.

Sincerely,

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1033

2 attachments

 **laptop battery receipt.pdf**
55K

 **laptop bag receipt.pdf**
55K

Daniel E. Lassen <dllassen@ayhmh.com>

Tue, May 29, 2018 at 12:02 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>
Cc: John Minton <jminton@ayhmh.com>

Peter,

How would you like to respond to the email below?

Dan

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Tuesday, May 29, 2018 10:06 AM
To: Daniel E. Lassen
Cc: Jeff Loew; John Minton
Subject: RE: Estate of James Ho [IWOV-WorkSite.FID72092]

Hello Daniel:

Our client has agreed to pay the \$111.59 in exchange for the dismissal of the small claims action. The check will be payable from our client trust account, and we will get it out to you asap.

Please advise is this is acceptable to your client.

Sarah B. Sheppard, Esq.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

E-MAIL 1034

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1601485389180770454&simpl=msg-f%3A16014853...> 2/4

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Tue, May 29, 2018 at 4:34 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Okay to proceed?

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, May 29, 2018 at 10:37 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Della N. Lau" <dellalau@launet.com>

Tell them Lowe law firm to send their check to Peter Ho to home address Express Mail today (next day delivery), or their runner to deliver check to Minton's office on before 3pm on 5/30. If they agree to theses terms by 3pm 5/30 (but they must specify choice), you will cancel small claims suit.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, May 29, 2018 at 10:43 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Della N. Lau" <dellalau@launet.com>

If they choose to send to your home Express Mail then they must provide tracking number before 3pm (whatever 30 minutes before deadline to cancel). Reason why we are requiring this type of hard deadline request because air has taken this long (state exact no. Days) and pulling teeth just to get Peter's property back piece by piece and we don't want to drag it out anymore because Peter should not have to go through all this.

[Quoted text hidden]

Daniel E. Lassen <dllassen@ayhmh.com>

Tue, May 29, 2018 at 10:59 PM

To: "shanyuan@gmail.com" <shanyuan@gmail.com>, "peter.ho@gmail.com" <peter.ho@gmail.com>, "dellalau@launet.com" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Hi Peter:

John asked me to send the response below as we needed to respond. Please dismiss the small claims action as soon as possible.

Dan

E-MAIL 1035

Begin forwarded message:

From: "Daniel E. Lassen" <dlassen@ayhmh.com>
Date: May 29, 2018 at 10:52:33 PM PDT
To: Sarah Sheppard <ssheppard@loewlawgroup.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>, John Minton <jminton@ayhmh.com>
Subject: Re: Estate of James Ho [IWOV-WorkSite.FID72092]

Sarah:

That is agreeable. Please send the check to my attention.

Best regards,

Daniel Lassen

[Quoted text hidden]

[Quoted text hidden]

<image003.png>

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION  8K

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION  8K

Peter Ho <peter.ho@gmail.com>

Tue, May 29, 2018 at 10:59 PM

Draft To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, John Minton <jminton@ayhmh.com>

Hi Dan,

Please tell them to either (1) overnight a check to me and provide a tracking number, or (2) have a runner deliver the check to your office--either must be done before 3pm today. Please tell them we are requiring this type of hard deadline request because it has taken this long (169 days) and was like pulling teeth just to get Peter's property back piece by piece, and we don't want to drag it out anymore because Peter should not have to go through all this. If they agree to these terms (they need to specify their choice), I will cancel the small claims suit.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 1036



Peter Ho <peter.ho@gmail.com>

RE: Debby's depo

23 messages

John Minton <jminton@ayhmh.com>
To: Jeff Loew <jloew@loewlawgroup.com>

Wed, May 30, 2018 at 4:49 PM

Hi Jeff –

Yes, please send the letter as soon as you can.

Regarding the interpreter, is Debby intending to answer in a language other than English?

Regarding Peter's attendance, Peter is a party to the case so we cannot honor Debby's request.

Regarding dates, is the doctor's note going to say that Debby needs over a month's delay?

Regards,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Wednesday, May 30, 2018 4:34 PM
To: John Minton
Subject: RE: Debby's depo

Hi John:

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1601934931837285737&simpl=msg-f%3A1601934...> 1/20

E-MAIL 1037

Thanks for your message. Debby's doctor asserts that she cannot be deposed for more than 3-4 hours, given her poor health, anxiety, and poor circulation. He further advises that she will require breaks each hour. We will provide his letter shortly. We will also have an interpreter present.

Debby has also requested, on the advice of her doctor, that Peter not attend the deposition.

Debby and the interpreter are both available on July 18 from 10 am to 2 pm. Please confirm whether this date is available for you and your office.

Best regards,

Jeff

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

7/28/2020

Gmail - RE: Debby's depo

From: John Minton [mailto:jminton@ayhmh.com]
Sent: Wednesday, May 30, 2018 4:22 PM
To: Jeff Loew <jloew@loewlawgroup.com>
Subject: Debby's depo

Hey Jeff – What is the latest?

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com> Wed, May 30, 2018 at 5:06 PM
To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear all – FYI. A few things:

Re the interpreter, this is obviously ridiculous, and it will make her look even worse than she already does. Presumably there are any number of witnesses who will say that she frequently spoke decent English. Correct?

Regarding the deposition date, my sense is that we don't like it because it creates more risk that she can obtain the medical records in advance (either by subpoena or by applying pressure on us). But we like it because it gives SYH time to reconstruct the financial history. Hard to know exactly how to balance this. Realistically, I can probably push to make the deposition happen a week or two earlier than July 18, but probably not too far in advance of that. Let me know your thoughts.

Best,

John

E-MAIL 1039

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Wednesday, May 30, 2018 4:56 PM
To: John Minton
Subject: RE: Debby's depo

Thanks, John. You'll have the letter shortly.

Yes, she'll be responding in Mandarin, her primary language.

I will advise Debby of your response concerning Peter's presence at the deposition.

We are working with Debby, the interpreter, and our own schedules to find an appropriate date for her deposition. July 18 has so far proven to be the best available option.

Best regards,

Jeff

[Quoted text hidden]

Della Lau <DellaLau@launet.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>
 Cc: Della Lau <DellaLau@launet.com>

Wed, May 30, 2018 at 10:46 PM

Hi Salt and Peter,

This is Steve. Della asked me to look at this and to send my thoughts. Having been involved with many depositions involving Chinese speaking individuals, I can tell you that you will need to honor her request for an interpreter. You can't get around this. We often know that some deponents speak perfectly acceptable English to be able to conduct a meaningful and accurate deposition without an interpreter, but they ask for one anyway. There's nothing you can do about it. This is quite common and it does not make her look bad (like John believes). I can recommend some interpreters if you need them.

Della thought there was a doctor's letter indicating that the deposition should be delayed a month.

E-MAIL 1040

Is this true? It needs to state a reason for the need for such a long delay. Della also said that Debbie requested 1 hour breaks during the deposition. This is ridiculous. That is way too long. Such a request also needs to be supported by a doctor's letter with a specific and detailed reason why the break needs to be 1 hour. Do we have a copy of this doctor's note? If so, I would like to see it. If this dispute ultimately leads to a Motion to Compel, you should argue that just 1 year ago, Debbie reported an income of \$17,000 (or whatever the amount was) per month to the bank when applying for her loan. How can an employer be paying so much when she is so old, weak, and decrepit? (Assume that her claimed income is accurate and let her come back and explain to the judge that this income figure was not correct, which would essentially be an admission that she was lying to the bank.) We therefore believe that Debbie is claiming a feigned frailty as an excuse to avoid her responsibilities under the discovery rules.

Della also said that Debbie did not want Peter present at her deposition. Peter is a party and has the right to be there. On the other hand, since Salt and Della are not parties, they do not have the same right to be present. They can go, but if Debbie objects, then they will not be able to stay.

Thanks.

Steve

[Quoted text hidden]



Virus-free. www.avast.com

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, May 30, 2018 at 11:04 PM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear John,

Please try to push the deposition date earlier if possible. One reason is that the judge ordered a November trial date, so we need to get all depositions done ASAP. Getting Debby's deposition before they get their hands on the medical records are critical to the married couple argument. Once we get all her financial records, I don't need much time to sort it out, so this should not be a major factor in her deposition date.

Can you strongly object or even flat out reject Debby's use of an interpreter? If you cannot, is it possible to ask Jeff to file a motion? My arguments to their ridiculous strategy move are the following.

- 1) Debby has lived in the USA for the past 45-50 years (we will find out the exact year of her immigration, which we should have asked in the first set of discovery)
- 2) Prior to retirement, Debby worked at a government agency in a strictly English speaking and writing environment for many years.
- 3) All Debby's son-in-laws and daughter's SO are strictly English speaking non-Asians. She communicates just fine in English with all of them for many years.
- 4) Debby has communicated in verbal and written English with all her tenants for 15-20 years with no apparent problem. She has attended many parties every year in full English speaking environments.
- 5) Debby had no problems whatsoever speaking to Attorney John Martin on multiple occasions. He even conducted long extensive interviews with her in English (from Martin's subpoenaed notes and CIR) concerning her history and the 1.2 million "gift" and Fulton house. [This is the best argument along with 2].
- 6) Debby submitted several mortgage applications and had a detailed verbal interview with loan agent Geoff Garcia in English (subpoenaed docs). She has multiple correspondences in written and spoken English.
- 7) Multiple witnesses can testify that Debby has no problems communicating in English. Our first witness will be none other than Jeff Lowe and Sarah Sheppard. "Mr. Lowe and Ms. Sheppard, we have been in this lawsuit for 8 months now."

Does Debby require an interpreter to communicate with you?" We can call a multitude of witnesses to testify to Debby's English competency. Oh, there is one fact that you should know. Debby has limited education (2 years of some school beyond high school), and it is evident from people's testimonials that her Chinese language skills fairly low-class (English equivalent of a Hillbilly), so her English skills also follow suit.

Debby's use of an interpreter is really really really bad for us because

A) It gives her double time to think about John's questions before answering.

B) The deposition will be more than twice as long, as she will also try to waste time on top of hearing John's question twice and her answers translated back to John. John will have only 2-3 hours (with her multiple long breaks according to Jeff) to nail her down on her comments (if the deposition is only one day).

C) Debby will answer John's question in a way in Chinese that has multiple interpretations and added confusion, in addition to lost meaning, lost nuance, and other lost information. This reason is the most troubling and problematic for us.

If Debby is allowed to have an interpreter and we have no choice in the matter then

i) We MUST also get our own interpreter for her deposition.

ii) Jeff MUST agree to a 4-5 day deposition of Debby, due to the time increase of an interpreter and their demand of many long breaks for Debby.

John, since depositions are a skilled art, having an interpreter will certainly handicap you with the language. It is one matter is Debby could barely speak English (far from the truth). Their getting an interpreter at the deposition and trial did cross my mind about 2 months ago. I just did not think they would actually be think skinned enough to go through with it. I believe Debby has no right or reason to speak through an interpreter (other than getting a big manipulative advantage). If Debby really does get to use her choice of an interpreter, then I want to speak through an interpreter of my choice at my deposition as well since I will claim it is also my "first and primary language" (I am not sure about Della and Peter preference for their depositions).

best,
Shan-Yuan

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, May 31, 2018 at 9:26 AM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

Addendum to my email below was written at 2 AM this morning with a foggy brain. I forgot a few things (I probably will have more to add later). To add...

(2) The government agency Debby worked for was the US Army (according to Peter and her pension stubs)..

(B) I forgot that Jeff stated that the doctor said "Debby can only be deposed for 3-4 hours" which is 180-240 minutes. With the interpreter, we are down to 90-120 minutes of deposition. With the doctor saying Debby needs frequent breaks (she will milk it and make it long), you will be lucky to get 60-90 minutes of actual deposition. They will start the time clock the minute she walks into your office and walk out 3 hours later.

(iii) There is unnecessary added costs with the interpreter, so will Debby be paying for the added costs? It is not fair to us that we must share the financial burden of her ridiculous moves to add complications so she can avoid discovery and full examination.

Question: Jeff claims that the doctor says "Debby cannot be deposed for more than 3-4 hours." Why is it that less than a year ago last year, she claimed on her mortgage application that she was working and making \$18,500/month with added bonuses. All of a sudden right now, she claims frailty and cannot be deposed? I would like to see ALL her medical records in the past 2 years -- the lab work and exams will tell us the status of her health and whether she is lying. Can we do that? My concern is that the doctor who will be writing her note may not be legitimate, just like her mortgage for Fulton (she was not able to lie and cheat with Bank of America and unable to get a mortgage from them, but she was able to do so with Sterling Bank).

-SYH

[Quoted text hidden]

7/28/2020

Gmail - RE: Debby's depo

Thu, May 31, 2018 at 9:30 AM

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi SYH –

I understand your concerns. Despite all of the potential negatives, I keep coming back to the fact that this interpreter charade will end up making her look dodgy and lacking in credibility. Isn't it all very consistent with Debby the thief/manipulator/liar? I think it is. I am confident I can get all the answers I need despite the artifice and rigidity of the question/translation/answer protocol.

In terms of forcing her to answer in English, this would require a motion on our part, which would certainly delay things. We would need to draft the motion and set it for hearing at least 30 days' out. We could probably get the Judge Miram to have real reservations about whether Debby can answer questions well enough in English, but as Peter witnessed in court, Judge Miram has a tendency to take the easy way out – and in this case, he will ask himself, "do I err on the side of making sure the witness can really understand the questions and provide accurate answers, or the side of 'I have a feeling this person may be playing games, and can answer just fine in English, and is just being strategic here.'" And since he can't be sure, he will most likely err on the side of letting Debby answer in her native language.

So for all those reasons, I think we should just proceed. I agree we should schedule multiple days in a row. I'm thinking we say three days in a row for starters, and then we can schedule further sessions from there as needed. Looking at my schedule, I'm looking at availability for back-to-back-to-back days during the weeks of June 25 or July 9. Let me know what you think.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

7/28/2020

Gmail - RE: Debby's depo

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thu, May 31, 2018 at 9:39 AM

Hi SYH –

I understand these further concerns but believe we should power ahead. Trying to cut block her tactics at this point will require court action and is unlikely to work in any event. I remain convinced that (a) her tactics won't work, and that we can still get what we need during the depositions and (b) this whole interpreter thing gives us an additional way to cast doubt on her credibility.

Debby will have to bear the cost of the interpreter. If you're referring to added deposition costs in terms of the associated extra hours of deposition time, we recoup that at trial when we win, or through settlement if we ever decide to pursue that route.

No, the court will not allow us to see her medical records.

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Thursday, May 31, 2018 9:26 AM
To: John Minton
Cc: Peter Ho; Della Lau
Subject: Re: FW: Debby's depo

Hi John,

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1601934931837285737&simpl=msg-f%3A1601934...> 8/20

Thu, May 31, 2018 at 9:54 AM

E-MAIL 1044

7/28/2020

Gmail - RE: Debby's depo

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

J: Thanks for the explanation. Do we get to have any say in picking the interpreter? I think this is important. -SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Thu, May 31, 2018 at 10:04 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

No – we can (and should) certainly have our own interpreter, and if we think that the interpreter has misstated anything Debby said, we would make a record of that, and potentially raise it with the court. We should also consider audio or videotaping the deposition, for this reason alone.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Jeff Loew <jloew@loewlawgroup.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Jun 1, 2018 at 2:09 PM

Jeff, given the limitation to 3-4 hours of testimony (with multiple breaks) per day, we need to be looking at multiple days, not one day. We duly noticed the deposition quite a while ago for June 6. Now we're being given July 18 without any explanation. (I note that there is nothing in the doctors' letters stating that Debby cannot be deposed on June 6.) Please let me know your and Debby's availability the weeks of June 25 and July 9.

Thank you,

John

E-MAIL 1045

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Wednesday, May 30, 2018 4:56 PM
To: John Minton
Subject: RE: Debby's depo

Thanks, John. You'll have the letter shortly.

Yes, she'll be responding in Mandarin, her primary language.

I will advise Debby of your response concerning Peter's presence at the deposition.

We are working with Debby, the interpreter, and our own schedules to find an appropriate date for her deposition. July 18 has so far proven to be the best available option.

Best regards,

Jeff

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Jeff Loew <jloew@loewlawgroup.com>
 Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Jun 5, 2018 at 10:22 AM

Jeff, given the nature of this issue, we cannot wait much longer on a response or we will need to do an ex parte. I feel we've been pretty reasonable/flexible on this deposition scheduling in light of the limitations that are being placed on it.

Thanks,

John

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1601934931837285737&simpl=msg-f%3A160193...> 10/20

E-MAIL 1046

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com> Tue, Jun 5, 2018 at 4:31 PM
 To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all – This is agitating, but possibly a blessing in disguise. It gives us a good amount of time to prepare and perhaps receive some or all of the financial records we're looking for. I kind of like the one-week stagger between the two sessions, as we can re-calibrate and develop new lines of questions. I realize it gives Debby time to recalibrate, but we're smarter than she is and can use the interim time better than she can. Let me know your thoughts and Peter can you please confirm your availability. I know we had talked about Shan Yuan and Della dropping in, but I think there's too great a risk they walk out if they do that. Another question – related to this: Do we want to videotape the deposition?

Lastly, I believe we're on track to bluff and delay our way past July 12 for providing the medical records. I would plan on asking most or all of the medical-related questions on that first day.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1047

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Tuesday, June 05, 2018 4:02 PM
To: John Minton
Subject: RE: Debby's depo

Hi John:

Thanks for your message. Our client has indicated her availability at 9:30 or 10 am on July 12 and July 18.

Please advise whether these dates work for you and your office.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Wed, Jun 6, 2018 at 11:57 PM

Hi John,

- 1) Yes, we want to videotape every session of Debby's deposition.
- 2) My opinion: I see little blessings for us in a one week stagger, but a huge advantage for Jeff and Debby. Any extra time helps them more than it helps us, because they are in the hot seat.
- 3) It is more than just delaying the medical records. They also want all the videotapes. In addition to medical, you will also need to get Debby's statements concerning "the-smoking-gun-nannycam" as well as the other videotapes before we need to give them the CD. The one week delay until July 18 makes this very difficult.
- 4) Why is there only a schedule of 2 deposition sessions? Ideally we would want the first 2 to be back-to-back (no breathing room) and the third session can be much later.
- 4) When do we send out the second set of discovery requests? They are ready. Should we send it now to keep them occupied and agitated?
- 5) Peter is available for all the depositions. I would like you and Jeff to agree ahead of time the specific people that will be in the deposition room (my understanding is that it will only be you, Jeff, Debby, Peter, 2 translators, court recorder). Per Della's previous email, for any additional people they have in the room, we require the same number.

best,
SYH

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thu, Jun 7, 2018 at 12:00 AM

Whoops...I forgot something important: Debby is not an early bird, but a night owl, so accepting 9:30 AM rather than 10 AM on both days is preferable.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thu, Jun 7, 2018 at 9:01 AM

Hi Shan-Yuan –

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1601934931837285737&simpl=msg-f%3A160193...> 12/20

E-MAIL 1048

Boy, if Debby doesn't turn out to be one of the craftiest, sharpest witnesses I have ever deposed, you owe me a case of beer! I have no concerns about a one-week stagger. There is only so much a witness can do in the interim to try to improve her performance. But I want you to be comfortable with the sequence, so defer to you. Please confirm you want me to go back to Jeff on this point – he will likely say July 18-19, or two days the following week, etc. In other words, continue his passive-aggressive game. I could push back and threaten a motion, he'll wait a day or two and then maybe he'll give me July 17-18. You see how he's playing it. Let me know what you want me to do. I could lock in the current dates today if we wanted.

The third and future sessions can be scheduled in the future. I want to focus on the first two for now.

We can send out the second set of discovery whenever we want.

Yes, I plan on getting clarity about who will attend Debby's and Peter's depositions. But I want to do that as part of my next email regarding dates. I will await your response above before doing that.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Wednesday, June 06, 2018 11:57 PM
To: John Minton
Cc: Peter Ho; Della Lau
Subject: Re: FW: Debby's depo

Hi John,

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thu, Jun 7, 2018 at 9:01 AM

Yes, 9:30 a.m. is my preference (it is the time I put in my original June 6 deposition notice).

John D. Minton



350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Thursday, June 07, 2018 12:01 AM
To: John Minton
Cc: Peter Ho; Della Lau
Subject: Re: FW: Debby's depo

Whoops...I forgot something important: Debby is not an early bird, but a night owl, so accepting 9:30 AM rather than 10 AM on both days is preferable.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thu, Jun 7, 2018 at 3:00 PM

Hi John,

Our major concern for Debby's deposition is to get her to commit to all relevant statements BEFORE we need to turn over the medical docs, the nannycam tapes, and our father's checkbook registers (where he clearly writes "loan" and she is not aware of it). From Jeff's list of production of docs (we will produce everything before trial, because we need to use the evidence), I see a staggering privileged amount. Maybe the strategy is to give a fraction and then stall similar to what they did? They are stalling on the deposition because they obviously want our production of docs before Debby's deposition.

After some thought, even if Jeff agrees to back-to-back days of deposition, it will likely not happen, but that does not mean we should not schedule it. What is likely to happen is the following. After the first day of perhaps less than 60 minutes of actual deposition (30-40 minutes of question, translate, stall, ask for clarification of the question, stall, answer, translate back, 15-20 minute "frequent" breaks, repeat process until 12:30 and then walk out), Debby will then go to the ER complaining of chest pains, dizziness, leg cramps, high stress, and depression. The doctor will write a note stating that the second deposition day should be delayed due to "health" concerns.

Debby, the "mater of manipulation," is definitely "crafty" and certainly "smart in certain disgusting ways," since she clearly fooled us along with the rest of the world, and she single handedly manipulated us convincingly for 15-20 years. Thus, if

E-MAIL 1050

7/28/2020

Gmail - RE: Debby's depo

you are able to nail down most of the important points from her depositions before we need to hand over the documents, I will be more than happy to buy you a case of beer of your choosing (as long as I get to drink one).

We are not sure what is both the best strategy and what will make us look good in front of the judge later, so we defer to your decision of how to proceed with Jeff.

best,
Shan-Yuan
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Fri, Jun 8, 2018 at 10:45 AM

Hi Shan-Yuan –

I appreciate your comments. I think the most important issue right now is to get the first day scheduled. I don't disagree that all the games you describe will in fact happen – but to me locking in the dates is the critical point. It puts in the best position to get at least the first session in before providing the records we're worried about. The reality is that if Jeff is dead set on getting the records prior to the deposition (I'm not convinced he is), then *he will be able to delay the deposition until he gets them*. There is not a lot we can do about it.

On the issue of the back-to-back days, I am also going to want time to recalibrate my approach after Day 1. Again, I understand your concerns, but I can use the delay to advantage too.

Best,

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Jeff Loew <jloew@loewlawgroup.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Jun 8, 2018 at 10:46 AM

Jeff, we confirm. We'll send out a notice.

On a related note, you have asked that Peter not attend Debby's deposition. Peter is a party and entitled to attend. He will do so. As the other beneficiaries of Trust A, his sisters would also like to attend. I assume Debby would balk at that. To be clear, if you will not allow Debby's deposition to proceed with Peter's sisters in attendance, and we acquiesce in advance, then we need agreement that no family members or friends of Debby will be present at Peter's deposition. Please confirm.

Regarding the interpreter, we maintain none is necessary, but if Debby insists on one, she will bear the cost. Please let me know the name of her interpreter.

Thank you,

John D. Minton

E-MAIL 1051

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1601934931837285737&simpl=msg-f%3A160193...> 15/20



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Tuesday, June 05, 2018 4:02 PM
To: John Minton
Subject: RE: Debby's depo

Hi John:

Thanks for your message. Our client has indicated her availability at 9:30 or 10 am on July 12 and July 18.

Please advise whether these dates work for you and your office.

Best regards,

Jeff

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

E-MAIL 1052

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

From: John Minton [mailto:jminton@ayhmh.com]
Sent: Tuesday, June 5, 2018 10:22 AM
To: Jeff Loew <jloew@loewlawgroup.com>
Cc: Daniel E. Lassen <dlassen@ayhmh.com>

[Quoted text hidden]

[Quoted text hidden]

Della Lau <DellaLau@launet.com>
To: John Minton <jminton@ayhmh.com>
Cc: shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>

Fri, Jun 8, 2018 at 1:27 PM

Hi John,

We actually don't want any any support animals for Debby AT Debby's deposition. If she is going to bring someone for HER deposition, you better believe I will be there for her's as well. Just want to make that clear. Either we ALL get to show up, or no one is allowed to show up.

Della "practicing her deathly stare" Lau

[Quoted text hidden]

 Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>
To: Della Lau <DellaLau@launet.com>
Cc: shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>

Fri, Jun 8, 2018 at 2:13 PM

For sure! 😊

John D. Minton

E-MAIL 1053

ANDERSON YAZDI
 LLP
HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Friday, June 08, 2018 1:27 PM
To: John Minton
Cc: shan-Yuan Ho; peter Ho
Subject: RE: Debby's depo

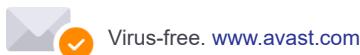
Hi John,

We actually don't want any support animals for Debby AT Debby's deposition. If she is going to bring someone for HER deposition, you better believe I will be there for her's as well. Just want to make that clear. Either we ALL get to show up, or no one is allowed to show up.

Della "practicing her deathly stare" Lau

At 10:46 AM 6/8/2018, you wrote:

[Quoted text hidden]



Fri, Jun 8, 2018 at 4:12 PM

Della Lau <DellaLau@launet.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>

Hi John,

Not sure if it was clear, but your email to Jeff referred to no one being present at PETER's deposition (vs. Debby's deposition). Did you mean [Peter's deposition = Peter taking the deposition]? I guess it sounded like no one would be allowed when THEY took Peter's deposition. I could be reading it wrong, but just wanted to clarify.

Thanks!

E-MAIL 1054

Della :-)

[Quoted text hidden]



Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>

To: Della Lau <DellaLau@launet.com>

Cc: shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>

Fri, Jun 8, 2018 at 5:36 PM

Hi Della – I was referring to Debby's deposition, but now I see what you mean. It didn't occur to me that she would drag along someone to give her moral support. You're right – if you guys can't be there, then no one from her side can either. I should note that this would be within my control to some degree, because I could say I'm not proceeding with the deposition with X person present. But that could turn into a mess, with Jeff threatening to walk out. Better to clear it up in advance. I will raise this when Jeff responds to my email.

Thank you!

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Friday, June 08, 2018 4:12 PM
To: John Minton
Cc: shan-Yuan Ho; peter Ho
Subject: RE: Debby's depo

Hi John,

Not sure if it was clear, but your email to Jeff referred to no one being present at PETER's deposition (vs. Debby's deposition). Did you mean [Peter's deposition = Peter taking the deposition]? I guess it sounded like no one would be allowed when THEY took Peter's deposition. I could be reading it wrong, but just wanted to clarify.

E-MAIL 1055

7/28/2020

Gmail - RE: Debby's depo

Thanks!

Della :-)

At 02:13 PM 6/8/2018, John Minton wrote:

[Quoted text hidden]



Virus-free. www.avast.com



Peter Ho <peter.ho@gmail.com>

FW: Ho v. Chang: Debby Chang Deposition

5 messages

John Minton <jminton@ayhmh.com>

Thu, May 31, 2018 at 5:25 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

More ridiculousness...

John D. Minton350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com**650.212.5900**
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]**Sent:** Thursday, May 31, 2018 5:20 PM**To:** John Minton**Subject:** Ho v. Chang: Debby Chang Deposition

Hello John:

As we previously advised, our client Debby Chang is unavailable for deposition on June 6, 2018. We propose an alternative date of July 18, 2018, from 10 am – 2 pm.

Ms. Chang's primary language is Mandarin, and she will be utilizing an interpreter.

In addition, due to her significant health concerns, her physician recommends that she be deposed no longer than 3-4 hours, and that she be allowed to take frequent breaks. Per your request, please see attached letters from her treating physician, Adam Cheng M.D.

Our client also requests that Peter Chang not to be present at the deposition, as his presence will cause her increased anxiety and distress.

E-MAIL 1057

Please confirm whether July 18th works for you and your office.

Thank you,

Jeffrey R. Loew

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

 **Chang- Letters from Adam Cheng MD.pdf**
34K

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Thu, May 31, 2018 at 8:07 PM

E-MAIL 1058

Hi John,

They are relentless in their ridiculousness. Who is Peter Chang? Peter Ho will be present at the deposition, but I think we can agree to their request that Peter Chang will not, unless our interpreter is named Peter Chang.

Question 1: If Della and I show up at Debby's deposition, can Debby request us to leave and must we comply?

Question 2: In addition to our interpreter, can I be the second interpreter in the deposition room? I am actually somewhat competent translating Debby's Chinese hillbilly language, since I am used to it.

Question 3: If you believe all these charades will make Debby look worse, then why is Jeff allowing it? Does Jeff have something up his sleeve? In your opinion, is Jeff accommodating Debby or is Jeff part of this charade? I am confused and worried about opposing counsel.

Debby's physician is very young and only talks about her depression. It is blatantly obvious that a liar/thief/manipulator who got caught and asked to explain themselves will experience some degree of anxiety and depression. Do the notes of Adam Cheng, M.D. carry much weight?

Thanks,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Fri, Jun 1, 2018 at 10:27 AM

Hi Shan-Yuan –

Peter Chang should be Peter Ho. Jeff misspoke.

Re question 1, only "parties" to a case have an absolute right to attend a deposition. Only Peter is a "party" for our side. You and Della are trust beneficiaries. It is not uncommon for trust beneficiaries to show up to a deposition. Usually there is no issue. Given what we're seeing now though, I'm guessing that if you or Della showed up, Jeff and Debby would just leave, forcing us to file a motion to proceed with the deposition with you present. The outcome of that is uncertain, but I suspect Judge Miram would not rule in our favor. He would reason that the potential for causing anxiety to the deponent outweighs your interest as a trust beneficiary in tracking the litigation in real time. The judge would reason that you have a trust representative present already (Peter) and can read the transcript later. We can also videotape the deposition.

Re question 2, we won't get around the issue above by calling you an interpreter. It is also better to have a professional interpreter in case there is a shenanigan with Debby's interpreter giving an answer different than what Debby actually said. We will need this in case we have to raise an issue with the court.

Re question 3, Jeff is narrowly focused on "getting through" the deposition. He knows he has a terrible client who is likely to say anything at any time. Jeff is probably not really internalizing the overall context of how this approach will undermine Debby's credibility.

I'm not sure what you're asking about whether Dr. Cheng's notes carry much weight. They will be enough to give Debby the restrictions she's asking for on the deposition.

E-MAIL 1059

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Fri, Jun 1, 2018 at 8:45 PM

Hi John,

Thank you for your clear answers and explanations, Understood.

There is one important fact that I forgot to mention concerning Debby's need for an interpreter at her deposition. In 2003, Debby had to testify in court in front of a judge for her car jacking episode (the kid was caught). She had no need for and did not have an interpreter for that court case in 2003.

A side note: Debby has lived in the USA and has spoken English longer than any of us have, including you, Dan, and Jeff.

best,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Sat, Jun 2, 2018 at 8:53 PM

Thank you, Shan Yuan. All of this will be helpful for undermining Debby's credibility on this issue. Nice work. It would help me - and save money - if you could include all of these issues in the relevant section of the deposition outline/list of questions that I have fantasized about you providing me a few weeks prior to Debby's deposition. :-)

Best,

John

Sent from my iPad

[Quoted text hidden]

E-MAIL 1060

[Quoted text hidden]

<image003.png>

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

300 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image002.png
25K

ANDERSON YAZDI
HWANG MINTON + HORN

300 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image002.png
25K

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

image003.png
8K



SAN CARLOS FAMLYMED
301 Industrial Road
San Carlos CA 94070
Phone: 650-596-4000
Fax: 650-551-7043

Debby Chang
1319 Brewster Court
El Cerrito CA 94530

May 17, 2018

To whom it may concern:

Debby Chang is under my care as I am her primary care physician. Over the last year, she's presented to the geriatrician Dr. Peter Cheng and to me regarding her mood.

I do believe that she's developed moderate to severe depression due to the death of her long term partner and the ensuing events. She has developed anhedonia, feeling of depression, decreased appetite, difficulty concentrating, feelings of anxiety. These symptoms have produced significant dysfunction in her every day life. She continues to follow with me for her depression and other healthcare.

Due to the above symptoms, along with her general medical health, I recommend that the maximum amount of time she is required to attend a deposition is 3 hours per day.

Adam Cheng, MD
Family Medicine
PAMF San Carlos

E-MAIL 1062



Sutter Health
Palo Alto Medical Foundation
We Plus You

SAN CARLOS FAMLYMED
301 Industrial Road
San Carlos CA 94070
Phone: 650-596-4000
Fax: 650-551-7043

Debby Chang
1319 Brewster Court
El Cerrito CA 94530

May 29, 2018

To whom it may concern:

Due to ongoing leg numbness that is exacerbated by prolonged sitting, please provide accommodation of break time to Debby Chang if she cannot tolerate her sitting position due to pain.

I understand this is an additional accommodation so I appreciate your understanding and kindness in this matter.

Adam Cheng, MD
Family Medicine
PAMF San Carlos

Adam Cheng, M.D.
301 Industrial Road
San Carlos, CA 94070
(650) 596-4000



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com> Thu, May 31, 2018 at 3:03 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Afternoon:

Attached please find a file-endorsed copy of the Notice of Entry of Order Granting Motion to Compel Production of Documents, etc., which was filed with the Court today.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

 **Ho_ Notice of Entry of Order Granting Motion to Compel Production of Documents and Responses to Spe.PDF**
219K

E-MAIL 1064



Peter Ho <peter.ho@gmail.com>

FW: Ho v. Chang- discovery

1 message

John Minton <jminton@ayhmh.com>

Mon, Jun 4, 2018 at 5:50 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear all –

Please see the attached. I have a project for you. Do any of you wish to take a stab at providing the text of a response, based on how they responded to our first discovery meet and confer letter? Note that we will need to be careful as we proceed, because we do not want them to file a motion to compel (you have now seen how the court deals with these kinds of motions, and we may need the judge on “our side” for a future motion of some kind). But I think we can safely give them a taste of their own medicine in terms of looking and sounding responsive but at the same time drawing things out.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Monday, June 04, 2018 11:14 AM
To: Daniel E. Lassen
Cc: John Minton; Jeff Loew
Subject: Ho v. Chang- discovery

Hello Daniel:

Please find attached correspondence concerning the Chang v. Ho matter. We look forward to hearing from you shortly.

E-MAIL 1065<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1602391715885924977&simpl=msg-f%3A160239171...> 1/2

Please let us know if you have any questions or concerns.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

 **Chang v Ho- Letter to Lassen re Discovery- 6-4-18.pdf**
166K

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

June 4, 2018

Via Email & U.S. Mail

Daniel E. Lassen, Esq.
Anderson Yazdi Hwang Minton & Horn
350 Primrose Road
Burlingame, CA 94010

Re: Ho v. Chang, *San Mateo County Superior Court Case No. 17PRO00973*

Dear Daniel:

We have received the discovery responses dated April 25, 2018, prepared by you on behalf of your client, Petitioner Peter Ho (“Petitioner”). We are also in receipt of the documents produced on May 24, 2018, in response to Respondent Debby Chang’s First Request for Production of Documents (“Document Requests”).

We are contacting you to further discuss the following deficiencies in your client’s written responses and document production. Please provide a written response to the concerns raised below, which directly pertain to the allegations made against Debby Chang in the First Amended Petition.

Our client’s deadline to file a motion to compel is on or before June 9, 2018. Please confirm by Wednesday, June 7, 2018 that you will agree to extend our deadline to file such a motion to June 29, 2018.

A. Form Interrogatories

Form Interrogatory No. 12.4 requests copies of any photographs or videotapes pertaining the incident.” Your client asserts he is possession of videotapes recorded from February through August 2017. Please confirm your client will produce a copy of these videotapes referenced in his response to Form Interrogatory No. 12.4 by June 22, 2018.

B. Special Interrogatories.

Special Interrogatory No. 4 requests that your client describe all financial accounts in Decedent’s name (in either his personal capacity or as trustee) from January 1, 2005 through September 5, 2017. You client asserts he is “gathering information about these accounts and will supplement his responses once his analysis is complete.” Please confirm your client will supplement his response to Special Interrogatory No. 4 by June 22, 2018.

C Requests for Production of Documents

Request for Production No. 1 requests documents concerning any financial accounts in Decedent's name (either in his personal capacity or trustee.) including but not limited to beneficiary designation forms, account statements, checks registers, canceled checks, and deposit slips from January 1, 2005 through September 5, 2017. Please confirm your client will produce documents in response to Request No.1 by June 22, 2018.

Request for Production Nos, 5, 6 and 7 request documents concerning any money/loan/gift paid by Decedent to Debby Chang including but not limited to account statements, check registers and canceled checks, from January 1, 2005 through September 5, 2017. Please confirm your client will produce documents in response to Request Nos. 5, 6, and 7 by June 22, 2018.

Request for Production No. 8 requests all documents concerning Decedent's medical care from January 1, 2005 through September 5, 2017. Please confirm your client will produce documents in response to Request No. 8 by June 22, 2018.

Request for Production No. 9 requests all documents concerning Decedent's tax returns from January 1, 2005 through September 5, 2017. Please confirm your client will produce documents in response to Request No. 9 by June 22, 2018.

Request for Production No. 10 requests all documents concerning Decedent's estate planning documents, including but not limited to wills, trusts, power of attorney, advanced health care directive, and beneficiary designations forms. Please confirm your client will produce documents in response to Request No. 10 by June 22, 2018.

Request for Production No. 11 requests all documents concerning Decedent's life insurance policies, including but not limited to account statements, policies, and beneficiary designation forms. Please confirm your client will produce documents in response to Request No. 11 by June 22, 2018.

Please also confirm your client agrees to provide documents by June 22, 2018 to the revised Request for Production Nos. 21, 22, 24, 25, 27, enclosed in our letter dated May 18, 2018.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

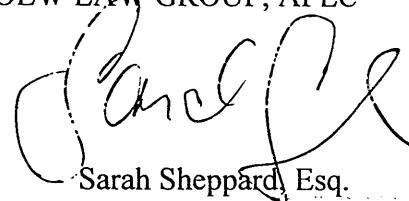
1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

Once we obtain the documents you have agreed to produce, we will review them and determine whether there is a need to further meet and confer. It remains our hope to avoid filing a motion to compel and further litigation concerning discovery issues.

Please let me know when you would like to schedule a time to further discuss these issues.

Sincerely,

LOEW LAW GROUP, APLC



A handwritten signature in black ink, appearing to read "Sarah Sheppard".

Sarah Sheppard, Esq.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

6 messages

Carol Loza <cloza@ayhmh.com>

Mon, Jun 4, 2018 at 3:09 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find draft copies of the subpoenas we have prepared at your request. Please review them and then provide us with your comments.

Thank you ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

16 attachments

Ho - Draft Subpoena to VALIC Financial Advisors, Inc..PDF
430K

Ho - Draft Subpoena to Wells Fargo Bank.PDF

E-MAIL 1070

421K

-  **Ho - Draft Subpoena to Union Bank.PDF**
418K
-  **Ho - Draft Subpoena to The Vanguard Group, Inc..PDF**
430K
-  **Ho - Draft Subpoena to Sufen Tammy Yu.PDF**
302K
-  **Ho - Draft Subpoena to Sterling Bank & Trust.PDF**
313K
-  **Ho - Draft Subpoena to Quicken Loans.PDF**
414K
-  **Ho - Draft Subpoena to Margot Mackerrow.PDF**
401K
-  **Ho - Draft Subpoena to J.P. Morgan Chase - 2.PDF**
314K
-  **Ho - Draft Subpoena to J.P. Morgan Chase - 1.PDF**
416K
-  **Ho - Draft Subpoena to Citibank.PDF**
314K
-  **Ho - Draft Subpoena to Charles Schwab.PDF**
430K
-  **Ho - Draft Subpoena to Cathay Bank.PDF**
419K
-  **Ho - Draft Subpoena to Capital One Bank.PDF**
420K
-  **Ho - Draft Subpoena to Bank of America.PDF**
309K
-  **Ho - Draft Subpoena to American Express.PDF**
416K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Jun 4, 2018 at 5:05 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Carol,

The documents requested from Margot Mackerrow are fewer than those requested from Sufen Tammy Yu--shouldn't the description of documents requested be the same for both these tax preparers?

Also, can the two Chase subpoenas (one for bank and credit card accounts; the other for the HELOC) be combined into one? Both subpoenas are being sent to the same Chase address.

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Tue, Jun 5, 2018 at 9:19 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

E-MAIL 1071

Hi Peter:

I'll revise Attachment 3 of the Mackerrow subpoena to mirror that of Sufen Tammy Yu.

I separated the requests regarding the Chase subpoena because the banks often will ask you to do that ... and I was trying to avoid a delay in the document production. If you'd prefer everything included in one subpoena, I am happy to do that for you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Jun 5, 2018 at 11:29 AM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Hi Carol,

Thanks for revising the Mackerrow subpoena.

We didn't know that banks often ask for separate subpoenas for their different departments, so let's keep the two Chase subpoenas separate. Thank you for sharing your experience with this.

Please send out the following four subpoenas ASAP:

- 1- Cathay Bank
- 2- Chase Bank (checking/savings/credit card subpoena)
- 3- Sufen Tammy Yu

E-MAIL 1072

4- Margot Mackerrow

Please hold the remaining subpoenas--we will eventually send them out (in about 45 days), but just not now.

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Tue, Jun 5, 2018 at 11:51 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Peter:

I'll take care of sending out today the four subpoenas, as requested. The others will remain on hold until we hear further from you.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Tue, Jun 5, 2018 at 3:08 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the four subpoenas that will go out today, along with the "Subpoena Status" document which will be updated as necessary.

[Quoted text hidden]

5 attachments

Ho_ 6-5-18 Subpoena Status.DOCX
12K

Ho_ Subpoena for Records with Notice to Consumer Re Sufen Tammy Yu.PDF
305K

Ho_ Subpoena for Records with Notice to Consumer Re Margot E. Mackerrow.PDF
309K

Ho_ Subpoena for Records with Notice to Consumer Re J.P. Morgan Chase Bank (checking, savings, and .PDF
317K

Ho_ Subpoena for Records with Notice to Consumer Re Cathay Bank.PDF
320K

E-MAIL 1073



Peter Ho <peter.ho@gmail.com>

FW: Ho v. Chang- discovery [IWOV-WorkSite.FID72092]

1 message

John Minton <jminton@ayhmh.com>

Tue, Jun 5, 2018 at 11:25 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

FYI

From: Daniel E. Lassen
Sent: Tuesday, June 05, 2018 11:12 AM
To: Sarah Sheppard
Cc: John Minton; Jeff Loew
Subject: RE: Ho v. Chang- discovery [IWOV-WorkSite.FID72092]

Sarah:

We agree to extend your deadline to move to compel to June 29, 2018. We will provide a response to the balance of your letter as soon as we can.

Sincerely,

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1074

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Monday, June 04, 2018 11:15 AM
To: Daniel E. Lassen
Cc: John Minton; Jeff Loew
Subject: Ho v. Chang- discovery

Hello Daniel:

Please find attached correspondence concerning the Chang v. Ho matter. We look forward to hearing from you shortly.

Please let us know if you have any questions or concerns.

Thank you,

Sarah

Sarah B. Sheppard, Esq.



1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

E-MAIL 1075

E-MAIL 1076

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1602458096320488712&simpl=msg-f%3A16024580...> 3/3



Peter Ho <peter.ho@gmail.com>

Interpreter and the Devil's deposition

2 messages

Della Lau <DellaLau@launet.com>
 To: john Minton <jminton@ayhmh.com>
 Cc: shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>

Wed, Jun 6, 2018 at 11:38 AM

Hi John,

Jeff's email's regarding the Devil's deposition brought up some questions for me that I asked Steve for clarification.

1. With Jeff making it a big fuss that Peter cannot be at her deposition, I wanted it to be clear, that we refuse to allow the Devil to have her daughters or anyone else that she chooses to be present as her support animal during the deposition.

However, per Steve, here are some rules regarding who can appear at a deposition. It looks like there is no rule as to whether non-parties can or can not be present. The issue would be up to negotiation between the attorneys and if they cannot agree, then a motion would be brought before the court. Therefore, I think the position should be that if they want to bring someone (Sophie, Reinhart, etc.), then my sister and I should be allowed to attend as well. In other words, either both sides can bring 3rd parties to the deposition, or neither side should be able to bring 3rd parties.

2. Jeff implied with his email that the interpreter AND the Devil were originally ONLY available on July 18. It made it look like there was only ONE interpreter for the court?

Per Steve, there are no rules regarding interpreters at deposition. The only requirement is that the interpreter must be court certified. So the Devil can't just bring Sophie to be her interpreter because she is not court certified. There is no rule as to who provides the interpreter or who pays for it. However, it is accepted practice that the deposing party (party taking the deposition) obtains and pays for the interpreter. So if they insist on using their own court certified interpreter AND we are OK with it, then we should insist that they pay for the interpreter.

However, here is the contact info on an interpreter Steve usually uses if we want to choose our own:

Kasie Cheung
 Certified Mandarin & Cantonese Interpreter
kasiecheung@sbcglobal.net
 650-400-4520 cell
 650-321-1909 office

Not sure if we need a phone call or if email will suffice on how to proceed. Also, not sure if we should all just show up on deposition day and let the chips fall where they may, or if we should communicate with the enemy first. I am not appreciating how dirty and unreasonable Jeff plays-- the lack of "fairness" makes me want to rattle his client with my deathly stare.

Thanks,
 Della

E-MAIL 1077

Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>
 To: Della Lau <DellaLau@launet.com>
 Cc: shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>

Wed, Jun 6, 2018 at 5:11 PM

Hi Della –

All good questions/comments. See below for my thoughts.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Wednesday, June 06, 2018 11:39 AM
To: John Minton
Cc: shan-Yuan Ho; peter Ho
Subject: Interpreter and the Devil's deposition

Hi John,

Jeff's email's regarding the Devil's deposition brought up some questions for me that I asked Steve for clarification.

1. With Jeff making it a big fuss that Peter cannot be at her deposition, I wanted it to be clear, that we refuse to allow the Devil to have her daughters or anyone else that she chooses to be present as her support animal during the deposition.

[https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A160254956517550491&simpl=msg-f%3A160254956517550491... 2/3](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A160254956517550491&simpl=msg-f%3A160254956517550491)

However, per Steve, here are some rules regarding who can appear at a deposition. It looks like there is no rule as to whether non-parties can or can not be present. The issue would be up to negotiation between the attorneys and if they cannot agree, then a motion would be brought before the court. Therefore, I think the position should be that if they want to bring someone (Sophie, Reinhart, etc.), then my sister and I should be allowed to attend as well. In other words, either both sides can bring 3rd parties to the deposition, or neither side should be able to bring 3rd parties. **AGREE
COMPLETELY AND THIS SUGGESTS THAT WE CLARIFY THIS ON THE FRONT END, WHICH IS A GOOD IDEA. I WILL DO SO.**

2. Jeff implied with his email that the interpreter AND the Devil were originally ONLY available on July 18. It made it look like there was only ONE interpreter for the court?

Per Steve, there are no rules regarding interpreters at deposition. The only requirement is that the interpreter must be court certified. So the Devil can't just bring Sophie to be her interpreter because she is not court certified. There is no rule as to who provides the interpreter or who pays for it. However, it is accepted practice that the deposing party (party taking the deposition) obtains and pays for the interpreter. So if they insist on using their own court certified interpreter AND we are OK with it, then we should **insist** that they pay for the interpreter. **WE'RE ON THE SAME PAGE. I WILL ASK JEFF FOR THE NAME OF HIS INTERPRETER.**

However, here is the contact info on an interpreter Steve usually uses if we want to choose our own:

Kasie Cheung
Certified Mandarin & Cantonese Interpreter
kasiecheung@sbcglobal.net
650-400-4520 cell
650-321-1909 office

THANKS – WE SHOULD ABSOLUTELY HAVE OUR OWN INTERPRETER. I THINK WE SHOULD ALSO VIDEOTAPE THE DEPOSITION. IT WOULD BE HELPFUL IF THERE ARE TRANSLATION SHENANIGANS, AND ALSO MIGHT RATTLE DEBBY TO HAVE A CAMERA TRAINED ON HER.

Not sure if we need a phone call or if email will suffice on how to proceed. Also, not sure if we should all just show up on deposition day and let the chips fall where they may, or if we should communicate with the enemy first. I am not appreciating how dirty and unreasonable Jeff plays--the lack of "fairness" makes me want to rattle his client with my deathly stare. **LOVE IT DELLA. I UNDERSTAND THE INSTINCT TO WING IT ON SOME OF THIS STUFF, BUT IT IS SO EASY FOR THEM TO JUST WALK OUT. THAT WOULD REALLY BE A DISASTER, GIVEN THE COST AND DELAY. IF THEY DO THAT, IT WOULD BE A RISKY AND DANGEROUS MOVE FOR THEM, ASSUMING WE ARE OPERATING FAIRLY. ("FAIRLY" IN THE LATER EYES OF A JUDGE.) WE DO NOT WANT TO GIVE THEM A BASIS TO SAY THAT WE AMBUSHED THEM. FOR THESE REASONS, I THINK WE SHOULD TRY TO GET CLARITY ON THE GROUND RULES AS MUCH AS POSSIBLE BEFOREHAND.**

Thanks,
Della



Virus-free. www.avast.com



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com> Fri, Jun 8, 2018 at 3:41 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of our Re-Notice of Taking Deposition of Respondent Debby Chang.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Re-Notice of Taking Deposition of Debby Chang (2).PDF
115K

E-MAIL 1080

1 ANDERSON YAZDI HWANG MINTON + HORN LLP
2 John D. Minton (Bar No. 223823)
3 Daniel E. Lassen (Bar No. 271446)
350 Primrose Road
3 Burlingame, California 94010
3 Telephone: (650) 212-5900
4 Facsimile: (650) 212-5999

5 Attorneys for Petitioner and Trustee
Peter C. Ho

6

7

8 SUPERIOR COURT OF CALIFORNIA
9 COUNTY OF SAN MATEO

10

11 In Re the Matter of

No. 17-PRO-00973

12 TRUST A UNDER THE JAMES F. HO
13 AND GRACE C. HO DECLARATION
13 OF TRUST DATED SEPTEMBER 11,
14 1992, as amended

15

16 RE-NOTICE OF TAKING DEPOSITION OF
17 RESPONDENT DEBBY CHANG

18 PETER C. HO, TRUSTEE OF TRUST A
19 OF THE JAMES F. HO AND GRACE C.
20 HO DECLARATION OF TRUST DATED
21 SEPTEMBER 11, 1992,

Petitioner,

vs.

DEBBY CHANG, and DOES 1 through
20, inclusive,

Respondents.

1 TO: ALL PARTIES HEREIN AND TO THEIR COUNSEL OF RECORD
2 PLEASE TAKE NOTICE that on July 12, 2018, commencing at 9:30 a.m., counsel for
3 Petitioner and Trustee, Peter C. Ho, will take the oral deposition of Respondent Debby Chang, at
4 the offices of Anderson Yazdi Hwang Minton + Horn LLP, located at 350 Primrose Road,
5 Burlingame, California 94010.

6 PLEASE TAKE FURTHER NOTICE that the deposition of Respondent Debby Chang
7 will resume on July 18, 2018, at 9:30 a.m., at the offices of Anderson Yazdi Hwang Minton +
8 Horn LLP, located at 350 Primrose Road, Burlingame, California 94010.

9 The deposition will be taken by a certified shorthand reporter duly authorized to
10 administer the oath required by law, and will continue from day to day, excluding Sundays and
11 holidays, until completed. The deposition may also be recorded by videotape or live feed.

12 Dated: June 8, 2018

ANDERSON YAZDI HWANG MINTON + HORN LLP

13
14 By: _____
15 John D. Minton
16 Attorneys for Petitioner and Trustee Peter C. Ho

17 51476-00001\WorkSite\9272297.1
18
19
20
21
22
23
24
25
26
27
28

PROOF OF SERVICE

I am employed by the law firm of Anderson Yazdi Hwang Minton + Horn LLP in the County of San Mateo, California. I am over the age of eighteen (18) years and not a party to the within action. My business address is 350 Primrose Road, Burlingame, California 94010.

I certify that the original papers filed with the Court and all copies of papers, documents, and exhibits, whether filed with the Court or served on other parties, are prepared on recycled paper.

On the date set forth below, I served the attached:

- RE-NOTICE OF TAKING DEPOSITION OF RESPONDENT DEBBY CHANG

on the parties in this action, by placing a true copy thereof in a sealed envelope addressed as follows:

**Shan-Yuan Ho
5607 Clay Avenue
Austin, TX 78756**

Della N. Lau
35108 King Court
Fremont, CA 94536

**Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402**

By placing in office mail. I enclosed the documents in a sealed envelope or package addressed to the persons at the addresses listed above and placed the envelope for collection and mailing, following our ordinary business practices. I am readily familiar with this business's practice for collecting and processing correspondence for mailing. On the same day that correspondence is placed for collection and mailing, it is deposited in the ordinary course of business with the United States Postal Service, in a sealed envelope with postage fully prepaid. I am a resident or employed in the county where the mailing occurred. The envelope or package was placed in the mail at Burlingame, California.

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

Dated: June 8, 2018

Carol Loza

Carol Loza



Peter Ho <peter.ho@gmail.com>

Letter to S. Sheppard

17 messages

John Minton <jminton@ayhmh.com>

Mon, Jun 11, 2018 at 3:25 PM

To: shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

How is your draft letter coming along?

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1084

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1603016786311185052&simpl=msg-f%3A1603016...> 1/10

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Wed, Jun 13, 2018 at 6:44 PM

Dear Sarah,

Please be advised we are in receipt of your letter dated June 4, 2018 concerning our client's discovery responses. Our client has produced 2,611 pages of financial documents, medical records, checks, and privileged bank documents.

By way of a general update, our client is still in the process of obtaining and reviewing James' additional bank records, and analysis is not yet complete, given the extraordinarily broad time frame and scope of the requests. It will take more time unless these requests are more narrowly tailored. Also, please be more specific on what you are missing from the 2,611 document production delivered to your office on May 24, 2018.

As discovery is on-going, we are happy to further meet and confer and supplement our production as needed.

Sincerely,
 Lassen

To John: In response to Sarah's letter is seeking a response to 3 parts:

A. Form Interrogatories. No. 12.4: Do YOU OR ANYONE ACTING ON YOUR BEHALF know of any photographs, films, or videotapes depicting any place, object, or individual concerning the INCIDENT or plaintiffs injuries? If so, state: ...
 Our original answer: "Yes, as to videotapes, but not photographs or films. Copies of said videotapes - each of which were recorded between February and August 2017 - will be made available for inspection and copying at a mutually agreeable time and place."

To John: do we need to respond or should we give some excuse for a delay (until after you have deposed Debby on the tapes).

B. Special Interrogatories. No. 4: Describe in detail ALL financial account(s) in DECEDENT'S name (in either his personal capacity or as trustee), from January 1, 2005 through September 5, 2017.

Our original answer: "Responding Party does not have sufficient information to respond to this request because James Ho never told him of all of his accounts. Responding Party is gathering information about the accounts he has and will supplement this response once his analysis is complete."

Response in the letter above.

C. Requests for Production of Documents. If Sarah had examined the 2611 pages of production we gave them, she would have noticed we actually did provide beneficiary forms, medical records, and checks. Sarah needs to tell us what she is specifically missing instead of the general statement, "Please confirm your client will produce documents in response to Request [xxx] by June 22, 2018"

Question: Does it hurt us in any way if Sarah actually files a Motion to Compel (which would buy us a month of time, and cost them money), but we produce the documents right before the motion hearing to cancel it (similar to what Debby did with the small claims on the laptop)?

best,
 -SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Jun 14, 2018 at 4:47 PM

E-MAIL 1086

7/29/2020

Gmail - Letter to S. Sheppard

Cc: peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thank you, Shan-Yuan, this is a good start. I need to run out but will answer your questions tomorrow. Meanwhile, it would be very helpful if we could make a further document production in the next few weeks. Are there things we can produce but hold back the most critical stuff?

Re motion to compel, if they have one pending, it puts them in a better position to just say "we'll produce Debby for her depo after the court decides our motion." We do not want one to be pending.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com> Fri, Jun 15, 2018 at 4:31 PM
To: Shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Below is what I suggest for our reply letter. I would like to mail this response next Friday. This is about as far as we can push it and avoid a motion. As I said previously, we do not want them filing a motion.

One question: Of the limited videotapes available, are there any that help Debby from a deposition prep standpoint? If so, please help me understand how.

Thanks,

John

--

E-MAIL 1087

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1603016786311185052&simpl=msg-f%3A1603016...> 4/10

Dear Sarah:

This responds to your letter of June 4, 2018.

Regarding the Response to Form Interrogatory No. 12.4, yes, a copy of the videotapes will be produced. They are being formatted for production and we expect to send shortly.

Regarding the Response to Special Interrogatory No. 4, Responding Party will supplement within the next week his response with the information that he has gathered to date.

Regarding documents, Responding Party produced 2,611 pages. He did so in response to all of the requests to which your letter refers. However, his review continues and he expects to make a further production in the near future. If there are particular documents that you believe should have been produced that you are certain were not, please let us know and we will endeavor to make the production of any such documents a priority.

Very truly yours,

Daniel E. Lassen

John Minton <jminton@ayhmh.com>

Wed, Jun 20, 2018 at 11:00 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

We need to send some form of this out on Friday. Can I have your thoughts?

Thanks,

John

John D. Minton

E-MAIL 1088



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Wed, Jun 20, 2018 at 11:14 AM

Hi John,

Are you available for a conference call to discuss? When is everyone available?

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Wed, Jun 20, 2018 at 11:24 AM

Friday morning would be best for me.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1089

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Wednesday, June 20, 2018 11:14 AM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Letter to S. Sheppard

Hi John,

[Quoted text hidden]
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Wed, Jun 20, 2018 at 12:42 PM

I will be available Friday morning. I will let me sisters respond as to what time they are available.
[Quoted text hidden]

2 attachments

ANDERSON YAZDI

HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI

HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Thu, Jun 21, 2018 at 8:10 AM

9:00 a.m.?

[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

[Quoted text hidden]

Della Lau <DellaLau@launet.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "John D. Minton" <jminton@ayhmh.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Jun 21, 2018 at 8:27 AM

Hello everyone,

Friday morning works for me as well. Thanks!

Della

E-MAIL 1090

At 12:42 PM 6/20/2018, Peter C. Ho wrote:

I will be available Friday morning.Â I will let me sisters respond as to what time they are available.

On Wed, Jun 20, 2018 at 11:24 AM John Minton <jminton@ayhmh.com> wrote:

Friday morning would be best for me.

Â

John D. Minton

cid:1DB7BAAB-981B-4350-89C5-1179B2F4214D@hsd1.ca.comcast.net

Â

CONFIDENTIALITY NOTICE:Â This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information.Â Any unauthorized review, use, disclosure or distribution is prohibited.Â If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Â

From: Peter C. Ho [<mailto:peter.ho@alumni.stanford.edu>]

Sent: Wednesday, June 20, 2018 11:14 AM

To: John Minton

Cc: Shan-Yuan Ho (å¤§å§); Della N. Lau

Subject: Re: Letter to S. Sheppard

Â

Hi John,

Â

Are you available for a conference call to discuss?Â When is everyone available?

Â

Thanks,

Peter

Â

On Wed, Jun 20, 2018 at 11:00 AM John Minton <jminton@ayhmh.com> wrote:

Dear all ->

Â

We need to send some form of this out on Friday.Â Can I have your thoughts?

Â

Thanks,

Â

E-MAIL 1091

John

Â

John D. Minton

Â

CONFIDENTIALITY NOTICE:Â This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information.Â Any unauthorized review, use, disclosure or distribution is prohibited.Â If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Â

From: John Minton
Sent: Friday, June 15, 2018 4:32 PM
To: 'Shan-Yuan Ho'; peter Ho; Della Lau
Subject: Letter to S. Sheppard

Â

Dear all –

Â

Below is what I suggest for our reply letter.Â I would like to mail this response next Friday.Â This is about as far as we can push it and avoid a motion.Â As I said previously, we do not want them filing a motion.

Â

One question:Â Of the limited videotapes available, are there any that help Debby from a deposition prep standpoint?Â If so, please help me understand how.

Â

Thanks,

Â

John

Â

--

Â

Dear Sarah:

Â

This responds to your letter of June 4, 2018.Â

Regarding the Response to Form Interrogatory No. 12.4, yes, a copy of the videotapes will be produced.Â They are being formatted for production and we expect to send shortly.

Â

Regarding the Response to Special Interrogatory No. 4, Responding Party will supplement within the next week his response with the information that he has gathered to date.

Â

E-MAIL 1092

Regarding documents, Responding Party produced 2,611 pages. He did so in response to all of the requests to which your letter refers. However, his review continues and he expects to make a further production in the near future. If there are particular documents that you believe should have been produced that you are certain were not, please let us know and we will endeavor to make the production of any such documents a priority.

Â

Very truly yours,

Â

Â

Daniel E. Lassen

Â

Content-Type: image/png; name="image001.png"
Content-Disposition: inline; filename="image001.png"
Content-ID: <1641eb77f9c4cff311>
X-Attachment-Id: 1641eb77f9c4cff311

Content-Type: image/png; name="image001.png"
Content-Disposition: inline; filename="image001.png"
Content-ID: <>
X-Attachment-Id:



Virus-free. www.avast.com

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Jun 21, 2018 at 2:03 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

I'll dial in at 9am.

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>

Fri, Jun 22, 2018 at 8:57 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Running a few minutes behind...

Sent from my iPhone

[Quoted text hidden]

E-MAIL 1093



Peter Ho <peter.ho@gmail.com>

Debby's Deposition

1 message

John Minton <jminton@ayhmh.com>
To: Jeff Loew <jloew@loewlawgroup.com>

Tue, Jun 12, 2018 at 12:34 PM

Jeff –

This confirms our agreement that the attendees of Debby's and Peter's depositions will be limited to the following:

1. Debby
2. Peter
3. Me
4. You
5. Possibly Dan Lassen
6. Possibly Sarah Sheppard
7. The court reporter
8. The videographer
9. An interpreter retained by Debby (for Debby's deposition)
10. An interpreter retained by Peter (for Debby's deposition)

Please let me know if this is inaccurate.

Thank you,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 1094

7/29/2020

Gmail - Debby's Deposition

are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1095

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1603096594020543639&simpl=msg-f%3A16030965...> 2/2



Peter Ho <peter.ho@gmail.com>

Privileged & Confidential: Kivu/Ho Update

2 messages

Jody Forness <jforness@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Tue, Jun 12, 2018 at 10:31 AM

Hi Peter,

Thanks for reaching out! I was literally just about to contact you. We have completed our review of the laptop. Are you available for an update call today at 3pm PST to discuss relevant findings?

Thanks,

Jody

Jody J. Forness

Associate Director, Cyber Investigations

Kivu Consulting, Inc. – Los Angeles

Orange County, CA

T: (949) 404-3288

E: jforness@kivuconsulting.com

San Francisco - Los Angeles - Denver - New York - Washington, DC - Toronto - Amsterdam

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Jody Forness <jforness@kivuconsulting.com>
Cc: John Minton <jminton@ayhmh.com>, Adam DeMonaco <ademonaco@kivuconsulting.com>

Tue, Jun 12, 2018 at 10:45 AM

Hi Jody,

Yes, please call me at 3pm at 408-838-9116.

Thanks,
Peter

E-MAIL 1096

7/29/2020

Gmail - Privileged & Confidential: Kivu/Ho Update

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

billing issues

36 messages

Peter C. Ho <peter.ho@gmail.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Wed, Jun 13, 2018 at 5:05 PM

Hi Adam,

I received a copy of your invoice (#1269), and I was wondering what these charges are for (there was only a laptop):

- Fixed Fee Mobile/Tablet \$500
- Fixed Fee Removable Media \$250

Also, can you kindly let me know what this charge is for (not listed in the agreement):

- Computer Media 1 x 1TB HDD \$120

There is also a 30 minute phone call with Jody to discuss case details and keywords that I am being charged for. I was not expecting this because I gave the same information to you (twice) via email, and it was not clear I was going to be charged for phone calls to provide the same info.

Finally, it was clear that there would be an initial assessment, estimated between 2-4 hours, that would result in a file listing report before any additional forensic analysis would be authorized. I wanted to know what was currently on the laptop and what we might expect to recover before continuing with a deeper forensic analysis (and spending more money). Did this happen? Why is Phase 2 analysis already up to 7 hours?

Thanks,
Peter

Peter C. Ho <peter.ho@gmail.com>
To: "John D. Minton" <jminton@ayhmh.com>

Wed, Jun 13, 2018 at 6:39 PM

FYI.

I'll keep you posted.
[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Wed, Jun 13, 2018 at 9:37 PM

Peter,

You are correct, the charges for the additional hard drive and mobile device should not be included in the invoice so I will update the invoice.

The charge for the media is to store the working copy of the image for analysis. This is considered a consumable that Kivu charges for and will credit back on the final invoice should you not require Kivu to store the working copy as part of ongoing litigation support.

E-MAIL 1098

7/29/2020

Gmail - billing issues

It is my understanding that you have been in communication with Jody Forness concerning the particulars of the case as she is the taking the lead on the investigation. It is protocol that the lead have a conversation with the client to clearly understand the objective before moving forward. Email only leads to ambiguity and additional wasted hours if there is miscommunication.

With the unique nature of the case involving the deletion of the user profile and the request to recover data there have been additional work that has been done to be able to provide the file listing. That has been included in Phase 2 of the project. It is my understanding that you have asked Jody to proceed with the analysis thus the additional charges. If that is not the case then please let me know.

If you would like to have a conversation to ensure that we are on the same page, I am available. We can stop all work at this point and provide you the working copy of our analysis to date if you feel we are not meeting your expectations.

Adam

San Francisco – Los Angeles - New York - Washington, DC – Denver – Toronto - Amsterdam

CAPI License # 26798

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

From: Peter C. Ho <peter.ho@gmail.com>

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Thu, Jun 14, 2018 at 12:17 PM

Hi Adam,

Thank you for removing the unrelated charges and updating the invoice.

Thank you also for explaining the media charge for storing the working copy of the image.

In regards to communication with Jody, we had an initial call on 5/23/18 with follow-up email the same day. Since I did not hear anything from Kivu 6/12/18 for almost three weeks, I sent Jody an email asking if she had completed the initial assessment, and she replied that she had completed the review of the laptop. As of today, I have not received a file listing report and could not have requested to recover data without first seeing the report.

I would like to have a file listing report (filenames, browser search history, etc.) with dates that gives me an idea of what can be recovered before actually expending the effort to rebuild files or carve for cached pages. After I see the report, we can decide where to go from there. Jody told me yesterday that Windows 10 was installed/reinstalled in February 2018 and the "Dad" profile was re-created; is it still possible to determine which of my Dad's files were accessed or deleted after 8/22/17? This information is probably the most important for us in terms of the lawsuit.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 1099

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%3...>

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Thu, Jun 14, 2018 at 10:26 PM

Peter,

Our apologies if there was a gap in communications. I was not aware that three weeks had passed since communications.

I have requested that Jody provide the file listing, as I know that she was contemplating providing you forensic tools for your own analysis.

I will follow up tomorrow once I get a response from Jody.

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Jody Forness <jforness@kivuconsulting.com>

Fri, Jun 15, 2018 at 4:59 PM

Hi Peter,

I have asked that Jody produce the file listing report for user generated files with associated metadata. The report can be provided but would not include deleted or overwritten files. To generate that listing, we would have to dig into various artifacts (ie. MRUs, jump lists, IE history). This will be more helpful in terms of answering your questions.

With that said, I suggest we provide a file listing report for what can be identified and we can then discuss next steps in terms of deleted data and estimate the number of hours needed.

Please let us know your thoughts.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: Jody Forness <jforness@kivuconsulting.com>

Fri, Jun 15, 2018 at 5:25 PM

Thanks, Adam. Please send me the file listing report for user generated files with associated metadata. After that, I will have a better sense as to whether or not we'll need a supplemental report on deleted and overwritten files.

Will this listing show which of my Dad's files (files in the Dad profile) were accessed or deleted after 8/22/17?

-Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Jody Forness <jforness@kivuconsulting.com>

Sat, Jun 16, 2018 at 9:37 AM

7/29/2020

Gmail - billing issues

Peter,

Jody is out of the office until Monday but will have that report to you as soon as possible.

Have a good weekend.

Adam

[Quoted text hidden]

E-MAIL 1101

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%3...>

7/29/2020

Gmail - billing issues

Peter C. Ho <peter.ho@gmail.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Wed, Aug 1, 2018 at 6:40 PM

Dear Adam,

After looking through the file listing, the only files I would like to see and am willing to pay for are:

1. Downloads\Offer Pkg.pdf
2. Downloads\McCollum Seller Counter Offers.pdf\
3. Desktop\Debby Chang Personal\invoice_00390- Ho Trust - Chang Oct 2017.pdf
4. Desktop\Debby Chang Personal\invoice_00419- Ho Trust - Chang Nov 2017.pdf

I would like to see which of Dad's files (files in the Dad profile) were accessed or deleted after 8/22/17, but I need an accurate estimate on the number of hours it would take in order to decide if getting this information would be worth it.

As for the billing issues, I thought you were going to send a revised bill for May removing the charges for the Mobile/Tablet and Removable Media that was obviously a mistake. We have not received the revised bill yet.

Also, I saw a copy of the \$9280 (22.5 hours) bill for June. I was shocked at the amount because the estimate to get an initial file listing was for "2-4 hours on top of the imaging," and we had already received a bill for \$4668.59 (7.5 hours) for May. You went well beyond that 2-4 hour estimate and performed a lot of additional work that I never authorized. Attached is our first email thread where I specified on 5/11/18 and 5/15/18 that we needed a file listing report before doing any extensive extraction and analysis work, but you performed many hours of extensive analysis before even providing the file listing report. In fact, I had to contact Jody and ask about the initial file listing on 6/12/18 since I did not hear anything from Kivu for almost three weeks. What is going on here? If I had received the initial file listing when expected and discovered that spending 2x more could still not yield me the information I was looking for, I probably would not have elected to proceed forward. The problem is, I wasn't given any results a priori that would allow me to evaluate the situation. I don't think I should be charged for unauthorized work, and you should provide a refund of the June bill payment.

In the future, please make sure that I am also forwarded a copy of the bills that are sent to the law firm.

Thanks,
Peter

On Fri, Jun 15, 2018 at 5:25 PM Peter C. Ho <peter.ho@gmail.com> wrote:
[Quoted text hidden]

 **Gmail - Potential Matter.pdf**
84K

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Mon, Aug 6, 2018 at 9:35 PM

Peter,

I am just getting back from vacation but I will review and get back to you as soon as possible.

Adam

Adam DeMonaco
Senior Director, Incident Response/Forensics/Cyber Risk Management

[Quoted text hidden]

E-MAIL 1102

[https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%...)

Peter C. Ho <peter.ho@gmail.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Fri, Aug 17, 2018 at 3:28 PM

Dear Adam.

I am still waiting for your response.

Thanks,
Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Sat, Aug 18, 2018 at 8:03 AM

Peter,

I will handle this when I am back in the office on Monday.

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Mon, Aug 20, 2018 at 11:24 AM

Peter,

Sorry for the delays. I have been out of the office and Jody is no longer with Kivu Consulting.

We are pulling the following data and can provide to the SFTP for you to download.

1. Downloads\Offer Pkg.pdf
2. Downloads\McCullum Seller Counter Offers.pdf
3. Desktop\Debby Chang Personal\invoice_00390- Ho Trust - Chang Oct 2017.pdf
4. Desktop\Debby Chang Personal\invoice_00419- Ho Trust - Chang Nov 2017.pdf

As for the request to "see which of Dad's files (files in the Dad profile) were accessed or deleted after 8/22/17, but I need an accurate estimate on the number of hours it would take in order to decide if getting this information would be worth it.", I believe an excel spreadsheet was shared on June 17th that contained a tab "Recently Accessed Files". Please let me know if you did not receive it and we can repost to the SFTP as it is 35mb and too large to send via email.

I will follow up on the billing inquiries separately later this afternoon/evening.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Mon, Aug 20, 2018 at 11:48 AM

Dear Adam,

Before pulling those four files, please let me know how much it will cost to pull them.

We wanted to see if Debby had deleted any of my Dad's files after 8/22/17. I believe the tab "Recently Accessed Files" only lists the files that were accessed but not deleted. You had previously mentioned that providing a list of deleted files

E-MAIL 1103

[https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%...)

7/29/2020

Gmail - billing issues

would require more work, which is why I am asking for an estimate of number of hours before authorizing it.

Thanks,
Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Haydee Durand <hdurand@kivuconsulting.com>

Mon, Aug 20, 2018 at 9:40 PM

Peter,

In reviewing the documents identified below, three may be corrupt (#1,2, 3) but the last is accessible and can be provided if interested.

As for restoring data previously deleted, it looks like Jody exported files so it would be an estimated two hours to normalize and produce the files.

Please let me know.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: Haydee Durand <hdurand@kivuconsulting.com>

Tue, Aug 21, 2018 at 12:30 PM

Dear Adam,

I'm only interested in seeing doc #4 if it doesn't cost much. For example, if you think it will take an hour to produce it, then let's forget it--it's not worth \$400 to me. Please let me know.

Regarding the list of deleted files, I only want the list (and dates)--I do not need to have the files restored. How long will it take to get this list?

Thanks,
Peter

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Haydee Durand <hdurand@kivuconsulting.com>

Wed, Aug 22, 2018 at 12:09 PM

Peter,

Attached are the 4 files that were mentioned. It looks as if only "invoice_00419- Ho Trust – Change Nov 2107.pdf" was able to be opened. I made an attempt to fix/restore other files with no luck. No charges for these files.

We can spend less than an hour to provide the list of deleted files that were recovered and available. We can also just provide you the files that look to have been exported by Jody prior to her departure for no cost as they are already exported.

[Quoted text hidden]

E-MAIL 1104

[https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%...)

 **20180822-Deliverable.zip**
1142K

Peter C. Ho <peter.ho@gmail.com>
To: Adam DeMonaco <ademonaco@kivuconsulting.com>
Cc: Haydee Durand <hdurand@kivuconsulting.com>

Wed, Aug 22, 2018 at 1:11 PM

Dear Adam,

Thank you for the 4 files and attempting to fix/restore them.

To be clear, I would like a list of deleted files since 8/22/17 to show possible destruction of evidence by Debby; the files do not need to be recovered nor available--we just need the file names (and paths) of what she deleted, and when. Please proceed with providing this list.

As for the files that were exported by Jody, I would appreciate if you could provide those to me as well.

Thanks,
Peter

[Quoted text hidden]

Haydee Durand <hdurand@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Adam DeMonaco <ademonaco@kivuconsulting.com>

Fri, Aug 24, 2018 at 5:49 PM

Hi Peter,

I am working on getting you that file listing of deleted files from 8/22/17 and forward.

As for the files that Jody had restored, it appears she already uploaded that deliverable to our SFTP site for you back on 6/12/18. Were you able to access the SFTP site and pull down that deliverable? The file name is "1386-03_HoLaptop_FileRestore.zip".

Can we set-up some time on Monday to talk about that deliverable and the file listing? Let me know what times work best for you.

Thanks,

Haydee

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Haydee Durand <hdurand@kivuconsulting.com>
Cc: Adam DeMonaco <ademonaco@kivuconsulting.com>

Fri, Aug 24, 2018 at 11:04 PM

Hi Haydee,

The files were password protected in the zip file. Do you know what the password is, and could you forward it to me?

Would you mind just asking me any questions you have via email because I am traveling next week. The deliverables should be pretty straightforward, but I would be happy to clarify.

E-MAIL 1105

[https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%...)

7/29/2020

Gmail - billing issues

Thanks,
Peter
[Quoted text hidden]

Haydee Durand <hdurand@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Adam DeMonaco <ademonaco@kivuconsulting.com>

Mon, Aug 27, 2018 at 9:45 AM

Peter,

The password is "2g#\$AESv39", without the quotes. Please let me know if you need further instructions on accessing our SFTP site.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Haydee Durand <hdurand@kivuconsulting.com>
Cc: Adam DeMonaco <ademonaco@kivuconsulting.com>

Tue, Aug 28, 2018 at 1:35 PM

Thanks, Haydee. Unfortunately, all of the files are not read-able (except for that same file Adam extracted for me). Please let me know when you get the list of files that were deleted after 8/22/17.

Adam, we still need to discuss the previous billing inquiries that you said you were going to follow up on.

Thanks,
Peter
[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>, Haydee Durand <hdurand@kivuconsulting.com>

Thu, Aug 30, 2018 at 4:02 PM

Peter,

I am getting one invoice from billing related to the work completed for this matter and will review before sending so we can have a discussion.

Haydee is going to provide you information related to the deleted files.

[Quoted text hidden]

Adam DeMonaco <ademonaco@kivuconsulting.com>
To: "Peter C. Ho" <peter.ho@gmail.com>, Haydee Durand <hdurand@kivuconsulting.com>

Thu, Sep 6, 2018 at 5:55 PM

Peter,

In checking with our accounting department, all invoices have been paid in full at this point.

I have attached a listing of all the combined work for the engagement along with the scope of work and agreement. I am having challenges identifying the work that you may have an issue with.

E-MAIL 1106

[https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%...)

This situation is a bit unusual as we typically work at the direction of counsel who has a working understanding of our methodology and analysis work. Rarely do we get push back concerning the amount of time to provide results.

Please let me know if we can talk about this early next week so we can resolve any issues.

Thanks,

[Quoted text hidden]

2 attachments

 **PeterHoBilledCharges.xlsx**
13K

 **Ho - Kivu Agreement_executed.pdf**
297K

Matthew Gayford <mgayford@kivuconsulting.com>

Fri, Sep 7, 2018 at 11:49 AM

To: "peter.ho@gmail.com" <peter.ho@gmail.com>

Cc: Adam DeMonaco <ademonaco@kivuconsulting.com>, Haydee Durand <hdurand@kivuconsulting.com>

Peter,

Attached, is a listing of files/folders that were deleted after 8/22/17 from the provided Sony Laptop with serial number 27528284-3008799. This list has been filtered to only show user-created files, e.g. word documents, PDFs, photos, etc.

Some of the files that were previously exported, as well as items in the attached list, are not readable. This is because the files that were recovered have for the most part been overwritten with other data. The files that were exported only contain portions of the original data and therefore are not readable by standard desktop tools.

Please let me know if you have any questions about the deletions and we can setup a time to discuss. Thank you.

Matt Gayford

Senior Analyst, Cyber Investigations
Kivu Consulting, Inc. - Denver

3507 Ringsby Court, Suite 106, Denver, CO 80216
W: (720) 409-1857

San Francisco - New York - Washington, D.C. - Detroit - Denver - Amsterdam

<http://kivuconsulting.com/>

[Quoted text hidden]

[Quoted text hidden]

E-MAIL 1107

[https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%...)

 Ho-USN_Deletions.xlsx
29K

Peter C. Ho <peter.ho@gmail.com>

Tue, Sep 11, 2018 at 12:29 PM

To: mgayford@kivuconsulting.com

Cc: Adam DeMonaco <ademonaco@kivuconsulting.com>, Haydee Durand <hdurand@kivuconsulting.com>

Thank you, Matthew.

What does "Archive" mean or refer to under the Event column (column B)?

The listing shows only a few files that were deleted from their original locations (e.g., \Users\dad\Desktop\Debby Chang Personal\loan supporting documents\2015.pdf) and a lot more files that were deleted from the Recycle Bin (including \\$Recycle.Bin\S-1-5-21-4028460077-4108316584-3174147363-1006\\$R3T5Z7S\loan supporting documents\2015.pdf). Can you help explain the difference? (I hope it will also explain why the deletion of "invoice_00419- Ho Trust - Chang Nov 2017.pdf" from its original location isn't shown on the listing--the listing only shows that it was deleted from the recycle bin).

-Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Tue, Sep 11, 2018 at 12:41 PM

To: Adam DeMonaco <ademonaco@kivuconsulting.com>

Cc: Haydee Durand <hdurand@kivuconsulting.com>

Dear Adam,

In a previous email, I requested you send me a copy of all future invoices to AYHMH regarding this matter; I have not received them yet. I already have copies of the 6/12/18 and 7/4/18 invoices; please send me any other invoices before we have our phone discussion, which I hope we can schedule for the end of this week.

As I said in my email to you on 8/1/18 (also attached in this thread), you went well beyond your 2-4 hour estimate and performed a lot of additional work that I never authorized. I don't think I should be charged for unauthorized work, and you should provide a refund of the June bill payment.

Thanks,
Peter

[Quoted text hidden]

Matthew Gayford <mgayford@kivuconsulting.com>

Tue, Sep 11, 2018 at 4:06 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: Adam DeMonaco <ademonaco@kivuconsulting.com>, Haydee Durand <hdurand@kivuconsulting.com>

Peter,

The "Archive" attribute is set by the OS when a file is written to. If a backup application is used, it clears the flag on a full or incremental backup. That flag is present on the items in the recycle bin while the remaining entries were parsed from the file system.

The path data is a result of pairing three different elements from the file system in order to enumerate the full path data. The full path column is presenting the full path of the entry at the last time a change occurred to the data.

[Quoted text hidden]

E-MAIL 1108

[https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ammiai-r-6905180376573446419&simpl=msg-a%...)



Peter Ho <peter.ho@gmail.com>

FW: Kivu Consulting Invoice: Peter Ho

3 messages

John Minton <jminton@ayhmh.com>
 To: peter Ho <peter.ho@alumni.stanford.edu>
 Cc: shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Jun 13, 2018 at 3:30 PM

Hi Peter, FYI. Do you want to pay this directly, or do you want us to pay it and add it to your next bill?

Thanks,

John

John D. Minton



350 Primrose Road
 Burlingame, CA 94010
 www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Adam DeMonaco [mailto:ademonaco@kivuconsulting.com]
Sent: Wednesday, June 13, 2018 2:49 PM
To: John Minton
Cc: Billing
Subject: Kivu Consulting Invoice: Peter Ho

John,

Attached is the May invoice for the ongoing Peter Ho Trust engagement.

Thanks,

Adam

E-MAIL 1109

Adam DeMonaco

Senior Director, Incident Response/Forensics/Cyber Risk Management

Kivu Consulting, Inc.

44 Montgomery Street, Suite 700

San Francisco, CA 94104

Tel US: +1.415.524.7471

E: ademonaco@kivuconsulting.com

Toll Free Incident Response Hotline: 855.548.8767 or incidentresponse@kivuconsulting.com

San Francisco – Los Angeles - New York - Washington, DC – Denver – Toronto - Amsterdam

CAPI License # 26798

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

 [INVOICE_PeterHo_1269.pdf](#)
11K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Jun 13, 2018 at 4:45 PM

To: John Minton <jminton@ayhmh.com>

Cc: shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Hi John,

I will pay it directly after I talk to Adam regarding some of the line items on the bill and our agreement.

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Jun 13, 2018 at 6:13 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

OK. Please bear in mind that I have a working relationship with him on other matters.

Thanks,

E-MAIL 1110

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Invoice #1269

Date: 06/12/2018

Terms: Upon receipt

Project: Anderson Yazdi - Forensic Investigation (1386-03)

To
Peter Ho

From
Kivu Consulting Inc
44 Montgomery St, Suite 700
San Francisco, CA 94104
415-570-7339

Phase	Date	Description/Notes	Consultant	Units	Hours	Rate	Total
None							
	05/21/2018	Computer Media 1 x 1TB HDD	User, AP	1		US\$120	US\$120.00
	05/24/2018	FedEx	User, AP	1		US\$48.59	US\$48.59
					Sub-total		US\$168.59
Phase 1: Collection/Preservation/Verification							
	05/21/2018	Fixed Fee - Laptop/Desktop/Server	User, AP	1		US\$750	US\$750.00
	05/21/2018	Fixed Fee - Mobile/Tablet	User, AP	1		US\$500	US\$500.00
	05/21/2018	Fixed Fee - Removable Media	User, AP	1		US\$250	US\$250.00
					Sub-total		US\$1,500.00
Phase 2: Forensic Analysis of Forensic Collection(s)							
	05/23/2018	Internal communications regarding analysis.	Maugeri, Melanie	15 min	0.25	US\$400/hr	US\$100.00
	05/23/2018	Review recent activity. Process evidence for standard forensic artifacts.	Forness, Jody	1 hr	1	US\$400/hr	US\$400.00
	05/24/2018	Conduct keyword searches and begin additional data processing.	Forness, Jody	45 min	0.75	US\$400/hr	US\$300.00
	05/30/2018	Forensic review and analysis of device	DeMonaco, Adam	1 hr	1	US\$400/hr	US\$400.00
	05/30/2018	Restore forensic image. Review forensic artifacts.	Forness, Jody	3 hrs 15 min	3.25	US\$400/hr	US\$1,300.00
	05/31/2018	Export registry hives. Restore forensic image.	Forness, Jody	45 min	0.75	US\$400/hr	US\$300.00
					Sub-total	7	US\$2,800.00
Phase 3: Analysis Reporting							
	05/23/2018	Call with client to discuss case details and keywords.	Forness, Jody	30 min	0.5	US\$400/hr	US\$200.00
					Sub-total	0.5	US\$200.00



Invoice #1269

Date: 06/12/2018

Terms: Upon receipt

Project: Anderson Yazdi - Forensic Investigation (1386-03)

To
Peter Ho**From**
Kivu Consulting Inc
44 Montgomery St, Suite 700
San Francisco, CA 94104
415-570-7339

Phase	Date	Description/Notes	Consultant	Units	Hours	Rate	Total
				Total	7.5		US\$4,668.59
Total payments to date							US\$3,000.00
Balance due							US\$1,668.59

Make checks payable to:
Kivu Consulting, Inc
Fed ID# 27-1257543



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

13 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Fri, Jun 15, 2018 at 3:41 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

[All -](#)

Cathay Bank sent us the attached objection because there is another name (I'm guessing Rita's) on the account. Please let us know if anyone else may be a joint account owner.

Best,

Dan

Daniel E. Lassen

Attorney

Anderson Yazdi Hwang Minton + Horn

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

[Ho_ 6-15-18 Letter From Cathay Bank Re Notice of Subpoena.PDF](#)
1822K

Peter C. Ho <peter.ho@gmail.com>

Fri, Jun 15, 2018 at 3:51 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi Daniel,

James Chung Ming Chang (Debby's husband) is the joint account holder.

-Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Fri, Jun 15, 2018 at 4:00 PM

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1603380187262869410&simpl=msg-f%3A16033801...> 1/5

7/29/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton"

<jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

...for Cathay Bank checking account 122203950. We are not sure if Debby has additional accounts at Cathay Bank but would like Cathay Bank to tell us.

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

Fri, Jun 15, 2018 at 4:21 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton

<jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Thank you, Peter. Do you have an address for him?

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Fri, Jun 15, 2018 at 5:03 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton"

<jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Sorry, Dan, we heard from one of Debby's daughters that he lives in Taiwan, and we don't have an address. Debby should be compelled to provide it as part of RFP 69 (Any and all DOCUMENTS RELATING TO YOUR marriage and/or separation from James Chang).

What other options are there to get these records from Cathay Bank if James Chang is unreachable?

Thanks,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Mon, Jun 18, 2018 at 4:22 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton"

<jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi Dan,

Can you kindly let me know where we are on the Cathay Bank joint account issue. Is it simply a consumer notification issue? If so, will Cathay Bank be notifying James Chung Ming Chang at his address of record regarding the subpoena, or is it our responsibility to notify him? Will this result in a delay in getting documents from Cathay Bank (the original subpoena deadline is 7/5/18)?

Please note that we may run into the same issue for some of the Chase accounts where Debby and Rita are joint owners (they share at least 1 savings and 2 checking accounts at Chase).

Thanks,
Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

Tue, Jun 19, 2018 at 12:06 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton

<jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Peter:

E-MAIL 1115

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1603380187262869410&simpl=msg-f%3A16033801...> 2/5

It is our responsibility to notify Debby's husband. Cathay Bank's objection likely means they aren't planning on producing anything. But we can instruct Cathay Bank to redact the identifying information for the other account owner (Debby's husband) to get around the consumer notification requirement. Some banks will do that without it turning into a fight.

We will also put pressure on Debby to produce pursuant to RFP 69, if she does not produce the information in her upcoming production.

Chase may raise the same objection. If so, we'll send consumer notices to Rita.

Best,

Dan

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Tue, Jun 19, 2018 at 3:09 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton"

<jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Hi Dan,

From what I have read, my understanding is that the Notice to Consumer can be served by mail to the consumer's last-known address. Shouldn't our subpoena service be able to handle this and mail a Notice to Consumer to James Chang at 1319 Brewster Ct, El Cerrito (his address of record on the Cathay Bank account) and then notifying Cathay Bank so they can withdraw their objection to our subpoena? The subpoena service must have run into similar joint account issues in the past and should know how to handle it.

If James Chang can indeed be served his Notice to Consumer by mail, it needs to happen as soon as possible.

Thanks,

Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

Tue, Jun 19, 2018 at 3:46 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton

<jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Peter,

We agree - we didn't know you had a last known address for him. We'll move forward with the notice.

Dan

From: Peter C. Ho [mailto:peter.ho@gmail.com]

Sent: Tuesday, June 19, 2018 3:10 PM

To: Daniel E. Lassen

Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton; Carol Loza

Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

E-MAIL 1116

Hi Dan,

[Quoted text hidden]

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Jun 19, 2018 at 4:35 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

1) NO redacting any identifying information on any of Debby's financial accounts. Part of my argument requires that full information: Debby manipulated James to write her large sums of checks (so far we know \$30K and \$25K), which she deposited into the joint account with her husband, James Chang, at Cathay Bank.

2) Based on her previous productions of financial docs (where we pointed out the missing pages to you), Debby will likely not produce (or only partially produce) pursuant to RFP 69. Unless there is a good reason for pressuring her to produce (making her look bad), we definitely cannot rely on her for a complete set.

-SYH

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Jun 19, 2018 at 4:36 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

The last known address for James Chang is Debby's residence at [1319 Brewster, El Cerrito](#). This information was on Debby's credit report which was subpoenaed in December 2017.

-SYH

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Wed, Jun 20, 2018 at 9:07 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Hi Peter:

I left the office early yesterday and was unable to respond to your email ... It looks like we have it handled, though.

Have a nice day.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

E-MAIL 1117

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Wed, Jun 20, 2018 at 3:21 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached is a document which reflects the current status regarding service of the subpoenas on Cathay Bank, J.P. Morgan Chase Bank, N.A., Margot E. Mackerrow, and Sufen Tammy Yu.

[Quoted text hidden]

Ho_ 6-20-18 Subpoena Status.DOCX
12K

E-MAIL 1118



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

8 messages

Carol Loza <cloza@ayhmh.com> Fri, Jun 15, 2018 at 11:39 AM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Following is the message we received from our process server regarding the Margaret Mackerrow subpoena.

Please let me know how you would like me to proceed ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Danielle Oxford [mailto:danielle@countylegalsvc.com]
Sent: Friday, June 15, 2018 11:25 AM
To: Carol Loza
Subject: RE: Ho vs. Chang

E-MAIL 1119

I actually just received a status on this one. Please see below and let me know how you would like to proceed.

Margot E. Mackerrow:

6/15/2018 10:01 AM Per Mr. Washington (Black,M,35,5'7",170#) he moved in here last June., stated subject used to run a tax business from this location. No longer here. Bad address.

Returned unserved;Server: Gina Silva; Solano County #395. - Gina Silva

Location: 22 Florida St., Vallejo, CA 94590



Danielle Oxford

County Legal & Notary Service

111 North Market Street, Suite 116

San Jose, CA 95113

(408) 564-7360 telephone

(408) 564-7460 facsimile

danielle@countylegalsvc.com

From: Carol Loza [mailto:cloza@ayhmh.com]
Sent: Friday, June 15, 2018 11:10 AM
To: Danielle Oxford <danielle@countylegalsvc.com>
Subject: RE: Ho vs. Chang

Great. Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

E-MAIL 1120

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Danielle Oxford [<mailto:danielle@countylegalsvc.com>]
Sent: Friday, June 15, 2018 11:09 AM
To: Carol Loza
Subject: RE: Ho vs. Chang

Hi Carol,

Yes, I have these set up for service today. I will let you know if we run into any issues. Thanks!



Danielle Oxford
 County Legal & Notary Service
[111 North Market Street, Suite 116](http://111northmarket.com)
[San Jose, CA 95113](http://sanjoseca.com)
 (408) 564-7360 telephone
 (408) 564-7460 facsimile
danielle@countylegalsvc.com

From: Carol Loza [<mailto:cloza@ayhmh.com>]
Sent: Friday, June 15, 2018 11:03 AM
To: Danielle Oxford <danielle@countylegalsvc.com>
Subject: Ho vs. Chang

Hi:

E-MAIL 1121

Just checking back in with you to confirm that the subpoenas will be served today ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Jun 15, 2018 at 12:41 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Carol,

I tried calling their number (707) 643-1040, and the answering machine says they have moved.

I checked to see if there were any other addresses listed for Lewmar Tax Services, and Yellow Pages lists a different address from what we originally had: 135 Baxter St, Vallejo, CA 94590. They should try serving the subpoena at this address.

Thanks,
Peter

[Quoted text hidden]

2 attachments



image002.png
8K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image003.png
25K

E-MAIL 1122

7/29/2020

Gmail - Ho vs. Chang

Fri, Jun 15, 2018 at 1:47 PM

Carol Loza <cloza@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, John Minton

<jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Thank you, Peter. I'll take care of it.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Friday, June 15, 2018 12:42 PM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton; Daniel E. Lassen
Subject: Re: Ho vs. Chang

Hi Carol,

I tried calling their number (707) 643-1040, and the answering machine says they have moved.

I checked to see if there were any other addresses listed for Lewmar Tax Services, and Yellow Pages lists a different address from what we originally had: [135 Baxter St, Vallejo, CA 94590](https://www.yellowpages.com/search?search_terms=Lewmar+Tax+Services&location=Vallejo,+CA). They should try serving the subpoena at this address.

Thanks,

E-MAIL 1123

Peter

On Fri, Jun 15, 2018 at 11:39 AM Carol Loza <cloza@ayhmh.com> wrote:

Dear Peter, Shan-Yuan and Della:

Following is the message we received from our process server regarding the Margaret Mackerrow subpoena.

Please let me know how you would like me to proceed ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Danielle Oxford [mailto:danielle@countylegalsvc.com]

Sent: Friday, June 15, 2018 11:25 AM

To: Carol Loza

Subject: RE: Ho vs. Chang

I actually just received a status on this one. Please see below and let me know how you would like to proceed.

Margot E. Mackerrow:

6/15/2018 10:01 AM Per Mr. Washington (Black,M,35,5'7",170#) he moved in here last June., stated subject used to run a tax business from this location. No longer here. Bad address.

Returned unserved;Server: Gina Silva; Solano County #395. - Gina Silva

Location: 22 Florida St., Vallejo, CA 94590

E-MAIL 1124

Error! Filename not specified.

Danielle Oxford

County Legal & Notary Service

111 North Market Street, Suite 116

San Jose, CA 95113

(408) 564-7360 telephone

(408) 564-7460 facsimile

danielle@countylegalsvc.com

From: Carol Loza [mailto:cloza@ayhmh.com]
Sent: Friday, June 15, 2018 11:10 AM
To: Danielle Oxford <danielle@countylegalsvc.com>
Subject: RE: Ho vs. Chang

Great. Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Danielle Oxford [mailto:danielle@countylegalsvc.com]
Sent: Friday, June 15, 2018 11:09 AM
To: Carol Loza
Subject: RE: Ho vs. Chang

Hi Carol,

E-MAIL 1125

Yes, I have these set up for service today. I will let you know if we run into any issues. Thanks!

Error! Filename not specified.

Danielle Oxford

County Legal & Notary Service

[111 North Market Street, Suite 116](#)

[San Jose, CA 95113](#)

(408) 564-7360 telephone

(408) 564-7460 facsimile

danielle@countylegalsvc.com

From: Carol Loza [mailto:cloza@ayhmh.com]
Sent: Friday, June 15, 2018 11:03 AM
To: Danielle Oxford <danielle@countylegalsvc.com>
Subject: Ho vs. Chang

Hi:

Just checking back in with you to confirm that the subpoenas will be served today ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Mon, Jun 18, 2018 at 10:38 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

E-MAIL 1126

Good Morning:

Following is a message from our process server regarding service of the subpoenas ...

From: Danielle Oxford [mailto:danielle@countylegalsvc.com]
Sent: Monday, June 18, 2018 10:36 AM
To: Carol Loza
Subject: RE: Ho vs. Chang

Hi Carol,

All were served except for Sufen Tammy Yu in El Cerrito because she was not in, and no one was in that was authorized to accept on her behalf. We are trying that one again today.

We were able to personally serve Margot Mackerrow at the new address you gave me for her in Vallejo.

I'm working on this proofs this morning. I will email them to you ASAP.

Thank you!



[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Jun 19, 2018 at 9:32 AM

Dear Peter, Shan-Yuan and Della:

Following is an email from the process server regarding the Sufen Tammy Yu subpoena. Please review the email and then let me know how you'd like me to proceed.

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Danielle Oxford [mailto:danielle@countylegalsvc.com]
Sent: Tuesday, June 19, 2018 9:20 AM
To: Carol Loza
Subject: RE: Ho vs. Chang

Hi Carol,

We have not been able to catch Sufen Tammy Yu at the El Cerrito address you provided. The door has been locked during both attempts, and the tenants in a neighboring suite have said both times that they haven't seen her each day, so it's hard to tell what kind of hours she keeps. Do you want us to keep trying there, or do you have another address we should try?



Danielle Oxford

County Legal & Notary Service

[111 North Market Street, Suite 116](#)

[San Jose, CA 95113](#)

(408) 564-7360 telephone

(408) 564-7460 facsimile

E-MAIL 1128

danielle@countylegalsvc.com

From: Carol Loza [mailto:cloza@ayhmh.com]
Sent: Monday, June 18, 2018 10:38 AM
To: Danielle Oxford <danielle@countylegalsvc.com>
Subject: RE: Ho vs. Chang

Thank you, as always, Danielle.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Danielle Oxford [mailto:danielle@countylegalsvc.com]
Sent: Monday, June 18, 2018 10:36 AM
To: Carol Loza
Subject: RE: Ho vs. Chang

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu> Tue, Jun 19, 2018 at 11:56 AM
To: Carol Loza <cloza@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Hi Carol,

Sufen Tammy Yu incorporated LILY COURT HOME CARE, INC. (now dissolved) in 2014 and one other business in 2005; she listed her address both times as **100 LILY CT, HERCULES, CA 94547**, but she has since changed her mailing

E-MAIL 1129

7/29/2020

Gmail - Ho vs. Chang

address to PO BOX 5896, HERCULES CA 94547.

We should try the above physical address and continue trying the business address (she may be on vacation). Can a subpoena be served via certified mail?

Thanks,
Peter

[Quoted text hidden]

6 attachments



image002.png
8K



300 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image003.png
25K



image002.png
8K



300 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image003.png
25K



image002.png
8K



300 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image003.png
25K

Carol Loza <cloza@ayhmh.com>

Tue, Jun 19, 2018 at 12:38 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter:

The process server has the information you provided and will attempt service as instructed.

We cannot serve a subpoena via certified mail as they must be personally served ...

I'll keep you posted.

Kind regards,

Carol

E-MAIL 1130

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Tuesday, June 19, 2018 11:56 AM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton; Daniel E. Lassen

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Tue, Jun 19, 2018 at 2:00 PM

Thanks, Carol. Quick question: does the "Notice to Consumer" need to be personally served as well, or is mailing it to the last known address sufficient (i.e., to James Chang, who does not have an attorney)?

-Peter

[Quoted text hidden]

2 attachments



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



Peter Ho <peter.ho@gmail.com>

FW: Ho v. Chang - Ms. Chang's Revised Request for Production of Documents, First Set [IWOV-WorkSite.FID72092]

1 message

Daniel E. Lassen <dlassen@ayhmh.com>

Wed, Jun 20, 2018 at 2:00 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

[All -](#)

We moved our deadline to respond to the revised requests for production from June 22 to June 29.

Best,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Daniel E. Lassen
Sent: Wednesday, June 20, 2018 12:33 PM
To: 'Jeff Loew'; Sarah Sheppard
Cc: John Minton; Carol Loza

E-MAIL 1132

Subject: RE: Ho v. Chang - Ms. Chang's Revised Request for Production of Documents, First Set [IWOV-WorkSite.FID72092]

Hi Jeff:

That is acceptable. Our deadline to respond to Ms. Chang's revised requests for production is now June 29, 2018. Your deadline to file a motion to compel is July 9, 2018.

Best,

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Wednesday, June 20, 2018 11:51 AM
To: Daniel E. Lassen; Sarah Sheppard
Cc: John Minton; Carol Loza
Subject: RE: Ho v. Chang - Ms. Chang's Revised Request for Production of Documents, First Set [IWOV-WorkSite.FID72092]

Hello Dan:

Thanks for your message. Sarah is out of the office this week.

We are amenable to extending your time to respond. Since the week of July 2 is a short week for us, I propose that your time to respond be extended to June 29, 2018, and our time to file a motion to compel, if necessary, would be extended to

E-MAIL 1133

July 9, 2018.

Please confirm that this is acceptable.

Best regards,

Jeff

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization



1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

From: Daniel E. Lassen [mailto:dlassen@ayhmh.com]
Sent: Wednesday, June 20, 2018 11:37 AM
To: Sarah Sheppard <ssheppard@loewlawgroup.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>; John Minton <jminton@ayhmh.com>; Carol Loza <cloza@ayhmh.com>
Subject: Ho v. Chang - Ms. Chang's Revised Request for Production of Documents, First Set [IWOV-WorkSite.FID72092]

Dear Sarah:

E-MAIL 1134

7/29/2020

Gmail - FW: Ho v. Chang - Ms. Chang's Revised Request for Production of Documents, First Set [IWOV-WorkSite.FID72092]

I write concerning Ms. Chang's Revised Request for Production of Documents, First Set. Would you agree to extend our deadline to respond by one week? This would move our June 22 deadline to June 29.

Sincerely,

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963



CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1135

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1603826814388067717&simpl=msg-f%3A16038268...> 4/4



Peter Ho <peter.ho@gmail.com>

Responses to Revised RFPs

1 message

John Minton <jminton@ayhmh.com>

Wed, Jun 20, 2018 at 11:05 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

In the attached revised set of RFPs, Ms. Sheppard removed the word “purported” from the offending requests (as in “purported gifts”). If you do a search for “purported,” you will see where the references have been removed. Can you let me know what you believe the responses should be, now that the word “purported” has been removed from the requests.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Peter_s Responses to Debby_s Revised First RFP.DOCX
23K

E-MAIL 1136

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1603815791631891776&simpl=msg-f%3A16038157...> 1/1



Peter Ho <peter.ho@gmail.com>

FW: Debby's Deposition

2 messages

John Minton <jminton@ayhmh.com>

Fri, Jun 22, 2018 at 1:56 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Dear all, FYI below re deposition attendees. I had what I think was a productive call with Jeff. I think he understands the importance of the depositions going forward on the appointed dates. I gave him some grief about the interpreter issue. He said that he understands we might be skeptical, but said that he feels that when he talks to Debby, her responses indicate that "she has no idea what I just said." Personally I think this is probably less due to a failure to comprehend and more due to her scatterbrained nature.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Friday, June 22, 2018 12:52 PM
To: John Minton
Cc: Sarah Sheppard
Subject: RE: Debby's Deposition

Hi John:

This confirms our understanding as outlined below.

Best regards,

Jeff

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604007774092997137&simpl=msg-f%3A16040077...> 1/3

E-MAIL 1137

From: John Minton [mailto:jminton@ayhmh.com]
Sent: Tuesday, June 12, 2018 12:34 PM
To: Jeff Loew <jloew@loewlawgroup.com>
Subject: Debby's Deposition

Jeff –

This confirms our agreement that the attendees of Debby's and Peter's depositions will be limited to the following:

1. Debby
2. Peter
3. Me
4. You
5. Possibly Dan Lassen
6. Possibly Sarah Sheppard
7. The court reporter
8. The videographer
9. An interpreter retained by Debby (for Debby's deposition)
10. An interpreter retained by Peter (for Debby's deposition)

Please let me know if this is inaccurate.

Thank you,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Fri, Jun 22, 2018 at 11:58 PM

7/29/2020

Gmail - FW: Debby's Deposition

John, you are so right on this one. Even if Jeff were to speak Chinese to Debby, she would have the same "lack of understanding" problem, because she has a low IQ, despite a very high SQ (shrewd, stealing, sociopath, shit...whatever you want to call it...)

[Quoted text hidden]

E-MAIL 1139

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604007774092997137&simpl=msg-f%3A160400777...> 3/3



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Fri, Jun 22, 2018 at 3:05 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find correspondence of today's date from Dan Lassen to Sarah Sheppard.

Have a nice weekend.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 6-22-18 D. Lassen Ltr to S. Sheppard (3).PDF
383K

E-MAIL 1140

ANDERSON YAZDI
LAW FIRM
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

Daniel E. Lassen

dlassen@aymh.com

June 22, 2018

Via Email and U.S. Mail

Sarah B. Sheppard, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Sarah:

This responds to your letter of June 4, 2018.

Regarding the Response to Form Interrogatory No. 12.4, yes, a copy of the videotapes will be produced. They are being formatted for production and we expect to send shortly.

Regarding the Response to Special Interrogatory No. 4, Responding Party will supplement within the next week his response with the information that he has gathered to date.

Regarding documents, Responding Party produced 2,611 pages. He did so in response to most of the requests to which your letter refers. However, his review continues and he expects to make a further production in the near future. If there are particular documents that you believe should have been produced that you are certain were not, please let us know and we will endeavor to make the production of any such documents a priority. Subject to the foregoing, as to RFP Nos. 7 and 11, on further review it appears that Responding Party does not possess responsive documents. Regarding RFP No. 9, Responding Party will produce responsive documents next week.

Very truly yours,



Daniel E. Lassen

51476-00001\WorkSite\9278691.1



Peter Ho <peter.ho@gmail.com>

Protective Order

6 messages

John Minton <jminton@ayhmh.com>

Fri, Jun 22, 2018 at 2:09 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Dear all –

Jeff has asked if we would agree to a protective order for the items that were the subject of the court's order on our motion to compel. This would simply be an agreement signed by us that we can only use Debby's docs for purposes of the litigation. This is a fairly common type of agreement in litigation. Frankly Jeff should have asked for it as part of his opposition to our motion to compel. But now he is raising it, and the problem is that if we don't agree, he will probably ask the court to require it as a condition of the document productions and subpoenas, and the court would mostly likely order it. I recommend that we agree to it. I don't want this issue holding up the production of a single document, and it certainly could if we don't agree.

Can everyone please take a look at this and let me know if they have any questions. I will make sure that, if we agree, Jeff has it signed next week by the judge (ex parte) so that there is no impact on the document production schedule.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Stipulation and Protective Order.pdf
336K

E-MAIL 1142

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Jun 22, 2018 at 11:47 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Hi John,

I will only speak for myself on this issue.

1) For me to sign this form, I would require the reciprocal protective order for us. Our father made a big mistake by giving Debby a copy of his beneficiary form (which Debby produced in discovery), listing all our DOB and SSN. We were pissed that the Chang Camp is in possession of this private vital information of ours. I am quite sure that Della and Peter would like a protective order for us from them as well.

2) I would agree to the confidentiality agreement going forward. However, I need to protect myself, because both prior to this lawsuit and after we received the subpoenaed documents, I have shown many, and I mean many, people a lot of Debby and James' confidential documents in our possession. Part of the reason is that Debby has spread a multitude of lies to many people for many years, showing off her multi-million dollar houses (Fulton and McCollum) which she claimed she bought with money earned from her successful real estate business career. Ha!Ha! For many years, she told us (and we were total idiots to believe her) and many people that she has MORE money than James, when in fact she manipulated and stole the majority of her money from James. Debby has little to no skills to make money, so stealing is her only option to obtain millions. It naturally pissed me off when people believed her lies that she is so rich. To counter her show-off lies, I told these people the truth and showed the docs to prove my statements. I stated that Debby Chang is a liar, only makes \$24,000 per year (\$1K/month pension, \$1K/month social security), because we had in our possession a previous tax return. I also showed James' checks to Debby, including the 1.1 million dollar cashier's check. I have also shown people the forged gift letter. I have no regrets, because I really needed to keep my sanity by righting these people's grossly inaccurate beliefs. I also wanted to ruin Debby socially, because she made a fool of our family and tried to ruin us socially. Can you believe she even planted her lies to our relatives and extended family in Taiwan? We were not in a lawsuit at the time, and when we were in the lawsuit, there was no protective order, so I continued to take the liberty to prove the truth. I had a feeling this freedom would come to an end at some point. I am surprised that Jeff did not file this protective order earlier. How do we proceed?

3) The from says that all the documents should be returned or destroyed at the conclusion of this lawsuit. Although the chances may be slim, but after this civil lawsuit, we plan on pursuing criminal prosecution for her document forgery and mortgage fraud, etc. which will require these confidential documents.

If it does not hurt our case, I would prefer to let Debby know what I have told and shown people (2) and what we plan to do after this civil suit (3).

Sorry for this mess,
Shan-Yuan

E-MAIL 1143

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Sat, Jun 23, 2018 at 7:58 AM

Hi Shan-Yuan –

No need to apologize. What you say is very understandable, and your questions are legitimate.

See below for my responses.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Friday, June 22, 2018 11:47 PM
To: John Minton
Cc: Peter C. Ho; Della N. Lau
Subject: Re: Protective Order

Hi John,

I will only speak for myself on this issue.

1) For me to sign this form, I would require the reciprocal protective order for us. Our father made a big mistake by giving Debby a copy of his beneficiary form (which Debby produced in discovery), listing all our DOB and SSN. We were pissed

E-MAIL 1144

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604008542107697752&simpl=msg-f%3A16040085...> 3/5

that the Chang Camp is in possession of this private vital information of ours. I am quite sure that Della and Peter would like a protective order for us from them as well. **YES, THIS DOCUMENT IS RECIPROCAL – SEE LINES 2 AND 3 ON PAGE 3.** [or documents produced by any Party that are designated as

“Confidential” pursuant to this Stipulation”]

2) I would agree to the confidentiality agreement going forward. However, I need to protect myself, because both prior to this lawsuit and after we received the subpoenaed documents, I have shown many, and I mean many, people a lot of Debby and James' confidential documents in our possession. Part of the reason is that Debby has spread a multitude of lies to many people for many years, showing off her multi-million dollar houses (Fulton and McCollum) which she claimed she bought with money earned from her successful real estate business career. Ha!Ha! For many years, she told us (and we were total idiots to believe her) and many people that she has MORE money than James, when in fact she manipulated and stole the majority of her money from James. Debby has little to no skills to make money, so stealing is her only option to obtain millions. It naturally pissed me off when people believed her lies that she is so rich. To counter her show-off lies, I told these people the truth and showed the docs to prove my statements. I stated that Debby Chang is a liar, only makes \$24,000 per year (\$1K/month pension, \$1K/month social security), because we had in our possession a previous tax return. I also showed James' checks to Debby, including the 1.1 million dollar cashier's check. I have also shown people the forged gift letter. I have no regrets, because I really needed to keep my sanity by righting these people's grossly inaccurate beliefs. I also wanted to ruin Debby socially, because she made a fool of our family and tried to ruin us socially. Can you believe she even planted her lies to our relatives and extended family in Taiwan? We were not in a lawsuit at the time, and when we were in the lawsuit, there was no protective order, so I continued to take the liberty to prove the truth. I had a feeling this freedom would come to an end at some point. I am surprised that Jeff did not file this protective order earlier. How do we proceed? **THE PROTECTIVE ORDER WOULD NOT APPLY TO DOCUMENTS ALREADY IN OUR POSSESSION. HOWEVER, I WILL ADD A LINE TO THIS EFFECT TO MAKE THIS CLEAR. IF THE ISSUE EVER CAME UP, WE WOULD SIMPLY NEED DO BE ABLE TO SHOW THAT WE PREVIOUSLY POSSESSED THE DOCUMENT IN QUESTION, AND SHOW HOW WE HAD IT.**

3) The from says that all the documents should be returned or destroyed at the conclusion of this lawsuit. Although the chances may be slim, but after this civil lawsuit, we plan on pursuing criminal prosecution for her document forgery and mortgage fraud, etc. which will require these confidential documents. **THIS IS A STANDARD PROVISION OF THESE TYPES OF AGREEMENTS – AGAIN, THIS ONLY APPLIES TO DOCUMENTS THAT WE OBTAIN AFTER THE SIGNING OF THIS AGREEMENT. DOES THAT STILL CONCERN YOU?**

If it does not hurt our case, I would prefer to let Debby know what I have told and shown people (2) and what we plan to do after this civil suit (3). **[DID YOU MEAN PREFER “NOT” TO LET DEBBY KNOW?]**

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Mon, Jun 25, 2018 at 1:21 PM

Dear all –

Attached is a revised version of the Stipulated Protective Order. Note the additional language added on page 3 at lines 5-8.

As soon as I have confirmation that this is good to go, I can sign and get it to Jeff and he can obtain the judge's signature.

Thanks,

E-MAIL 1145

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

 **Chang - Stipulation and Protective Order.pdf**
328K

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Mon, Jun 25, 2018 at 8:58 PM

It looks good. Your additional lines on page 3 are perfect and protect us. -SYH

[Quoted text hidden]

Jeffrey R. Loew, Esq. (Bar No. 216808)
Sarah B. Sheppard, Esq. (Bar No. 234341)
Loew Law Group, A Professional Law Corporation
1650 Borel Place, Suite 104
San Mateo, California 94402
Telephone: (650) 397-8700
Facsimile: (650) 397-8889

Attorneys for Respondent DEBBY CHANG

SUPERIOR COURT OF THE STATE OF CALIFORNIA

COUNTY OF SAN MATEO

In re the Matter of:

Case No. 17PRO00973

TRUST A UNDER THE JAMES F. HO
AND GRACE C. HO DECLARATION OF
TRUST DATED SEPTEMBER 11, 1992, as
amended

STIPULATION AND [PROPOSED] PROTECTIVE ORDER RE DOCUMENTS

PETER C. HO, TRUSTEE OF TRUST A
OF THE JAMES F. HO AND GRACE C.
HO DECLARATION OF TRUST
DATED SEPTEMBER 11, 1992, as
amended.

Petitioner,

VS.

DEBBY CHANG, and DOES 1 through 20, inclusive

Respondents.

Petitioner and Trustee Peter C. Ho has requested production of certain documents (the “Requested Documents”) related to the matters at issue in the present action, *In re Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended*, San Mateo County Superior Court Case No. 17PRO00973 (the “Action”), pursuant to document requests and subpoenas served on Respondent Debby Chang and certain third parties, including the following:

- Business and Tax Records of Lewmar Tax Services pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the “Lewmar Documents”);
- Business and Financial Records of Cathay Bank pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the “Cathay Bank Documents”);
- Business and Financial Records of J.P. Morgan Chase Bank, N.A., pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the “J.P. Morgan Chase Documents”);
- Business and Tax Records of Sufen Tammy Yu, EA, Tax Servicer, for the period from January 1, 2003 through September 5, 2017 (the “Sufen Tammy Yu Documents”);
- Other Business, Tax and Financial records pertaining to Respondent Debby Chang in Respondent’s possession or control, including Respondent’s income tax returns and revocable living trust documents, for the period from January 1, 2003 through September 5, 2017 (the “Debby Chang Documents”).

IT IS HEREBY STIPULATED AND AGREED, by and between the Parties, through their undersigned counsel, that the following Stipulated Protective Order (“Stipulation” or “Stipulated Protective Order”) be entered with respect to those Requested Documents produced in the Action, which shall include the Lewmar Documents, the Cathay Bank Documents, the J.P. Morgan Chase Documents, the Sufen Tammy Yu Documents (collectively, the “Third Party

1 Financial Documents"). The Stipulated Protective Order shall further be entered with respect to
2 all of the Debby Chang Documents or documents produced by any Party that are designated as
3 "Confidential" pursuant to this Stipulation. The Third Party Financial Documents, and all other
4 documents or material designated as "Confidential" as described herein, shall henceforth be
5 referred to as the "Confidential Documents" or "Confidential Material."

6 A. Persons to Whom Confidential Documents May be Disclosed

7 1. The Parties anticipate that the Third Party Financial Documents shall be
8 produced, pursuant to subpoena, by the respective third parties possessing those documents.
9 The Parties further anticipate that the Parties may produce further documents designated as
10 "Confidential." The Third Party Financial Documents, and all other documents designated as
11 "Confidential," may be disclosed only to the persons identified in Section (A)(3) below of this
12 Stipulated Protective Order, may be used for purposes of this lawsuit and shall not be used for
13 any business, proprietary or commercial purpose.

14 2. Each page of any document intended to be subject to this Stipulated Protective
15 Order, other than the Third Party Financial Documents described herein, shall be designated
16 "Confidential." Such designation shall be stamped or affixed so as not to obscure or deface the
17 material or any portion of its contents. Should the Parties or their counsel, or any other person
18 or entity who obtains access to any material encompassed under this Stipulated Protective
19 Order, make copies, duplicates, or extracts of or from such Confidential Material, or any portion
20 thereof: the designation "Confidential" shall also be stamped on or affixed to such copies,
21 duplicates or extracts, and all references in this Stipulated Protective Order shall be deemed to
22 include and apply to such copies, duplicates and/or extracts of all information derived from
23 Confidential Material, and to Confidential Material marked as exhibits at depositions or
24 otherwise used during the litigation. If a Party designates certain documents as "Confidential"
25 and later determines that such documents shall not have been so designated, it shall provide
26 written notice of the removal of the designation along with a duplicate copy of the documents
27 without the "Confidential" marking. If counsel for a Party receiving documents, testimony or
28

1 information, designated as “Confidential,” objects to such designation with respect to any or all
2 of such items, said counsel shall advise counsel for the Party asserting confidentiality (the
3 “Designating Party”), in writing, of such objections, the specific documents, testimony or
4 information to which each objection pertains, and the specific reasons and support for such
5 objections (the “Designation Objections”). The Parties, through counsel, shall meet and confer
6 in good faith within four (4) days after the Designating Party’s receipt of the written
7 Designation Objections, to attempt to resolve the Objections. If the Parties cannot resolve the
8 Objections through the meet and confer process, counsel for the Designating Party shall have
9 fourteen (14) days after receipt of the written Designation Objections to either (a) agree in
10 writing to re-designate the documents, testimony or information pursuant to any or all of the
11 Designation Objections and/or (b) file an ex parte application with the Court seeking to uphold
12 any or all designations on documents, testimony or information addressed by the Designation
13 Objections (the “Designation Motion”). Pending a resolution of the Designation Motion by the
14 Court, any and all existing designations on the documents, testimony or information at issue in
15 such Motion shall remain in place. The Designating Party shall have the burden on any
16 Designation Motion to establish the applicability of its “Confidential” designation. In the event
17 that the Designation Objections are neither timely agreed to nor timely addressed in the
18 Designation Motion, then such documents, testimony or information shall be re-designated in
19 accordance with the Designation Objection applicable to such material.

20 3. All of the Third Party Financial Documents described herein, and all other
21 Confidential Material, and any portion thereof, including copies thereof, information contained
22 therein and any abstracts, extracts, indices, summaries, charts, notes or other information
23 derived therefrom, shall be deemed confidential, shall be used solely for the purposes of
24 litigation, trial, appeals or settlement of this Action, and shall not be disclosed, given, shown,
25 made available, discussed or otherwise communicated in any way to anyone other than: (a) the
26 Court and Court personnel, (b) the Parties in this Action, along with interested persons Shan-
27 Yuan “Diane” Ho, Della N. Lau, Shirley “Sophie” Chang Saeed, and Rita Chang, provided

those interested persons have signed this Stipulated Protective Order or the Acknowledgment and Agreement to be Bound attached hereto as Exhibit “A,” (c) any current or former counsel for any Party or for any interested person described in this Section A(3) above, or the officers, directors or employees of each such Party or interested person who are needed to assist its counsel in this Action, (d) stenographic reporters, (e) any expert consultant retained by each Party in connection with this Action, (f) witnesses and potential witnesses at, and in preparation for, deposition, trial or hearing herein, and (g) outside vendors who perform photocopying, bates labeling or other clerical functions (“Outside Vendors”). Confidential Material may not be disclosed to any other person or entity, other than the signatories of this Stipulation or the Acknowledgment and Agreement to be Bound attached hereto as Exhibit “A,” without the prior written consent of the Party asserting confidentiality or further order of the Court. Any disclosure should be only to the extent reasonably necessary to effective prosecution and defense of the Parties’ claims in this Action, and for no other purpose.

B. Protecting Confidential Information at Depositions

21 1. If the Confidential Material is disclosed during any deposition, counsel for the
22 Party asserting confidentiality shall be entitled to request that any persons present at the
23 deposition be required to sign an Acknowledgment in the form attached hereto as Exhibit "A."

24 2. If any Confidential Material is marked as an exhibit in a deposition, or during a
25 hearing herein, and/or its contents are disclosed, wholly or partially, in the course of the
26 testimony at such deposition, or hearing, counsel may advise the reporter taking and
27 transcribing the testimony at such deposition or hearing and may request that the reporter mark

the exhibit itself, as well as the portions of the transcript containing such disclosure, as “Confidential” and shall be deemed Confidential Material. To this end, the reporter shall not furnish copies thereof to anyone other than counsel of record for the Parties, and other parties to this Action or the interested persons described in Section A(3) above who have signed this Stipulated Protective Order or the Acknowledgment and Agreement to be Bound attached hereto as Exhibit “A,” and, if so requested by counsel, the witness or the witness’s counsel.

C. Use of Confidential Information in Court Filings

The Parties agree that they are not required to file pleadings and other papers submitted to the Court pursuant to this litigation under seal, except that the Parties agree that any Confidential Material or any portion thereof quoted therein or appended thereto, shall be submitted to the Court under seal pursuant to California Rules of Court Rule 2.550, et seq. The Parties acknowledge that they agree to comply with California Rules of Court Rule 2.550 et seq.

D. No Restrictions

Nothing in this Stipulated Protective Order shall (a) restrict the Parties' rights with respect to their own documents or information; (b) restrict the Parties' rights with regard to any documents which are not designated as Confidential Material pursuant to this Stipulation; (c) prejudice the Parties' rights to object to the production or disclosure of documents or other information that they consider not subject to discovery; or (d) prejudice the Parties' right to seek, either by agreement or by application to the Court, greater or lesser protection than that provided herein, or modification of the terms of this Stipulated Protective Order.

E. Return of Confidential Materials

Within thirty (30) days of the conclusion of this Action, all materials designated as Confidential Material by this Stipulation shall be returned to counsel for the Party asserting confidentiality or destroyed. This provision shall not apply to court filings or file copies of pleadings, briefs or correspondence maintained by the Parties' respective counsel in the ordinary course of business.

1 F. Binding Effect

2 This Stipulation shall remain in full force and effect at all times during which the
3 Parties, or any person having executed the acknowledgment described in Section (B)(1) above,
4 retains in his, her or its possession, custody or control any Confidential Material.

5 G. Other Parties to the Lawsuit

6 No Confidential Material shall be disclosed to any other parties to the Action or their
7 counsel, except upon their agreeing to be bound by the provisions of this Stipulated Protective
8 Order.

9 H. Additional Rights

10 This Stipulated Protective Order is without prejudice to the Parties' respective rights to
11 move the Court for an order for good cause shown for protection of Confidential Material
12 sought by or produced through discovery, which protection is different from or in addition to
13 that provided for in this Stipulated Protective Order, and such right is expressly reserved.
14 Similarly, the Parties expressly reserve the right at any time to request the Court to authorize
15 disclosure other than contemplated hereunder of materials subject to this Stipulated Protective
16 Order.

17 I. Submission to the Court

18 The Parties agree to submit this Stipulated Protective Order for entry by the Court. The
19 Parties agree to be bound by its terms prior to entry by the Court.

20 J. Use at Trial

21 This Stipulated Protective Order is not intended to govern the use of Confidential
22 Material as trial exhibits. Such issues will be addressed in a separate pre-trial order.

1 ENTRY OF THE FOREGOING PROTECTIVE ORDER IS HEREBY AGREED TO
2 BY THE PARTIES, ACTING THROUGH THEIR RESPECTIVE COUNSEL, AS
3 IDENTIFIED BELOW, AND WILL BECOME EFFECTIVE AS OF THE DATE OF
4 EXECUTION BY THE UNDERSIGNED COUNSEL.

5

6

7 Date: June ____, 2018

8

9 By: _____ Jeffrey R. Loew, Esq., Counsel for Respondent Debby Chang

10

11 Date: June ____, 2018

12

13 By: _____ John D. Minton, Esq., Counsel for Petitioner and Trustee Peter C. Ho

ACKNOWLEDGMENT AND AGREEMENT TO BE BOUND

I, _____ declare under penalty of perjury that I have read in its entirety and understand the Stipulated Protective Order that was issued by the San Mateo County Superior Court on _____, 2018, in the matter of *In re Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended*, San Mateo County Superior Court Case No. 17PRO00973 (the “Action”).

I agree to comply with and be bound by all the terms of the Stipulated Protective Order and I understand and acknowledge that failure to so comply could expose me to sanctions and punishment in the nature of contempt. I solemnly promise that I will not disclose in any manner any information or item that is subject to this Stipulated Protective Order to any person or entity except in strict compliance with the provisions of this Order.

I further agree to submit to the jurisdiction of the Superior Court of the State of California, County of San Mateo for the purpose of enforcing the terms of this Stipulated Protective Order, even if such enforcement proceedings occur after termination of the Action.

Date: _____

City and State where sworn and signed: _____

Printed name: _____

Signature: _____

ORDER

Having received the Parties' Stipulation set forth above and good cause appearing therefore:

IT IS HEREBY ORDERED that the Parties and their counsel shall be bound by the terms of the Stipulation set forth herewith and the Court shall retain jurisdiction to enforce the terms of said Stipulation and enter all appropriate orders related thereto.

Dated: _____

Judge of the Superior Court

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

Jeffrey R. Loew, Esq. (Bar No. 216808)
Sarah B. Sheppard, Esq. (Bar No. 234341)
Loew Law Group, A Professional Law Corporation
1650 Borel Place, Suite 104
San Mateo, California 94402
Telephone: (650) 397-8700
Facsimile: (650) 397-8889

Attorneys for Respondent DEBBY CHANG

SUPERIOR COURT OF THE STATE OF CALIFORNIA

COUNTY OF SAN MATEO

In re the Matter of:

Case No. 17PRO00973

TRUST A UNDER THE JAMES F. HO
AND GRACE C. HO DECLARATION OF
TRUST DATED SEPTEMBER 11, 1992, as
amended

STIPULATION AND [PROPOSED] PROTECTIVE ORDER RE DOCUMENTS

PETER C. HO, TRUSTEE OF TRUST A
OF THE JAMES F. HO AND GRACE C.
HO DECLARATION OF TRUST
DATED SEPTEMBER 11, 1992, as
amended.

Petitioner,

vs.

DEBBY CHANG, and DOES 1 through
20, inclusive

Respondents.

Petitioner and Trustee Peter C. Ho has requested production of certain documents (the “Requested Documents”) related to the matters at issue in the present action, *In re Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended*, San Mateo County Superior Court Case No. 17PRO00973 (the “Action”), pursuant to document requests and subpoenas served on Respondent Debby Chang and certain third parties, including the following:

- Business and Tax Records of Lewmar Tax Services pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the “Lewmar Documents”);
- Business and Financial Records of Cathay Bank pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the “Cathay Bank Documents”);
- Business and Financial Records of J.P. Morgan Chase Bank, N.A., pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the “J.P. Morgan Chase Documents”);
- Business and Tax Records of Sufen Tammy Yu, EA, Tax Servicer, for the period from January 1, 2003 through September 5, 2017 (the “Sufen Tammy Yu Documents”);
- Other Business, Tax and Financial records pertaining to Respondent Debby Chang in Respondent’s possession or control, including Respondent’s income tax returns and revocable living trust documents, for the period from January 1, 2003 through September 5, 2017 (the “Debby Chang Documents”).

IT IS HEREBY STIPULATED AND AGREED, by and between the Parties, through their undersigned counsel, that the following Stipulated Protective Order (“Stipulation” or “Stipulated Protective Order”) be entered with respect to those Requested Documents produced in the Action, which shall include the Lewmar Documents, the Cathay Bank Documents, the J.P. Morgan Chase Documents, the Sufen Tammy Yu Documents (collectively, the “Third Party

1 Financial Documents"). The Stipulated Protective Order shall further be entered with respect to
2 all of the Debby Chang Documents or documents produced by any Party that are designated as
3 "Confidential" pursuant to this Stipulation. The Third Party Financial Documents, and all other
4 documents or material designated as "Confidential" as described herein, shall henceforth be
5 referred to as the "Confidential Documents" or "Confidential Material." This Stipulated
6 Protective Order shall not apply to documents or materials in the possession of a signatory to
7 the Stipulated Protective Order prior to the execution of the Stipulated Protective Order by the
8 Parties' counsel.

9 A. Persons to Whom Confidential Documents May be Disclosed

10 1. The Parties anticipate that the Third Party Financial Documents shall be
11 produced, pursuant to subpoena, by the respective third parties possessing those documents.
12 The Parties further anticipate that the Parties may produce further documents designated as
13 "Confidential." The Third Party Financial Documents, and all other documents designated as
14 "Confidential," may be disclosed only to the persons identified in Section (A)(3) below of this
15 Stipulated Protective Order, may be used for purposes of this lawsuit and shall not be used for
16 any business, proprietary or commercial purpose.

17 2. Each page of any document intended to be subject to this Stipulated Protective
18 Order, other than the Third Party Financial Documents described herein, shall be designated
19 "Confidential." Such designation shall be stamped or affixed so as not to obscure or deface the
20 material or any portion of its contents. Should the Parties or their counsel, or any other person
21 or entity who obtains access to any material encompassed under this Stipulated Protective
22 Order, make copies, duplicates, or extracts of or from such Confidential Material, or any portion
23 thereof: the designation "Confidential" shall also be stamped on or affixed to such copies,
24 duplicates or extracts, and all references in this Stipulated Protective Order shall be deemed to
25 include and apply to such copies, duplicates and/or extracts of all information derived from
26 Confidential Material, and to Confidential Material marked as exhibits at depositions or
27 otherwise used during the litigation. If a Party designates certain documents as "Confidential"
28

1 and later determines that such documents shall not have been so designated, it shall provide
2 written notice of the removal of the designation along with a duplicate copy of the documents
3 without the “Confidential” marking. If counsel for a Party receiving documents, testimony or
4 information, designated as “Confidential,” objects to such designation with respect to any or all
5 of such items, said counsel shall advise counsel for the Party asserting confidentiality (the
6 “Designating Party”), in writing, of such objections, the specific documents, testimony or
7 information to which each objection pertains, and the specific reasons and support for such
8 objections (the “Designation Objections”). The Parties, through counsel, shall meet and confer
9 in good faith within four (4) days after the Designating Party’s receipt of the written
10 Designation Objections, to attempt to resolve the Objections. If the Parties cannot resolve the
11 Objections through the meet and confer process, counsel for the Designating Party shall have
12 fourteen (14) days after receipt of the written Designation Objections to either (a) agree in
13 writing to re-designate the documents, testimony or information pursuant to any or all of the
14 Designation Objections and/or (b) file an ex parte application with the Court seeking to uphold
15 any or all designations on documents, testimony or information addressed by the Designation
16 Objections (the “Designation Motion”). Pending a resolution of the Designation Motion by the
17 Court, any and all existing designations on the documents, testimony or information at issue in
18 such Motion shall remain in place. The Designating Party shall have the burden on any
19 Designation Motion to establish the applicability of its “Confidential” designation. In the event
20 that the Designation Objections are neither timely agreed to nor timely addressed in the
21 Designation Motion, then such documents, testimony or information shall be re-designated in
22 accordance with the Designation Objection applicable to such material.

23 3. All of the Third Party Financial Documents described herein, and all other
24 Confidential Material, and any portion thereof, including copies thereof, information contained
25 therein and any abstracts, extracts, indices, summaries, charts, notes or other information
26 derived therefrom, shall be deemed confidential, shall be used solely for the purposes of
27 litigation, trial, appeals or settlement of this Action, and shall not be disclosed, given, shown,

1 made available, discussed or otherwise communicated in any way to anyone other than: (a) the
2 Court and Court personnel, (b) the Parties in this Action, along with interested persons Shan-
3 Yuan “Diane” Ho, Della N. Lau, Shirley “Sophie” Chang Saeed, and Rita Chang, provided
4 those interested persons have signed this Stipulated Protective Order or the Acknowledgment
5 and Agreement to be Bound attached hereto as Exhibit “A,” (c) any current or former counsel
6 for any Party or for any interested person described in this Section A(3) above, or the officers,
7 directors or employees of each such Party or interested person who are needed to assist its
8 counsel in this Action, (d) stenographic reporters, (e) any expert consultant retained by each
9 Party in connection with this Action, (f) witnesses and potential witnesses at, and in preparation
10 for, deposition, trial or hearing herein, and (g) outside vendors who perform photocopying,
11 bates labeling or other clerical functions (“Outside Vendors”). Confidential Material may not be
12 disclosed to any other person or entity, other than the signatories of this Stipulation or the
13 Acknowledgment and Agreement to be Bound attached hereto as Exhibit “A,” without the prior
14 written consent of the Party asserting confidentiality or further order of the Court. Any
15 disclosure should be only to the extent reasonably necessary to effective prosecution and
16 defense of the Parties’ claims in this Action, and for no other purpose.

17 4. Confidential Material shall be copied only by counsel in this Action (or by
18 clerical personnel or Outside Vendors assisting such counsel) and only for purposes permitted
19 by this Stipulated Protective Order, and control and distribution of Confidential Material and
20 copies thereof shall be the responsibility of such counsel, who shall maintain a list of all persons
21 to whom Confidential Material has been disclosed as well as the written assurances executed by
22 such persons as provided in Section (A)(3).

B. Protecting Confidential Information at Depositions

24 1. If the Confidential Material is disclosed during any deposition, counsel for the
25 Party asserting confidentiality shall be entitled to request that any persons present at the
26 deposition be required to sign an Acknowledgment in the form attached hereto as Exhibit "A."

1 2. If any Confidential Material is marked as an exhibit in a deposition, or during a
2 hearing herein, and/or its contents are disclosed, wholly or partially, in the course of the
3 testimony at such deposition, or hearing, counsel may advise the reporter taking and
4 transcribing the testimony at such deposition or hearing and may request that the reporter mark
5 the exhibit itself, as well as the portions of the transcript containing such disclosure, as
6 “Confidential” and shall be deemed Confidential Material. To this end, the reporter shall not
7 furnish copies thereof to anyone other than counsel of record for the Parties, and other parties to
8 this Action or the interested persons described in Section A(3) above who have signed this
9 Stipulated Protective Order or the Acknowledgment and Agreement to be Bound attached
10 hereto as Exhibit “A,” and, if so requested by counsel, the witness or the witness’s counsel.

11 C. Use of Confidential Information in Court Filings

12 The Parties agree that they are not required to file pleadings and other papers submitted
13 to the Court pursuant to this litigation under seal, except that the Parties agree that any
14 Confidential Material or any portion thereof quoted therein or appended thereto, shall be
15 submitted to the Court under seal pursuant to California Rules of Court Rule 2.550, et seq. The
16 Parties acknowledge that they agree to comply with California Rules of Court Rule 2.550 et
17 seq.

18 D. No Restrictions

19 Nothing in this Stipulated Protective Order shall (a) restrict the Parties’ rights with
20 respect to their own documents or information; (b) restrict the Parties’ rights with regard to any
21 documents which are not designated as Confidential Material pursuant to this Stipulation; (c)
22 prejudice the Parties’ rights to object to the production or disclosure of documents or other
23 information that they consider not subject to discovery; or (d) prejudice the Parties’ right to
24 seek, either by agreement or by application to the Court, greater or lesser protection than that
25 provided herein, or modification of the terms of this Stipulated Protective Order.

E. Return of Confidential Materials

Within thirty (30) days of the conclusion of this Action, all materials designated as Confidential Material by this Stipulation shall be returned to counsel for the Party asserting confidentiality or destroyed. This provision shall not apply to court filings or file copies of pleadings, briefs or correspondence maintained by the Parties' respective counsel in the ordinary course of business.

F. Binding Effect

This Stipulation shall remain in full force and effect at all times during which the Parties, or any person having executed the acknowledgment described in Section (B)(1) above, retains in his, her or its possession, custody or control any Confidential Material.

G. Other Parties to the Lawsuit

No Confidential Material shall be disclosed to any other parties to the Action or their counsel, except upon their agreeing to be bound by the provisions of this Stipulated Protective Order.

H. Additional Rights

This Stipulated Protective Order is without prejudice to the Parties' respective rights to move the Court for an order for good cause shown for protection of Confidential Material sought by or produced through discovery, which protection is different from or in addition to that provided for in this Stipulated Protective Order, and such right is expressly reserved. Similarly, the Parties expressly reserve the right at any time to request the Court to authorize disclosure other than contemplated hereunder of materials subject to this Stipulated Protective Order.

I. Submission to the Court

The Parties agree to submit this Stipulated Protective Order for entry by the Court. The Parties agree to be bound by its terms prior to entry by the Court.

1 J. Use at Trial

2 This Stipulated Protective Order is not intended to govern the use of Confidential
3 Material as trial exhibits. Such issues will be addressed in a separate pre-trial order.

4 ENTRY OF THE FOREGOING PROTECTIVE ORDER IS HEREBY AGREED TO
5 BY THE PARTIES, ACTING THROUGH THEIR RESPECTIVE COUNSEL, AS
6 IDENTIFIED BELOW, AND WILL BECOME EFFECTIVE AS OF THE DATE OF
7 EXECUTION BY THE UNDERSIGNED COUNSEL.

8

9

10 Date: June _____, 2018

11 By: _____
12 Jeffrey R. Loew, Esq., Counsel for Respondent Debby Chang

14 Date: June _____, 2018

16 By: _____
17 John D. Minton, Esq., Counsel for Petitioner and Trustee Peter C. Ho

ACKNOWLEDGMENT AND AGREEMENT TO BE BOUND

I, _____ declare under penalty of perjury that I have read in its entirety and understand the Stipulated Protective Order that was issued by the San Mateo County Superior Court on _____, 2018, in the matter of *In re Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended*, San Mateo County Superior Court Case No. 17PRO00973 (the “Action”).

I agree to comply with and be bound by all the terms of the Stipulated Protective Order and I understand and acknowledge that failure to so comply could expose me to sanctions and punishment in the nature of contempt. I solemnly promise that I will not disclose in any manner any information or item that is subject to this Stipulated Protective Order to any person or entity except in strict compliance with the provisions of this Order.

I further agree to submit to the jurisdiction of the Superior Court of the State of California, County of San Mateo for the purpose of enforcing the terms of this Stipulated Protective Order, even if such enforcement proceedings occur after termination of the Action.

Date: _____

City and State where sworn and signed: _____

Printed name: _____

Signature: _____

EXHIBIT A

ORDER

Having received the Parties' Stipulation set forth above and good cause appearing therefore:

IT IS HEREBY ORDERED that the Parties and their counsel shall be bound by the terms of the Stipulation set forth herewith and the Court shall retain jurisdiction to enforce the terms of said Stipulation and enter all appropriate orders related thereto.

Dated: _____

Judge of the Superior Court



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

5 messages

Carol Loza <cloza@ayhmh.com> Mon, Jun 25, 2018 at 9:18 AM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached for your review and information are the Subpoena Status document along with a copy of our letter dated June 22, 2018 to Cathay Bank.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

6-24-18 Subpoena Status.pdf.docx
12K

6-22-18 D. Lassen Ltr to Cathay Bank.pdf

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604262025626487971&simpl=msg-f%3A16042620...> 1/3

E-MAIL 1168

 663K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Jun 25, 2018 at 9:39 AM

Dear Peter:

Attached is a draft of Attachment 3 to the Subpoena directed to Chase, USA ... This is for the credit card records ... Please review it and let me know if it meets with your approval. Would you like me to list James Chang in the body of the document?

Carol

 **Ho_ Attachment 3 to Chase Bank, USA Subpoena (Credit Card Information).DOC**
37K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Mon, Jun 25, 2018 at 10:48 AM

Hi Carol,

We should specify "disputes, balance transfers, cash advances, credit limit change requests" in place of "...registers, disbursement records...."

Also, in what manner would James Chang (or Rita Chang) be specified in the body of the document? Is it more likely to help or hurt? To my knowledge, Debby's credit card accounts were in her name only.

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Mon, Jun 25, 2018 at 10:57 AM

Hi Peter:

It doesn't appear necessary to mention James Chang in the document ... Thank you for taking the time to review the Attachment ... The subpoena will go out today.

Kind regards,

Carol

Carol Loza

E-MAIL 1169

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Mon, Jun 25, 2018 at 2:55 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the updated Subpoena Status document, along with the Subpoena for Records from Chase Bank, USA.

As always, please let us know if you have any questions.

[Quoted text hidden]

2 attachments

Ho_ 6-25-18 Subpoena Status.DOCX
12K

Ho - Subpoena for Records from Chase Bank, USA (Credit Card Information).pdf
274K

E-MAIL 1170



Peter Ho <peter.ho@gmail.com>

Special Rog and RFP responses; flash drive contents

13 messages

Peter C. Ho <peter.ho@gmail.com>

Tue, Jun 26, 2018 at 12:23 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

1. Responses to Revised First RFP (attached). Note: I could not find the boilerplate for "We don't think any documents ever existed."
2. Response to Special Interrogatory No. 4 (list of 12 financial accounts). Here is the link: [List of Financial Accounts](#).
3. Supplemental Production 1.pdf (federal tax returns 2012-2016 in one document on flash drive). Here is the [Index](#) of contents, for our use only.
4. Nannycam Videos (on flash drive): 29 files, 10.7GB. Here is the [filename cross-reference list](#), for our use only.

John, you will receive the flash drive today.

[Ho_ Peter_s Responses to Debby_s Revised First RFP \(v1.1\).DOCX](#)
30K

John Minton <jminton@ayhmh.com>

Tue, Jun 26, 2018 at 1:01 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Good work – thank you. I will circle back in the next day or so if I need clarification of anything.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@gmail.com>

Tue, Jun 26, 2018 at 4:33 PM

E-MAIL 1171

7/29/2020

Gmail - Special Rog and RFP responses; flash drive contents

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter – Can you pls scan and send a verification for the RFPs. (I will send you the final version before we send to the other side.)

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Tuesday, June 26, 2018 12:24 PM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Special Rog and RFP responses; flash drive contents

1. Responses to Revised First RFP (attached). Note: I could not find the boilerplate for "We don't think any documents ever existed."

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Jun 26, 2018 at 6:49 PM

Hi John,

Attached is the signed verification.

Thanks,
Peter

[Quoted text hidden]

3 attachments

image001.png

E-MAIL 1172

7/29/2020

Gmail - Special Rog and RFP responses; flash drive contents

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5966
650.312.5982 Fax

25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5966
650.312.5982 Fax

image001.png
25K

 signed verification.pdf
542K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Jun 26, 2018 at 9:49 PM

Thank you Peter.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Wed, Jun 27, 2018 at 8:55 PM

Peter: Did you shuffle the nannycam files so they are NOT in chronological order on the drive? If not, redobeth a good shuffle - easiest is to use a random number generator. The 2 minute clips should be randomly shuffled, just like the new names you created.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Della Lau <DellaLau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Thu, Jun 28, 2018 at 1:00 AM

Jie Jie,

The filenames are random numbers, so they are shuffled. I also "touched" the last modified dates for all files. They will need to view each video in order to see the timestamp and sort them one by one that way. All files chosen to be produced were from the 2-3 days prior to the Martin meeting.

John, do we need to stamp "Confidential" on the tax returns according to the protective order? Would you like me to do that in Acrobat? While we're at it, do you want me to include the state income tax returns as well (that will increase the page count over 2x), or do you want to save them for the next supplemental production.

-Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>, Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Della Lau <DellaLau@launet.com>

Thu, Jun 28, 2018 at 8:36 AM

Hi Peter –

We should only stamp "CONFIDENTIAL" if we have a genuine concern that the docs will be misused by Debby outside of the litigation. If so, then yes, go ahead and do that and send me a new pdf and I will replace those files on the thumb drive we send to Sheppard tomorrow.

Thanks,

E-MAIL 1173

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Thursday, June 28, 2018 1:01 AM
To: Shan-Yuan Ho
Cc: Della Lau; John Minton
Subject: Re: Special Rog and RFP responses; flash drive contents

Jie Jie,

[Quoted text hidden]
[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Thu, Jun 28, 2018 at 12:00 PM

Hi John,

Please replace the pdf on the thumb drive with [this one](#) (stamped CONFIDENTIAL).

Thanks,
Peter

[Quoted text hidden]

2 attachments



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Thu, Jun 28, 2018 at 2:16 PM

E-MAIL 1174

Done.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Thursday, June 28, 2018 12:00 PM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Special Rog and RFP responses; flash drive contents

Hi John,

Please replace the pdf on the thumb drive with [this one](#) (stamped CONFIDENTIAL).

Thanks,

Peter

On Thu, Jun 28, 2018 at 8:36 AM John Minton <jminton@ayhmh.com> wrote:

Hi Peter –

We should only stamp “CONFIDENTIAL” if we have a genuine concern that the docs will be misused by Debby outside of the litigation. If so, then yes, go ahead and do that and send me a new pdf and I will replace those files on the thumb drive we send to Sheppard tomorrow.

Thanks,

John

E-MAIL 1175

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Jul 2, 2018 at 3:29 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

John: Is it possible to send Jeff everything but delay the current innocuous nannycam tapes until after Debby's deposition next week? Maybe state we have so many hours, but ran into a format issue, etc. Even though we did not give them any of the smoking-gun tapes, they definitely know we have it and they know full well that we will produce it later. Giving them the nannycam recordings before Debby's first deposition date hurts us and here is why. If I were in Debby's shoes, I now know the angle, location, and recording format, and so can pretty much guess what has been recorded, what is kept back, and what is not recorded. I think Debby will be much more guarded regarding questions about conversations which took place in the kitchen. All this could have been avoided if Debby had kept her deposition date of June 6, but maybe there is no way around this now. -SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Jul 2, 2018 at 3:45 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Hi SYH –

It's already out the door unfortunately. You shouldn't worry though. There is no escape for her on so many of my questions. I'm really looking forward to it.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1176

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Jul 2, 2018 at 4:23 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Della N. Lau" <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@gmail.com>

Thanks John. I am just overly cautious. I know you will do a great job while at the same time putting her through hell. We are all looking forward to Round 1 -SYH

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

FW: Ho Trust - Filed Stipulation and Protective Order

10 messages

John Minton <jminton@ayhmh.com>

Wed, Jun 27, 2018 at 3:09 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

FYI

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Wednesday, June 27, 2018 3:08 PM
To: John Minton
Cc: Sarah Sheppard; Daniel E. Lassen
Subject: Ho Trust - Filed Stipulation and Protective Order

Attached please find the filed stipulation and protective order, signed and filed by the court this afternoon.

Please let us know if you have questions or concerns.

Best regards,

Jeff

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION1650 Borel Place, Suite 104
San Mateo, California 94402Email: jloew@loewlawgroup.comWeb: www.loewlawgroup.com

Phone: 650.397.8700

E-MAIL 1178

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604465315046676190&simpl=msg-f%3A1604465...>

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

 **Ho Trust - Stipulated Protective Order.pdf**
279K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Sep 17, 2018 at 11:36 AM

Hi John,

For the [Stipulated Protective Order](#), we would like to add "Shan-Tai Ho" and "Shan-Wei Ho" in Section (A)(3), which we previously forgot, to allow them to see Debby's confidential documents. They are James' closest nephews and medical doctors that were involved in helping James with his brain tumor. If Sophie and Rita can see the confidential documents, then Shan-Tai and Shan-Wei should be allowed to as well. FYI, Shan-Tai and Shan-Wei were closer to James and knew of his medical condition much more so than my sister Shan-Yuan.

Thanks,
Peter

[Quoted text hidden]

LOEW LAW GROUP 
A PROFESSIONAL LAW CORPORATION
8K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Sep 17, 2018 at 1:25 PM

Hi Peter –

Got it. I will discuss with Jeff. We will need his consent, or we will need to file a motion to amend the SPO.

Thanks,

John

John D. Minton

E-MAIL 1179

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604465315046676190&simpl=msg-f%3A1604465...>



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Monday, September 17, 2018 11:37 AM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: FW: Ho Trust - Filed Stipulation and Protective Order

Hi John,

For the [Stipulated Protective Order](#), we would like to add "Shan-Tai Ho" and "Shan-Wei Ho" in Section (A)(3), which we previously forgot, to allow them to see Debby's confidential documents. They are James' closest nephews and medical doctors that were involved in helping James with his brain tumor. If Sophie and Rita can see the confidential documents, then Shan-Tai and Shan-Wei should be allowed to as well. FYI, Shan-Tai and Shan-Wei were closer to James and knew of his medical condition much more so than my sister Shan-Yuan.

Thanks,

Peter

On Wed, Jun 27, 2018 at 3:09 PM John Minton <jminton@ayhmh.com> wrote:

FYI

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Wednesday, June 27, 2018 3:08 PM
To: John Minton
Cc: Sarah Sheppard; Daniel E. Lassen
Subject: Ho Trust - Filed Stipulation and Protective Order

Attached please find the filed stipulation and protective order, signed and filed by the court this afternoon.

Please let us know if you have questions or concerns.

Best regards,

E-MAIL 1180

Jeff

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

Error! Filename not specified.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Sep 17, 2018 at 1:29 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –It seems to me that Debby wants to keep confidential finance-related documents, not medical documents. Are you wanting these two additional people to see Debby's finance-related documents? If so, why?

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1181

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604465315046676190&simpl=msg-f%3A1604465...>

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: "John D. Minton" <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Sep 19, 2018 at 10:11 AM

Hi John,

Absolutely. My cousin Shan-Tai was very close to my father since he was born. Shan-Tai was upset at the selling of the CSM house and the insane exchange purchase of 107 Flying Cloud Isle, regarding which he unhappily stated to Dad that the house was inappropriate for an old man in his condition. 229 Fulton St was even more inappropriate for Dad. My cousin Shan-Tai is shocked at what happened, and was like a son to my father. The day after Dad died, he was the first person Debby called to start lying to him. She did what she usually does--her usual MO of tearing apart our family through her manipulation and lies. He is really concerned and asks what is happening. My sister Shan-Yuan has been talking to him about this case, gets his opinion, and wants him to see the evidence for discussion. She is now limited with the SPO. If needed, we can swap out my sister's name on the SPO and replace it with his.

Thanks,

Peter

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.312.5940
 650.312.5989 Fax

image001.png
 25K

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.312.5940
 650.312.5989 Fax

image001.png
 25K

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.312.5940
 650.312.5989 Fax

image001.png
 25K

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Sep 19, 2018 at 10:41 AM

Hi Peter –

E-MAIL 1182

7/29/2020

Gmail - FW: Ho Trust - Filed Stipulation and Protective Order

Understood, thank you. I will take the issue up with Jeff.

Best,

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Sep 19, 2018 at 4:27 PM

Jeff is considering this issue. I will follow up with him if he takes too long.

[Quoted text hidden]

1 Jeffrey R. Loew, Esq. (Bar No. 216808)
2 Sarah B. Sheppard, Esq. (Bar No. 234341)
3 Loew Law Group, A Professional Law Corporation
4 1650 Borel Place, Suite 104
5 San Mateo, California 94402
6 Telephone: (650) 397-8700
7 Facsimile: (650) 397-8889

8 Attorneys for Respondent DEBBY CHANG

ENDORSED FILED
SAN MATEO COUNTY

JUN 27 2018

Clerk of the Superior Court
By DENISE SAXELBY
DEPUTY CLERK

7 **FEE PAID/WAIVED**

8 SUPERIOR COURT OF THE STATE OF CALIFORNIA

9 COUNTY OF SAN MATEO

11 In re the Matter of:

Case No. 17PRO00973

12 TRUST A UNDER THE JAMES F. HO
13 AND GRACE C. HO DECLARATION OF
14 TRUST DATED SEPTEMBER 11, 1992, as
15 amended

STIPULATION AND [PROPOSED]
PROTECTIVE ORDER RE DOCUMENTS

17 PETER C. HO, TRUSTEE OF TRUST A
18 OF THE JAMES F. HO AND GRACE C.
19 HO DECLARATION OF TRUST
DATED SEPTEMBER 11, 1992, as
amended,

20 Petitioner,

21 vs.

22 DEBBY CHANG, and DOES 1 through
20, inclusive

23 Respondents.

Petitioner and Trustee Peter C. Ho has requested production of certain documents (the "Requested Documents") related to the matters at issue in the present action, *In re Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended*, San Mateo County Superior Court Case No. 17PRO00973 (the "Action"), pursuant to document requests and subpoenas served on Respondent Debby Chang and certain third parties, including the following:

- Business and Tax Records of Lewmar Tax Services pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the "Lewmar Documents");
- Business and Financial Records of Cathay Bank pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the "Cathay Bank Documents");
- Business and Financial Records of J.P. Morgan Chase Bank, N.A., pertaining to Respondent Debby Chang, for the period from January 1, 2003 through September 5, 2017 (the "J.P. Morgan Chase Documents");
- Business and Tax Records of Sufen Tammy Yu, EA, Tax Servicer, for the period from January 1, 2003 through September 5, 2017 (the "Sufen Tammy Yu Documents");
- Other Business, Tax and Financial records pertaining to Respondent Debby Chang in Respondent's possession or control, including Respondent's income tax returns and revocable living trust documents, for the period from January 1, 2003 through September 5, 2017 (the "Debby Chang Documents").

IT IS HEREBY STIPULATED AND AGREED, by and between the Parties, through their undersigned counsel, that the following Stipulated Protective Order ("Stipulation" or "Stipulated Protective Order") be entered with respect to those Requested Documents produced in the Action, which shall include the Lewmar Documents, the Cathay Bank Documents, the J.P. Morgan Chase Documents, the Sufen Tammy Yu Documents (collectively, the "Third Party

1 Financial Documents"). The Stipulated Protective Order shall further be entered with respect to
2 all of the Debby Chang Documents or documents produced by any Party that are designated as
3 "Confidential" pursuant to this Stipulation. The Third Party Financial Documents, and all other
4 documents or material designated as "Confidential" as described herein, shall henceforth be
5 referred to as the "Confidential Documents" or "Confidential Material." This Stipulated
6 Protective Order shall not apply to documents or materials in the possession of a signatory to
7 the Stipulated Protective Order prior to the execution of the Stipulated Protective Order by the
8 Parties' counsel.

9 A. Persons to Whom Confidential Documents May be Disclosed

10 1. The Parties anticipate that the Third Party Financial Documents shall be
11 produced, pursuant to subpoena, by the respective third parties possessing those documents.
12 The Parties further anticipate that the Parties may produce further documents designated as
13 "Confidential." The Third Party Financial Documents, and all other documents designated as
14 "Confidential," may be disclosed only to the persons identified in Section (A)(3) below of this
15 Stipulated Protective Order, may be used for purposes of this lawsuit and shall not be used for
16 any business, proprietary or commercial purpose.

17 2. Each page of any document intended to be subject to this Stipulated Protective
18 Order, other than the Third Party Financial Documents described herein, shall be designated
19 "Confidential." Such designation shall be stamped or affixed so as not to obscure or deface the
20 material or any portion of its contents. Should the Parties or their counsel, or any other person
21 or entity who obtains access to any material encompassed under this Stipulated Protective
22 Order, make copies, duplicates, or extracts of or from such Confidential Material, or any portion
23 thereof: the designation "Confidential" shall also be stamped on or affixed to such copies,
24 duplicates or extracts, and all references in this Stipulated Protective Order shall be deemed to
25 include and apply to such copies, duplicates and/or extracts of all information derived from
26 Confidential Material, and to Confidential Material marked as exhibits at depositions or
27 otherwise used during the litigation. If a Party designates certain documents as "Confidential"
28

1 and later determines that such documents shall not have been so designated, it shall provide
2 written notice of the removal of the designation along with a duplicate copy of the documents
3 without the "Confidential" marking. If counsel for a Party receiving documents, testimony or
4 information, designated as "Confidential," objects to such designation with respect to any or all
5 of such items, said counsel shall advise counsel for the Party asserting confidentiality (the
6 "Designating Party"), in writing, of such objections, the specific documents, testimony or
7 information to which each objection pertains, and the specific reasons and support for such
8 objections (the "Designation Objections"). The Parties, through counsel, shall meet and confer
9 in good faith within four (4) days after the Designating Party's receipt of the written
10 Designation Objections, to attempt to resolve the Objections. If the Parties cannot resolve the
11 Objections through the meet and confer process, counsel for the Designating Party shall have
12 fourteen (14) days after receipt of the written Designation Objections to either (a) agree in
13 writing to re-designate the documents, testimony or information pursuant to any or all of the
14 Designation Objections and/or (b) file an ex parte application with the Court seeking to uphold
15 any or all designations on documents, testimony or information addressed by the Designation
16 Objections (the "Designation Motion"). Pending a resolution of the Designation Motion by the
17 Court, any and all existing designations on the documents, testimony or information at issue in
18 such Motion shall remain in place. The Designating Party shall have the burden on any
19 Designation Motion to establish the applicability of its "Confidential" designation. In the event
20 that the Designation Objections are neither timely agreed to nor timely addressed in the
21 Designation Motion, then such documents, testimony or information shall be re-designated in
22 accordance with the Designation Objection applicable to such material.

23 3. All of the Third Party Financial Documents described herein, and all other
24 Confidential Material, and any portion thereof, including copies thereof, information contained
25 therein and any abstracts, extracts, indices, summaries, charts, notes or other information
26 derived therefrom, shall be deemed confidential, shall be used solely for the purposes of
27 litigation, trial, appeals or settlement of this Action, and shall not be disclosed, given, shown,

1 made available, discussed or otherwise communicated in any way to anyone other than: (a) the
2 Court and Court personnel, (b) the Parties in this Action, along with interested persons Shan-
3 Yuan "Diane" Ho, Della N. Lau, Shirley "Sophie" Chang Saeed, and Rita Chang, provided
4 those interested persons have signed this Stipulated Protective Order or the Acknowledgment
5 and Agreement to be Bound attached hereto as Exhibit "A," (c) any current or former counsel
6 for any Party or for any interested person described in this Section A(3) above, or the officers,
7 directors or employees of each such Party or interested person who are needed to assist its
8 counsel in this Action, (d) stenographic reporters, (e) any expert consultant retained by each
9 Party in connection with this Action, (f) witnesses and potential witnesses at, and in preparation
10 for, deposition, trial or hearing herein, and (g) outside vendors who perform photocopying,
11 bates labeling or other clerical functions ("Outside Vendors"). Confidential Material may not be
12 disclosed to any other person or entity, other than the signatories of this Stipulation or the
13 Acknowledgment and Agreement to be Bound attached hereto as Exhibit "A," without the prior
14 written consent of the Party asserting confidentiality or further order of the Court. Any
15 disclosure should be only to the extent reasonably necessary to effective prosecution and
16 defense of the Parties' claims in this Action, and for no other purpose.

17 4. Confidential Material shall be copied only by counsel in this Action (or by
18 clerical personnel or Outside Vendors assisting such counsel) and only for purposes permitted
19 by this Stipulated Protective Order, and control and distribution of Confidential Material and
20 copies thereof shall be the responsibility of such counsel, who shall maintain a list of all persons
21 to whom Confidential Material has been disclosed as well as the written assurances executed by
22 such persons as provided in Section (A)(3).

B. Protecting Confidential Information at Depositions

24 1. If the Confidential Material is disclosed during any deposition, counsel for the
25 Party asserting confidentiality shall be entitled to request that any persons present at the
26 deposition be required to sign an Acknowledgment in the form attached hereto as Exhibit "A".

1 2. If any Confidential Material is marked as an exhibit in a deposition, or during a
2 hearing herein, and/or its contents are disclosed, wholly or partially, in the course of the
3 testimony at such deposition, or hearing, counsel may advise the reporter taking and
4 transcribing the testimony at such deposition or hearing and may request that the reporter mark
5 the exhibit itself, as well as the portions of the transcript containing such disclosure, as
6 "Confidential" and shall be deemed Confidential Material. To this end, the reporter shall not
7 furnish copies thereof to anyone other than counsel of record for the Parties, and other parties to
8 this Action or the interested persons described in Section A(3) above who have signed this
9 Stipulated Protective Order or the Acknowledgment and Agreement to be Bound attached
10 hereto as Exhibit "A," and, if so requested by counsel, the witness or the witness's counsel.

C. Use of Confidential Information in Court Filings

12 The Parties agree that they are not required to file pleadings and other papers submitted
13 to the Court pursuant to this litigation under seal, except that the Parties agree that any
14 Confidential Material or any portion thereof quoted therein or appended thereto, shall be
15 submitted to the Court under seal pursuant to California Rules of Court Rule 2.550, et seq. The
16 Parties acknowledge that they agree to comply with California Rules of Court Rule 2.550 et
17 seq.

D. No Restrictions

19 Nothing in this Stipulated Protective Order shall (a) restrict the Parties' rights with
20 respect to their own documents or information; (b) restrict the Parties' rights with regard to any
21 documents which are not designated as Confidential Material pursuant to this Stipulation; (c)
22 prejudice the Parties' rights to object to the production or disclosure of documents or other
23 information that they consider not subject to discovery; or (d) prejudice the Parties' right to
24 seek, either by agreement or by application to the Court, greater or lesser protection than that
25 provided herein, or modification of the terms of this Stipulated Protective Order.

E. Return of Confidential Materials

Within thirty (30) days of the conclusion of this Action, all materials designated as Confidential Material by this Stipulation shall be returned to counsel for the Party asserting confidentiality or destroyed. This provision shall not apply to court filings or file copies of pleadings, briefs or correspondence maintained by the Parties' respective counsel in the ordinary course of business.

F. Binding Effect

8 This Stipulation shall remain in full force and effect at all times during which the
9 Parties, or any person having executed the acknowledgment described in Section (B)(1) above,
10 retains in his, her or its possession, custody or control any Confidential Material.

G. Other Parties to the Lawsuit

12 No Confidential Material shall be disclosed to any other parties to the Action or their
13 counsel, except upon their agreeing to be bound by the provisions of this Stipulated Protective
14 Order.

H. Additional Rights

16 This Stipulated Protective Order is without prejudice to the Parties' respective rights to
17 move the Court for an order for good cause shown for protection of Confidential Material
18 sought by or produced through discovery, which protection is different from or in addition to
19 that provided for in this Stipulated Protective Order, and such right is expressly reserved.
20 Similarly, the Parties expressly reserve the right at any time to request the Court to authorize
21 disclosure other than contemplated hereunder of materials subject to this Stipulated Protective
22 Order.

I. Submission to the Court

24 The Parties agree to submit this Stipulated Protective Order for entry by the Court. The
25 Parties agree to be bound by its terms prior to entry by the Court.

1 J. Use at Trial

2 This Stipulated Protective Order is not intended to govern the use of Confidential
3 Material as trial exhibits. Such issues will be addressed in a separate pre-trial order.

4 ENTRY OF THE FOREGOING PROTECTIVE ORDER IS HEREBY AGREED TO
5 BY THE PARTIES, ACTING THROUGH THEIR RESPECTIVE COUNSEL, AS
6 IDENTIFIED BELOW, AND WILL BECOME EFFECTIVE AS OF THE DATE OF
7 EXECUTION BY THE UNDERSIGNED COUNSEL.

8

9

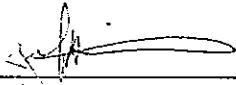
10 Date: June 26, 2018

11 
12 By: _____ Jeffrey R. Loew, Esq., Counsel for Respondent Debby Chang

13

14 Date: June 25, 2018

15

16 By:  John D. Minton, Esq., Counsel for Petitioner and Trustee Peter C. Ho

ACKNOWLEDGMENT AND AGREEMENT TO BE BOUND

I, _____ declare under penalty of perjury that I have
read in its entirety and understand the Stipulated Protective Order that was issued by the San
Mateo County Superior Court on _____, 2018, in the matter of *In re Trust A Under*
the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, as amended,
San Mateo County Superior Court Case No. 17PRO00973 (the “Action”).

7 I agree to comply with and be bound by all the terms of the Stipulated Protective Order
8 and I understand and acknowledge that failure to so comply could expose me to sanctions and
9 punishment in the nature of contempt. I solemnly promise that I will not disclose in any manner
10 any information or item that is subject to this Stipulated Protective Order to any person or entity
11 except in strict compliance with the provisions of this Order.

I further agree to submit to the jurisdiction of the Superior Court of the State of California, County of San Mateo for the purpose of enforcing the terms of this Stipulated Protective Order, even if such enforcement proceedings occur after termination of the Action.

15 Date: _____

16 City and State where sworn and signed:

17 Printed name: _____

Signature:

EXHIBIT A

ORDER

Having received the Parties' Stipulation set forth above and good cause appearing therefore:

4 IT IS HEREBY ORDERED that the Parties and their counsel shall be bound by the terms
5 of the Stipulation set forth herewith and the Court shall retain jurisdiction to enforce the terms
6 of said Stipulation and enter all appropriate orders related thereto.

Dated: JUN 27 2018

GEORGE A. MIRAM

Judge of the Superior Court



Peter Ho <peter.ho@gmail.com>

Supplemental Interrogatory Response

2 messages

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Jun 27, 2018 at 11:32 AM

Hi Peter –

See draft response to Special Interrogatory No. 4, attached. Can I please have your signed Verification.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Peter_s Supplemental Response to Special Interrogatory No. 4.DOCX
 26K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Jun 27, 2018 at 1:51 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Please see attached.

Thanks,

Peter

[Quoted text hidden]

3 attachments

E-MAIL 1194

7/29/2020

Gmail - Supplemental Interrogatory Response

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5966
650.312.5982 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5966
650.312.5982 Fax

image001.png
25K

 **Verification for Supplemental Special Rogs (signed).PDF**
197K

E-MAIL 1195

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604451698486301576&simpl=msg-f%3A16044516...> 2/2

1 ANDERSON YAZDI HWANG MINTON + HORN LLP
2 John D. Minton (Bar No. 223823)
3 Daniel E. Lassen (Bar No. 271446)
350 Primrose Road
3 Burlingame, California 94010
4 Telephone: (650) 212-5900
4 Facsimile: (650) 212-5999

5 Attorneys for Petitioner and Trustee
Peter C. Ho

6

7

8 SUPERIOR COURT OF CALIFORNIA
9 COUNTY OF SAN MATEO

10

11 In Re the Matter of

No. 17-PRO-00973

12 TRUST A UNDER THE JAMES F. HO
13 AND GRACE C. HO DECLARATION
14 OF TRUST DATED SEPTEMBER 11,
15 1992, as amended

SUPPLEMENTAL RESPONSE TO
SPECIAL INTERROGATORIES, FIRST
SET

16 PETER C. HO, TRUSTEE OF TRUST A
17 OF THE JAMES F. HO AND GRACE C.
18 HO DECLARATION OF TRUST DATED
19 SEPTEMBER 11, 1992,

Petitioner,

20 vs.

21 DEBBY CHANG, and DOES 1 through
22 20, inclusive,

Respondents.

1 PROPOUNDING PARTY: Respondent, Debby Chang

2 RESPONDING PARTY: Petitioner, Peter C. Ho

3 SET NUMBER: One (Supplemental)

4 Petitioner Peter C. Ho (“Responding Party”) provides his Supplemental Response to
5 Respondent Debby Chang’s First Set of Special Interrogatories, as follows:

6 **GENERAL RESPONSE**

7 Responding Party has not fully completed his discovery in this action, and has not
8 completed his preparation for trial. All of the responses contained herein are based only upon
9 such information and documents which are presently available to and specifically known to
10 Responding Party.

11 It is anticipated that further discovery, independent investigation, legal research and
12 analysis will supply additional facts, add meaning to the known facts, as well as establish entirely
13 new factual conclusions and legal conclusions and legal contentions, all of which may lead to
14 substantial additions to, changes in, and variations from, the contentions herein set forth. The
15 following interrogatory responses are given without prejudice to Responding Party’s right to
16 produce evidence of any subsequently discovered fact or facts which Responding Party may later
17 recall. Responding Party accordingly reserves the right to change any and all responses herein as
18 additional facts are ascertained and/or recalled and analysis thereof is made. The responses
19 contained herein are made in good faith to supply as much factual information and as much
20 specification of legal contentions as is presently known, but should in no way be to the prejudice
21 of this party in relation to further discovery, research, investigation or analysis.

22 **GENERAL OBJECTIONS**

23 1. These responses are limited to the information that is currently available to
24 Responding Party.

25 2. When Responding Party specifically repeats one or more of these general
26 objections in response to a specific request, such a specific response shall not be deemed a waiver
27 of these general objections.

3. Responding Party reserves all rights to object to the competency, relevancy, materiality and admissibility of the information sought in these requests, and hereby does object on those grounds, as applicable.

4. Responding Party objects to the requests insofar as they seek information protected by the attorney-client privilege and/or the attorney work product doctrine. Responding Party's responses are subject to such privileges, protections, or doctrines and any inadvertent disclosure of privileged information is not intended to be, nor shall be construed as, a waiver of such privileges, protections or doctrines.

5. Responding Party reserves all rights to object on any ground to the use of any of the responses to these requests in any subsequent proceeding, including the trial of this or any other action.

These General Objections and the General Response are incorporated by reference into each of the specific responses below.

RESPONSES TO FORM INTERROGATORIES

SPECIAL INTERROGATORY NO. 1:

Describe in detail ALL financial account(s) in DECEDENT'S name (in either his personal capacity or as trustee), from January 1, 2005 through September 5, 2017.

RESPONSE TO SPECIAL INTERROGATORY NO. 1:

Responding Party lacks the information required to respond comprehensively to this request because James Ho never told him of all of his accounts. Subject to this objection, and the General Objections and the General Response, Responding Party responds as follows:

<u>Institution</u>	<u>Last four digits of account number</u>
Ameritrade	7986
Chase	1251
Chase	3228
Chase	8958
Lincoln Financial	5740
New York Life	3108

1 VALIC 3932
2 Vanguard 6774
3 Wells Fargo 2248
4 Wells Fargo 4445
5 Wells Fargo 7120
6 Wells Fargo 7893

7 Responding Party continues to gather information related to this interrogatory and will
8 supplement this response as required if further information is discovered.

9 Dated: June 29, 2018 ANDERSON YAZDI HWANG MINTON + HORN LLP
10

11 By: _____
12 Daniel E. Lassen
13 Attorneys for Petitioner and Trustee
14 Peter C. Ho
15
16
17
18
19
20
21
22
23
24
25
26
27
28

VERIFICATION

I, Peter C. Ho, declare:

I am the Petitioner in this case. I have read the foregoing Supplemental Response to Special Interrogatories, First Set, and know the factual contents thereof. The same is true of my own personal knowledge, except as to those matters stated on information and belief, and as to those matters I am informed and believe that they are true.

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

Dated: _____

Peter C. Ho

51476-00001\WorkSite\9278748.1

1
2 **VERIFICATION**
3

4 I, Peter C. Ho, declare:
5

6 I am the Petitioner in this case. I have read the foregoing Supplemental Response to
7 Special Interrogatories, First Set, and know the factual contents thereof. The same is true of my
8 own personal knowledge, except as to those matters stated on information and belief, and as to
9 those matters I am informed and believe that they are true.
10

11 I declare under penalty of perjury under the laws of the State of California that the
12 foregoing is true and correct.
13

14 Dated: 6-29-18
15

16 
17

18 Peter C. Ho
19

20 51476-00001\WorkSite\9278748.1
21

22
23
24
25
26
27
28



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>

Fri, Jun 29, 2018 at 5:01 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find copies of the following:

1. Dan's letter to Sarah Sheppard of today's date;
2. Peter's Supplemental Response to Debby Chang's First Set of Special Interrogatories; and
3. Peter's Responses to Debby Chang's Revised First Request for Production of Documents.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1202

3 attachments

-  **Ho_ Peter_s Supplemental Response to Debby_s First Set of Special Interrogatories (2).PDF**
1957K
 -  **Ho_ 6-29-18 D. Lassen Ltr to S. Sheppard (2).PDF**
265K
 -  **Ho_ Peter_s Responses to Debby_s Revised First Request for Production of Documents (2).PDF**
2581K
-

E-MAIL 1203<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1604653606240334322&simpl=msg-f%3A16046536...> 2/2

ANDERSON YAZDI
LAW FIRM OF
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

Daniel E. Lassen

dlassen@aymh.com

June 29, 2018

Via Email and U.S. Mail

Sarah B. Sheppard, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

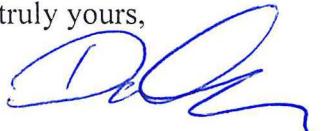
Re: Ho vs. Chang, et al.

Dear Sarah:

Further to my letter of June 22, 2018, enclosed please find the following:

1. Supplemental response to Special Interrogatory No. 4.
2. A thumb drive containing (a) videos responsive to Form Interrogatory No. 12.4 and (b) tax returns responsive to Request for Production No. 9. The Bates range for the production is PH 2612 – PH 2664.
3. Responses to Respondent's Revised First Set of Requests for Production.

Very truly yours,



Daniel E. Lassen

DEL/cal

Encls.

51476-00001\WorkSite\9280230.1



Peter Ho <peter.ho@gmail.com>

FW: Ho v. Chang- discovery- further meet and confer

4 messages

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>
 Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Jul 3, 2018 at 4:17 PM

Dear all –

See below and attached. We will extend their deadline to July 30 to move to compel. In the meantime, we need to produce further documents by July 20. Can you please discuss amongst yourselves how to make a big enough production that it bogs them down for awhile.

I realize that the production may be impacted by how much we accomplish with Debby on July 12 and 18. Assuming we get good chunks of testimony by the end of Session 2, we should plan on making a significant production on the 20th so that we steer clear of a motion to compel.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Tuesday, July 03, 2018 1:20 PM
To: Daniel E. Lassen
Cc: John Minton; Jeff Loew; Carol Loza
Subject: Ho v. Chang- discovery- further meet and confer

Hello Daniel:

E-MAIL 1205

Please find attached correspondence concerning the Ho v. Chang matter. We look forward to hearing from you shortly.

Please let us know if you have any questions or concerns.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

 Ho v Chang- Letter to Lassen- 7-3-2018.pdf
73K

7/29/2020

Gmail - FW: Ho v. Chang- discovery- further meet and confer

To: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Hi John and Dan,

Here's the big pdf file (4291 pages, 305 MB) for you to download: [Further Supplemental Production 1.pdf](#)

There are now 3789 pages of medical records and over 350 pages of financial statements.

The scrambled index showing what's in the file can be found here: [Document Index](#)

A few notes:

1. The federal tax returns we produced last time are complete. They need to specify exactly what they think is missing in the 2012 and 2015 tax returns. For this production, I'm including copies of the corresponding filed state tax returns (which also happen to include the federal tax returns).
2. Ameritrade 7986 account: I used to have access online, but not anymore. I do not have any statements for this brokerage account.
3. New York Life 3108 account: this account was closed a few years ago, and I do not have online access nor any financial statements.
4. Wells Fargo 4445 account: this account was closed a few years ago, and I do not have online access nor any financial statements.
5. I redacted our parents' Trust document as they did with theirs; it now only shows the beneficiary information.

If you see anything that needs to be removed/modified/corrected, please let me know ASAP, and I may be able to make the changes before the end-of-day deadline.

Thanks,
Peter

[Quoted text hidden]

4 attachments



[image001.png](#)
8K



320 Pinrose Road
Burlingame, CA 94010
www.andersonyazdi.com

[image002.png](#)
25K



[image001.png](#)
8K



320 Pinrose Road
Burlingame, CA 94010
www.andersonyazdi.com

[image002.png](#)
25K

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Fri, Jul 20, 2018 at 9:10 AM

Hi Peter –

All sounds fine for now except we can't be redacting trust documents when we're on the side of the case we're on. Remember – you and Debby are not identically situated in this case. Can you please undo the redaction of the trust document – which established the very trust that we're suing on behalf of – and let me know when that is done. Then I will have Dennis and Carol work on getting the docs on a thumb drive.

E-MAIL 1207

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Jul 20, 2018 at 1:03 PM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Carol Loza <cloza@ayhmh.com>, Dennis Britschgi <dBritschgi@ayhmh.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Thanks – Carol and Dennis, pls see below.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Friday, July 20, 2018 11:54 AM
To: John Minton
Cc: Daniel E. Lassen; Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: FW: Ho v. Chang- discovery- further meet and confer

E-MAIL 1208

Hi John,

I replaced the big pdf file (4291 pages, 306 MB, redaction removed) for you to download: [Further Supplemental Production 1.pdf](#)

Thanks,

Peter

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]

Sent: Tuesday, July 03, 2018 1:20 PM

To: Daniel E. Lassen

Cc: John Minton; Jeff Loew; Carol Loza

Subject: Ho v. Chang- discovery- further meet and confer

Hello Daniel:

Please find attached correspondence concerning the Ho v. Chang matter. We look forward to hearing from you shortly.

Please let us know if you have any questions or concerns.

Thank you,

Sarah

E-MAIL 1209

Sarah B. Sheppard, Esq.

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1210

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605013203479210767&simpl=msg-f%3A16050132...> 6/6

July 3, 2018

Via Email & U.S. Mail
Daniel E. Lassen, Esq.
Anderson Yazdi Hwang Minton & Horn
350 Primrose Road
Burlingame, CA 94010

Re: Ho v. Chang, San Mateo County Superior Court Case No. 17PRO00973

Dear Daniel:

We have received the supplemental discovery responses dated June 29, 2018, submitted on behalf of Petitioner Peter Ho (“Petitioner”). We are also in receipt of the additional documents produced on July 2, 2018, in response to Respondent Debby Chang’s First Request for Production of Documents (“Document Requests”).

We are contacting you to further discuss deficiencies in your client’s document production as specified below. Please provide a written response to the concerns raised below, which directly pertain to the allegations made against Debby Chang in the First Amended Petition.

For example, Petitioner has failed to produce any of the Decedent’s account statements or any documentation of checks, money transfers, gifts or loans to Debby Chang. Your client has also failed to produce any of the Decedent’s medical records to support his allegations of Decedent’s incapacity.

Our client’s deadline to file a motion to compel is on or before July 9, 2018. Please confirm by Thursday, July 5, 2018, that you will agree to extend our deadline to file such a motion to July 30, 2018.

Requests for Production of Documents

Request for Production No. 1 requests documents concerning any financial accounts in the Decedent’s name (either in his personal capacity or trustee), including but not limited to beneficiary designation forms, account statements, checks registers, canceled checks, and deposit slips from January 1, 2005 through September 5, 2017. Please confirm your client will produce documents in response to Request No. 1 by July 20, 2018.

Request for Production Nos. 5, 6 and 7 request documents concerning any money/loan/gift paid by Decedent to Debby Chang including but not limited to account statements, check registers and canceled checks, from January 1, 2005 through September 5, 2017. Please confirm your client will produce documents in response to Request Nos. 5, 6, and 7 by July 20, 2018.

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

Request for Production No. 8 requests all documents concerning Decedent's medical care from January 1, 2005 through September 5, 2017. Please confirm your client will produce documents in response to Request No. 8 by July 20, 2018.

Request for Production No. 9 requests all documents concerning Decedent's tax return from January 1, 2005 through September 5, 2017. To date, it appears, your client has produced incomplete tax return information for 2012 and 2015. Please confirm your client will produce all documents in response to Request No. 9 by July 20, 2018.

Request for Production No. 10 requests all documents concerning Decedent's estate planning documents, including but not limited to wills, trusts, power of attorney, advanced health care directive, and beneficiary designations forms. Please confirm your client will produce documents in response to Request No. 10 by July 20, 2018.

Request for Production No. 11 requests all documents concerning Decedent's life insurance policies, including but not limited to account statements, policies, and beneficiary designation forms. Please confirm your client will produce documents in response to Request No. 11 by July 20, 2018.

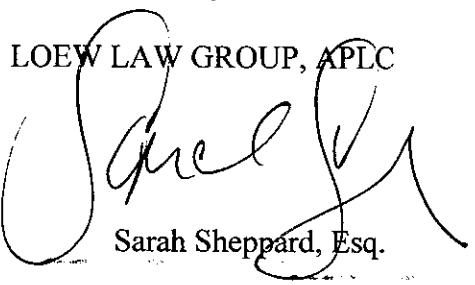
Please also confirm your client agrees to provide documents by July 20, 2018, to the revised Request for Production Nos. 21, 22, 24, 25 and 27.

Once we obtain the documents you have agreed to produce, we will review them and determine whether there is a need to further meet and confer. It remains our hope to avoid filing a motion to compel and further litigation concerning discovery issues.

Please let me know when you would like to schedule a time to further discuss these issues.

Sincerely,

LOEW LAW GROUP, APLC


Sarah Sheppard, Esq.



Peter Ho <peter.ho@gmail.com>

Meeting July 10

4 messages

Della Lau <DellaLau@launet.com>

Thu, Jul 5, 2018 at 10:10 PM

To: John Minton <jminton@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi John,

Shan Yuan was originally planning on flying into SF on July 9 but had to change her plans due to a medical procedure she needs to undergo that day. As such, we would like to request that our July 10 meeting be done over the phone versus in person. Shan Yuan will be flying in July 11 so she and Peter will be at your office for the deposition on July 12. I will be at work and unable to attend the first deposition. I wanted to confirm our meeting time will be at 0930 am and that you are OK with the phone meeting.

Many thanks,
Della



This email has been checked for viruses by Avast antivirus software.

www.avast.com

John Minton <jminton@ayhmh.com>

Thu, Jul 5, 2018 at 10:18 PM

To: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi Della – Yes, a phone meeting is no problem. We are currently scheduled for July 10 at 9:30 a.m. If it would be more convenient to have the call at a different time that day, just let me know. I can be flexible. You may recall that I had a court appearance that afternoon at 2:00 p.m. The case settled yesterday, so while I still need to “appear” at the hearing, I can do so telephonically, and I expect the hearing to be less than an hour. So if you would rather start our call later (10:00 or 11:00) or do it at 3:00 p.m. or later, that is fine with me. Just let me know.

Thanks,

John

John D. Minton

E-MAIL 1213



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Della Lau <DellaLau@launet.com>
To: John Minton <jminton@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho"
<peter.ho@alumni.stanford.edu>

Sat, Jul 7, 2018 at 6:23 PM

Hi John,

We would like to have our conference call on 7/10/18 at 1130a. Please let us know if that will not for you!

Thank you and I hope you had a great 4th of July and weekend!

Della :-)

At 10:18 PM 7/5/2018, John Minton wrote:

Hi Della – Yes, a phone meeting is no problem. We are currently scheduled for July 10 at 9:30 a.m. If it would be more convenient to have the call at a different time that day, just let me know. I can be flexible. You may recall that I had a court appearance that afternoon at 2:00 p.m. The case settled yesterday, so while I still need to “appear” at the hearing, I can do so telephonically, and I expect the hearing to be less than an hour. So if you would rather start our call later (10:00 or 11:00) or do it at 3:00 p.m. or later, that is fine with me. Just let me know.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1214

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Thursday, July 05, 2018 10:11 PM
To: John Minton; 'Shan-Yuan Ho'; 'Peter C. Ho'
Subject: Meeting July 10

Hi John,

Shan Yuan was originally planning on flying into SF on July 9 but had to change her plans due to a medical procedure she needs to undergo that day. As such, we would like to request that our July 10 meeting be done over the phone versus in person. Shan Yuan will be flying in July 11 so she and Peter will be at your office for the deposition on July 12. I will be at work and unable to attend the first deposition. I wanted to confirm our meeting time will be at 0930 am and that you are OK with the phone meeting.

Many thanks,
Della



This email has been checked for viruses by Avast antivirus software.
www.avast.com



Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>
To: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Sun, Jul 8, 2018 at 9:49 AM

Hi all – confirmed for 11:30 a.m. this coming Tuesday. Looking forward to it.

Thanks!

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 1215

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Saturday, July 07, 2018 6:24 PM
To: John Minton; 'Shan-Yuan Ho'; 'Peter C. Ho'
Subject: RE: Meeting July 10

Hi John,

We would like to have our conference call on 7/10/18 at 1130a. Please let us know if that will not for you!

Thank you and I hope you had a great 4th of July and weekend!

Della :-)

At 10:18 PM 7/5/2018, John Minton wrote:

Hi Della – Yes, a phone meeting is no problem. We are currently scheduled for July 10 at 9:30 a.m. If it would be more convenient to have the call at a different time that day, just let me know. I can be flexible. You may recall that I had a court appearance that afternoon at 2:00 p.m. The case settled yesterday, so while I still need to “appear” at the hearing, I can do so telephonically, and I expect the hearing to be less than an hour. So if you would rather start our call later (10:00 or 11:00) or do it at 3:00 p.m. or later, that is fine with me. Just let me know.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Thursday, July 05, 2018 10:11 PM
To: John Minton; 'Shan-Yuan Ho'; 'Peter C. Ho'
Subject: Meeting July 10

Hi John,

Shan Yuan was originally planning on flying into SF on July 9 but had to change her plans due to a medical procedure she needs to undergo that day. As such, we would like to request that our July 10 meeting be done over the phone versus in person. Shan Yuan will be flying in July 11 so she and Peter will be at your office for the deposition on July 12. I will be at work and unable to attend the first deposition. I wanted to confirm our meeting time will be at 0930 am and that you are OK with the phone meeting.

Many thanks,

E-MAIL 1216

Della



This email has been checked for viruses by Avast antivirus software.

www.avast.com



Virus-free. www.avast.com



Peter Ho <peter.ho@gmail.com>

FW: Ho Trust

8 messages

John Minton <jminton@ayhmh.com>

Fri, Jul 6, 2018 at 11:21 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all – FYI below. I received a voicemail message from Jeff Loew yesterday inquiring as to whether you all might now be amenable to selling the Redwood City property and putting the proceeds into a blocked account. You can see my email below.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: John Minton
Sent: Thursday, July 05, 2018 10:19 PM
To: 'Jeff Loew'
Subject: Ho Trust

Hi Jeff –

Hope you had a good 4th.

Thanks for your vmail. I will discuss with my clients but suspect they will say that we should revisit after the deposition. Just so you/Debby can set expectations about timing...

Thanks,

E-MAIL 1218

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Fri, Jul 6, 2018 at 1:29 PM

Hi John,

Your response is great, as usual. Ha! They handed us a bargaining chip! I have not discussed with my siblings, but I am sure we are all on the same page: Keep things cordial and keep them on the hook for all kinds of discussions and negotiations (we get information as to their mindset and keep them motivated to move this lawsuit along). Our stance to selling only Redwood City property has not changed: The answer is NO.

We might be willing to consider the following: Debby sells McCollum property FIRST and puts the proceeds into a locked account. Then she can sell Redwood City property next and put it into a locked account, since both properties have Lis Pendens on them. The sales must be done in this exact sequential order. I will discuss this possibility with my siblings and get back to you.

In the meantime, we are focused on Debby's first 2 depositions and will not consider any type of discussion until ALL of Debby's depositions are over. So now, if she wants to waste time and have multiple days with many delays (until her last day of deposition), she suffers.

best,
Shan-Yuan
[Quoted text hidden]

E-MAIL 1219

7/29/2020

Gmail - FW: Ho Trust

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sat, Jul 7, 2018 at 12:23 PM

Hi SYH, agreed all around. I like it.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1220

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605266375618116547&simpl=msg-f%3A16052663...> 3/4

7/29/2020

Gmail - FW: Ho Trust



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

5 messages

Carol Loza <cloza@ayhmh.com> Mon, Jul 9, 2018 at 3:13 PM
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>
 Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

We received Sufen Tammy Yu's production of tax returns today.

Accordingly, attached please find Debby and James Chang's tax returns for 2009, 2010, 2011, 2012 and 2013. The returns for 2014-2017 will be sent in a subsequent email.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

5 attachments

Ho_ Debby and James Chang_s Tax Return for 2012.PDF
 1259K

Ho_ Debby and James Chang_s Tax Return for 2011 (2).PDF **E-MAIL 1222**
<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605552788955289644&simpl=msg-f%3A16055527...> 1/4

1403K

Ho_ Debby and James Chang_s Tax Return for 2010 (2).PDF

1364K

Ho_ Debby and James Chang_s Tax Return for 2009 (2).PDF

1269K

Ho_ Debby and James Chang_s Tax Return for 2013.PDF

1553K

Carol Loza <cloza@ayhmh.com>

Mon, Jul 9, 2018 at 3:16 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find Debby's and Debby and James Chang's tax returns for 2014, 2015, 2016 and 2017.

[Quoted text hidden]

4 attachments

Ho_ Debby and James Chang_s Tax Return for 2015.PDF

1502K

Ho_ Debby and James Chang_s Tax Return for 2014.PDF

1794K

Ho_ Debby Chang_s Tax Return for 2016.PDF

1789K

Ho_ Debby Chang_s Tax Return for 2017.PDF

2217K

Carol Loza <cloza@ayhmh.com>

Mon, Jul 9, 2018 at 3:23 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the Subpoena Status document, along with a note we received today from Margot Mackerrow. Ms. Mackerrow indicates in her brief note that she doesn't know who Debby Chang is, and therefore has no records to produce.

Please advise us on how you'd like us to handle the Mackerrow / Lewmar Tax Services subpoena.

Thank you.

[Quoted text hidden]

2 attachments

Ho_ 7-9-18 Subpoena Status.DOCX

E-MAIL 1223

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605552788955289644&simpl=msg-f%3A16055527...> 2/4

 12K

 **Ho_ Note from M. Mackerrow.PDF**
454K
Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Jul 9, 2018 at 4:04 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Carol,

Debby filed jointly with her husband James Chang, and while both of their SSNs are listed on the tax return, his SSN is listed first as the primary SSN: 566-25-6755. Margot probably filed away copies of the return under James Chang and his SSN.

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png

25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png

25K

Carol Loza <cloza@ayhmh.com>

Mon, Jul 9, 2018 at 4:37 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter:

I have a call in to Ms. Mackerrow and will keep everyone posted regarding this matter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

E-MAIL 1224

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>

Tue, Jul 10, 2018 at 1:02 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi ...

I haven't heard back from Margot Mackerrow ... left another message ... will keep you posted.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Jul 10, 2018 at 1:21 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Thanks, Carol.

Do you have any additional information on when Cathay Bank will produce the documents that were due last week on 7/5/18?

Thanks,

E-MAIL 1226

7/29/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Peter

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

300 Pinetree Road
Burlingame, CA, 94010
www.andersonyazdi.com

650.312.5868
650.312.5869 Fax

image001.png
25K



Peter Ho <peter.ho@gmail.com>

James Ho's weight spreadsheet and graph

2 messages

Peter C. Ho <peter.ho@gmail.com>

Tue, Jul 10, 2018 at 1:11 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Here is the link to [Dad's weight](#) (spreadsheet and graph) from the last two years of his life. His weight loss tracks well with his multiple myeloma symptoms: in Nov 2016 when he started getting sick and in May 2017 when he stopped responding to chemo.

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Tue, Jul 10, 2018 at 1:12 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wow, this is vivid. Thank you. Very sad.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1228

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ar-6309476586270090714&simpl=msg-a%3Ar-28805...> 1/1



Peter Ho <peter.ho@gmail.com>

"Loan" written on cashier's check

3 messages

John Minton <jminton@ayhmh.com>

Wed, Jul 11, 2018 at 12:36 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I'm looking at the cashier's check on which Debby wrote "loan." Can you tell me what all the writing says, both in the upper left and in the bottom right?

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Jul 11, 2018 at 5:37 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

The answer was provided in detail back in September 20, 2017. I will forward the emails and your response in the next 2 following emails.

-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Jul 11, 2018 at 9:19 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Shan-Yuan, I know. I am trying to be efficient and not go back through to find details like this. But if you'd prefer that I do so and not trouble you, please advise.

E-MAIL 1229

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

FW: Interpreter

1 message

John Minton <jminton@ayhmh.com>

Wed, Jul 11, 2018 at 2:34 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

FYI

From: Jeff Loew [mailto:jloew@loewlawgroup.com]**Sent:** Wednesday, July 11, 2018 2:26 PM**To:** John Minton**Cc:** Sarah Sheppard**Subject:** RE: Interpreter

Bonny Llyn

CA Court Certified Mandarin Interpreter

Best regards,

Jeff

From: John Minton [mailto:jminton@ayhmh.com]**Sent:** Tuesday, July 10, 2018 1:06 PM**To:** Jeff Loew <jloew@loewlawgroup.com>**Subject:** Interpreter

Hi Jeff – Can you please provide the name of your interpreter?

Ours is Kasie Cheung.

Thanks,

John

John D. Minton

E-MAIL 1231

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1232

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605731451866202189&simpl=msg-f%3A16057314...> 2/2



Peter Ho <peter.ho@gmail.com>

FW: Video?

1 message

John Minton <jminton@ayhmh.com>

Wed, Jul 11, 2018 at 9:18 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

FYI

From: John Minton
Sent: Wednesday, July 11, 2018 9:18 PM
To: 'Jeff Loew'
Cc: Sarah Sheppard; Daniel E. Lassen
Subject: RE: Video?

Jeff –

I don't agree to that nor do I agree she may follow along via live feed. Rita is not similarly situated to Shan-Yuan Ho and Della Lau. The latter are beneficiaries of Trust A and accordingly interested parties under Probate Code section 48. Rita is...simply the daughter of your client.

On another note, please understand that my clients view Rita as a central player in a lot of this.

Regards,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1233<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605756906874887302&simpl=msg-f%3A16057569...> 1/4

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Wednesday, July 11, 2018 5:25 PM
To: John Minton
Cc: Sarah Sheppard; Daniel E. Lassen
Subject: RE: Video?

Hi John:

Debby's daughter Rita would also like to observe the deposition by Skype, consistent with our agreement.

Please confirm if there is a room available for her do so.

Best regards,

Jeff

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

E-MAIL 1234

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605756906874887302&simpl=msg-f%3A16057569...> 2/4

From: John Minton [mailto:jminton@ayhmh.com]
Sent: Tuesday, July 10, 2018 1:05 PM
To: Jeff Loew <jloew@loewlawgroup.com>
Cc: Sarah Sheppard <ssheppard@loewlawgroup.com>
Subject: RE: Video?

Hi Jeff –

It will be videotaped. I doubt we're going to be getting into areas during these depositions that would be covered by the protective order, but you are certainly entitled to make whatever record you feel is necessary if any issue comes up.

Regarding live feed, yes, that was in the deposition notice, and one of Peter's sisters will be in a private room at my office viewing the live feed via Skype. She will avoid being seen by Debby. I consider this a good compromise position given that your client doesn't want my other clients, interested parties Shan-Yuan and Della, present in the room. I have done this with no problems in other cases.

Regards,

John

John D. Minton

ANDERSON YAZDI
[LLP]
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Tuesday, July 10, 2018 10:16 AM
To: John Minton
Cc: Sarah Sheppard
Subject: Video?

Hi John:

E-MAIL 1235

I hope all is well.

My client requests confirmation as to whether the deposition will be videotaped, and further confirmation that the video will not be streamed or used for any purpose outside this litigation.

Best regards,

Jeff

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

E-MAIL 1236

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605756906874887302&simpl=msg-f%3A16057569...> 4/4



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

4 messages

Carol Loza <cloza@ayhmh.com>

Wed, Jul 11, 2018 at 2:41 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Hi ...

Margot Mackerrow has not responded to any of my calls ... Please review the attached draft letter to Margot and let us have your comments.

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 7-11-18 J. Minton Ltr to M. Mackerrow.DOCX
13K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Jul 11, 2018 at 4:13 PM

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605731936618685260&simpl=msg-f%3A16057319...> 1/5

To: Carol Loza <cloza@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Hi Carol,

I'm attaching the paid preparer's page of a tax return Margot did for James and Debby Chang, if you think it helps to include that with the letter.

Thanks,
 Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
 HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
 650.212.5900
 650.212.5999 Fax
www.andersonyazdi.com

image001.png
 25K

 **Mackerrow-prepared tax return.pdf**
 884K

Carol Loza <cloza@ayhmh.com>

Wed, Jul 11, 2018 at 4:14 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>

Thank you, Peter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1238

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Wednesday, July 11, 2018 4:13 PM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton
Subject: Re: Ho vs. Chang

Hi Carol,

I'm attaching the paid preparer's page of a tax return Margot did for James and Debby Chang, if you think it helps to include that with the letter.

Thanks,

Peter

On Wed, Jul 11, 2018 at 2:41 PM Carol Loza <cloza@ayhmh.com> wrote:

Hi ...

Margot Mackerrow has not responded to any of my calls ... Please review the attached draft letter to Margot and let us have your comments.

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Jul 11, 2018 at 4:15 PM

See you tomorrow ...

E-MAIL 1239

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Wednesday, July 11, 2018 4:13 PM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton
Subject: Re: Ho vs. Chang

Hi Carol,

I'm attaching the paid preparer's page of a tax return Margot did for James and Debby Chang, if you think it helps to include that with the letter.

Thanks,

Peter

On Wed, Jul 11, 2018 at 2:41 PM Carol Loza <cloza@ayhmh.com> wrote:

Hi ...

Margot Mackerrow has not responded to any of my calls ... Please review the attached draft letter to Margot and let us have your comments.

E-MAIL 1240

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1241

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605731936618685260&simpl=msg-f%3A16057319...> 5/5

John D. Minton

jminton@ayhmh.com

July 11, 2018

Ms. Margot E. Mackerrow
135 Baxter Street
Vallejo, CA 94590

Re: Ho vs. Chang

Dear Ms. Mackerrow:

On June 15, 2018, you were served with the enclosed subpoena requiring the production of records pertaining to Respondent Debby Chang. In response to the subpoena, you sent a note indicating "Do not know this person." My assistant has not been able to reach you to discuss the records requested in the subpoena.

The subpoena requests records from Debby Chang. Ms. Chang filed jointly with her husband James Chang, and while both of their Social Security Numbers are listed on the tax returns, his Social Security Number is listed first as the primary number (566-25-6755). Please check your records for James Chang (SSN 566-25-6755) and produce all records responsive to the enclosed subpoena. If you do not have records responsive to the subpoena, then we require you to provide us with a Certification of No Records.

Please feel free to call with any questions.

Very truly yours,

John D. Minton

JDM/cal

Encl.

51476-00001\WorkSite\9285029.1

E-MAIL 1242

35 Amount from line 34 (adjusted gross income).....		35	9,044.
36a Check <input checked="" type="checkbox"/> You were born before January 2, 1939, if: <input type="checkbox"/> Spouse was born before January 2, 1939, <input type="checkbox"/> Blind. Total boxes <input type="checkbox"/> Blind. checked ► 36a 1			
b If you are married filing separately and your spouse itemizes deductions, or you were a dual-status alien, see instructions and check here..... ► 36b <input type="checkbox"/>			
37 Itemized deductions (from Schedule A) or your standard deduction (see left margin).....		37	13,482.
38 Subtract line 37 from line 35.....		38	-4,438.
39 If line 35 is \$104,625 or less, multiply \$3,050 by the total number of exemptions claimed on line 6d. If line 35 is over \$104,625, see the worksheet in the instructions.....		39	6,100.
40 Taxable income. Subtract line 39 from line 38. If line 39 is more than line 38, enter -0-.....		40	0.
41 Tax (see instrs). Check if any tax is from a <input type="checkbox"/> Form(s) 8814 b <input type="checkbox"/> Form 4972.....		41	0.
42 Alternative minimum tax (see instructions). Attach Form 6251.....		42	
43 Add lines 41 and 42..... ► 43			0.
44 Foreign tax credit. Attach Form 1116 if required.....		44	
45 Credit for child and dependent care expenses. Attach Form 2441.....		45	
46 Credit for the elderly or the disabled. Attach Schedule R.....		46	
47 Education credits. Attach Form 8863.....		47	
48 Retirement savings contributions credit. Attach Form 8880.....		48	
49 Child tax credit (see instructions).....		49	
50 Adoption credit. Attach Form 8839.....		50	
51 Credits from: a <input type="checkbox"/> Form 8396 b <input type="checkbox"/> Form 8859.....		51	
52 Other credits. Check applicable box(es): a <input type="checkbox"/> Form 3800 b <input type="checkbox"/> Form 8801 c <input type="checkbox"/> Specify.....		52	
53 Add lines 44 through 52. These are your total credits.....		53	
54 Subtract line 53 from line 43. If line 53 is more than line 43, enter -0-..... ► 54			0.
55 Self-employment tax. Attach Schedule SE.....		55	324.
56 Social security and Medicare tax on tip income not reported to employer. Attach Form 4137.....		56	
57 Tax on qualified plans, including IRAs, and other tax-favored accounts. Attach Form 5329 if required.....		57	
58 Advance earned income credit payments from Form(s) W-2.....		58	
59 Household employment taxes. Attach Schedule H.....		59	
60 Add lines 54-59. This is your total tax..... SEE STATEMENT 1 26. ► 60			350.
Payments		61	221.
If you have a qualifying child, attach Schedule EIC. 62 2003 estimated tax payments and amount applied from 2002 return.....		62	
63 Earned income credit (EIC).....		63	189.
64 Excess social security and tier 1 RRTA tax withheld (see instructions).....		64	
65 Additional child tax credit. Attach Form 8812.....		65	
66 Amount paid with request for extension to file (see instructions).....		66	
67 Other pmts from: a <input type="checkbox"/> Form 2439 b <input type="checkbox"/> Form 4136 c <input type="checkbox"/> Form 8885.....		67	
68 Add lines 61 through 67. These are your total payments..... ► 68			410.
Refund		69	60.
Direct deposit? See instructions and fill in 70b, 70c, and 70d. 70a Amount of line 69 you want refunded to you..... ► 70a			60.
► b Routing number..... XXXXXXXXXXXX ► c Type: <input type="checkbox"/> Checking <input type="checkbox"/> Savings ► d Account number..... XXXXXXXXXXXXXXXXXXXXXXXXX			
71 Amount of line 69 you want applied to your 2004 estimated tax..... ► 71			
Amount You Owe		72 Amount you owe. Subtract line 68 from line 60. For details on how to pay, see instructions..... ► 72	
73 Estimated tax penalty (see instructions).....		73	
Third Party Designee		Do you want to allow another person to discuss this return with the IRS (see instructions)? <input checked="" type="checkbox"/> Yes. Complete the following. <input type="checkbox"/> No Designee's name ► PREPARER Phone no. ► Personal identification number (PIN) ►	
Sign Here		Under penalties of perjury, I declare that I have examined this return and accompanying schedules and statements, and to the best of my knowledge and belief, they are true, correct, and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.	
Joint return? See instructions. ► Your signature		Date	Your occupation RETIRED Daytime phone number
Keep a copy for your records. ► Spouse's signature. If a joint return, both must sign.		Date	Spouse's occupation RETIRED
Paid Preparer's Use Only		Preparer's signature ► MARGOT E. MACKERROW Date Check if self-employed <input checked="" type="checkbox"/> 549-76-0595 Firm's name (or yours if self-employed) ► LEWMAR TAX SERVICE PO BOX 3372 EIN address, and ZIP code ► VALLEJO, CA 94590-0337 Phone no. (707) 643-1040	



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Thu, Jul 12, 2018 at 12:14 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of John's letter to Margot Mackerrow. We will keep you posted ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 7-12-18 J. Minton Ltr to M. Mackerrow.PDF
149K

E-MAIL 1244

ANDERSON YAZDI
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

July 12, 2018

jminton@ayhmh.com

Ms. Margot E. Mackerrow
135 Baxter Street
Vallejo, CA 94590

Re: Ho vs. Chang

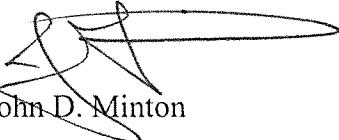
Dear Ms. Mackerrow:

On June 15, 2018, you were served with the enclosed subpoena requiring the production of records pertaining to Respondent Debby Chang. In response to the subpoena, you sent a note indicating "Do not know this person." My assistant has not been able to reach you to discuss the records requested in the subpoena.

The subpoena requests records from Debby Chang. Ms. Chang filed jointly with her husband James Chang, and while both of their Social Security Numbers are listed on the tax returns, his Social Security Number is listed first as the primary number (566-25-6755). For your reference, please see the enclosed paid preparer's page of a tax return prepared by you for Debby and James Chang. Please check your records for James Chang (SSN 566-25-6755) and produce all records responsive to the enclosed subpoena.

Please feel free to call with any questions.

Very truly yours,



John D. Minton

JDM/cal

Encl.

51476-00001\WorkSite\9285029.1

JAMES AND DEBBY CHANG

566-25-6755 Page 2

* People who checked any box on line 36a or 36b or who can be claimed as a dependent, see instructions.

* All others: Single or Married filing separately, \$4,750

Married filing jointly or Qualifying widow(er), \$9,500

Head of household, \$7,000

Other Taxes

Payments

If you have a qualifying child, attach Schedule EIC.

Refund

Direct deposit? See instructions and fill in 70b, 70c, and 70d.

Amount You Owe

Third Party Designee

Sign Here

Joint return? See instructions.

Keep a copy for your records.

Paid Preparer's Use Only

35	Amount from line 34 (adjusted gross income)	35	9,044.
36a	Check <input checked="" type="checkbox"/> You were born before January 2, 1939, if: <input type="checkbox"/> Spouse was born before January 2, 1939,	Blind: <input type="checkbox"/> Total boxes <input type="checkbox"/> Blind: <input checked="" type="checkbox"/> checked ► 36a 1	
b	If you are married filing separately and your spouse itemizes deductions, or you were a dual-status alien, see instructions and check here	36b <input type="checkbox"/>	
37	Itemized deductions (from Schedule A) or your standard deduction (see left margin)	37	13,482.
38	Subtract line 37 from line 35	38	-4,438.
39	If line 35 is \$104,625 or less, multiply \$3,050 by the total number of exemptions claimed on line 6d. If line 35 is over \$104,625, see the worksheet in the instructions	39	6,100.
40	Taxable income. Subtract line 39 from line 38. If line 39 is more than line 38, enter -0-	40	0.
41	Tax (see instrs). Check if any tax is from a <input type="checkbox"/> Form(s) 8814 b <input type="checkbox"/> Form 4972	41	0.
42	Alternative minimum tax (see instructions). Attach Form 6251	42	
43	Add lines 41 and 42	43	0.
44	Foreign tax credit. Attach Form 1116 if required	44	
45	Credit for child and dependent care expenses. Attach Form 2441	45	
46	Credit for the elderly or the disabled. Attach Schedule R	46	
47	Education credits. Attach Form 8863	47	
48	Retirement savings contributions credit. Attach Form 8880	48	
49	Child tax credit (see instructions)	49	
50	Adoption credit. Attach Form 8839	50	
51	Credits from: a <input type="checkbox"/> Form 8396 b <input type="checkbox"/> Form 8859	51	
52	Other credits. Check applicable box(es): a <input type="checkbox"/> Form 3800 b <input type="checkbox"/> Form 8801 c <input type="checkbox"/> Specify	52	
53	Add lines 44 through 52. These are your total credits	53	
54	Subtract line 53 from line 43. If line 53 is more than line 43, enter -0-	54	0.
55	Self-employment tax. Attach Schedule SE	55	324.
56	Social security and Medicare tax on tip income not reported to employer. Attach Form 4137	56	
57	Tax on qualified plans, including IRAs, and other tax-favored accounts. Attach Form 5329 if required	57	
58	Advance earned income credit payments from Form(s) W-2	58	
59	Household employment taxes. Attach Schedule H	59	
60	Add lines 54-59. This is your total tax SEE STATEMENT 1	60	350.
61	Federal income tax withheld from Forms W-2 and 1099	61	221.
62	2003 estimated tax payments and amount applied from 2002 return	62	
63	Earned income credit (EIC)	63	189.
64	Excess social security and tier 1 RRTA tax withheld (see instructions)	64	
65	Additional child tax credit. Attach Form 8812	65	
66	Amount paid with request for extension to file (see instructions)	66	
67	Other pmts from: a <input type="checkbox"/> Form 2439 b <input type="checkbox"/> Form 4136 c <input type="checkbox"/> Form 8885	67	
68	Add lines 61 through 67. These are your total payments	68	410.
69	If line 68 is more than line 60, subtract line 60 from line 68. This is the amount you overpaid	69	60.
70a	Amount of line 69 you want refunded to you	70a	60.
b	Routing number	XXXXXX	c Type: <input type="checkbox"/> Checking <input type="checkbox"/> Savings
d	Account number	XXXXXXXXXXXXXXXXXXXXXX	
71	Amount of line 69 you want applied to your 2004 estimated tax	71	
72	Amount you owe. Subtract line 68 from line 60. For details on how to pay, see instructions	72	
73	Estimated tax penalty (see instructions)	73	
Do you want to allow another person to discuss this return with the IRS (see instructions)? Designee's name ► PREPARE		X Yes. Complete the following. <input type="checkbox"/> No Personal identification number (PIN) ►	
Under penalties of perjury, I declare that I have examined this return and accompanying schedules and statements, and to the best of my knowledge and belief, they are true, correct, and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.			
Your signature	Date	Your occupation	Daytime phone number
Spouse's signature. If a joint return, both must sign.	Date	Spouse's occupation	
Preparer's signature ► MARGOT E. MACKERROW	Date	Check if self-employed <input checked="" type="checkbox"/>	Preparer's SSN or PTIN 549-76-0595
Firm's name (or yours if self-employed) ► LEWMAR TAX SERVICE			EIN
address, and ZIP code ► PO BOX 3372 VALLEJO, CA 94590-0337			Phone no. (707) 643-1040

Form 1040 (2003)

FDIA0112L 01/16/04

E-MAIL 1246



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

6 messages

Carol Loza <cloza@ayhmh.com>

Fri, Jul 13, 2018 at 3:17 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find our subpoena status document which reflects the current status re production of the documents we have subpoenaed.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 7-13-18 Subpoena Status.DOCX
 12K

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: Carol Loza <cloza@ayhmh.com>

Mon, Jul 16, 2018 at 2:04 AM

E-MAIL 1247

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605915373002079578&simpl=msg-f%3A16059153...> 1/7

7/29/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, "John D. Minton" <jminton@aymh.com>, "Daniel E. Lassen" <dlassen@aymh.com>

Hi Carol,

According to Debby's tax returns, she has received noticeable dividends from Schwab. Can you kindly subpoena the financial information for all Schwab accounts belonging solely to or partially by Debby, ASAP. Note: she may or may not have joint accounts with James Chang, Sophie Chang (Saeed), Rita Chang, and/or Judy Chang.

Thanks,
Peter

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Carol Loza <cloza@aymh.com>

Mon, Jul 16, 2018 at 9:23 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>, John Minton <jminton@aymh.com>, "Daniel E. Lassen" <dlassen@aymh.com>

Good Morning:

I'll get the subpoena out today or tomorrow ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1248

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605915373002079578&simpl=msg-f%3A16059153...> 2/7

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Monday, July 16, 2018 2:05 AM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton; Daniel E. Lassen
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

According to Debby's tax returns, she has received noticeable dividends from Schwab. Can you kindly subpoena the financial information for all Schwab accounts belonging solely to or partially by Debby, ASAP. Note: she may or may not have joint accounts with James Chang, Sophie Chang (Saeed), Rita Chang, and/or Judy Chang.

Thanks,

Peter

On Fri, Jul 13, 2018 at 3:17 PM Carol Loza <cloza@ayhmh.com> wrote:

Dear Peter, Shan-Yuan and Della:

Attached please find our subpoena status document which reflects the current status re production of the documents we have subpoenaed.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Jul 16, 2018 at 9:33 AM

Peter:

E-MAIL 1249

I'm going to work on the subpoena right away to get it out ASAP ... Please let me know the time period you'd like covered for the records.

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Monday, July 16, 2018 2:05 AM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton; Daniel E. Lassen
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

According to Debby's tax returns, she has received noticeable dividends from Schwab. Can you kindly subpoena the financial information for all Schwab accounts belonging solely to or partially by Debby, ASAP. Note: she may or may not have joint accounts with James Chang, Sophie Chang (Saeed), Rita Chang, and/or Judy Chang.

Thanks,

Peter

E-MAIL 1250

On Fri, Jul 13, 2018 at 3:17 PM Carol Loza <cloza@ayhmh.com> wrote:

Dear Peter, Shan-Yuan and Della:

Attached please find our subpoena status document which reflects the current status re production of the documents we have subpoenaed.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Jul 16, 2018 at 9:37 AM

Peter:

I just realized that I had earlier prepared a subpoena to Schwab which we decided to hold ... The time period we were going to use was January 1, 2003 through September 5, 2017 ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

E-MAIL 1251

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Monday, July 16, 2018 2:05 AM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton; Daniel E. Lassen
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

According to Debby's tax returns, she has received noticeable dividends from Schwab. Can you kindly subpoena the financial information for all Schwab accounts belonging solely to or partially by Debby, ASAP. Note: she may or may not have joint accounts with James Chang, Sophie Chang (Saeed), Rita Chang, and/or Judy Chang.

Thanks,

Peter

On Fri, Jul 13, 2018 at 3:17 PM Carol Loza <cloza@ayhmh.com> wrote:

Dear Peter, Shan-Yuan and Della:

Attached please find our subpoena status document which reflects the current status re production of the documents we have subpoenaed.

Please let us know if you have any questions.

Kind regards,

Carol

Carol Loza

E-MAIL 1252

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Mon, Jul 16, 2018 at 10:11 AM

Hi Carol,

Yep, that's the correct time period. We're unsure how many Schwab accounts she owns or jointly owns, but we will want records on everything.

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5905
650.312.5893 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5905
650.312.5893 Fax

image001.png
25K

E-MAIL 1253

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605915373002079578&simpl=msg-f%3A16059153...> 7/7

The Ho Trust ~ Ho vs. Chang

List of Subpoenas	Served	Records Due	Records Received
Cathay Bank	June 15, 2018	July 25, 2018	
Chase Bank, USA (credit cards)	July 5, 2018	August 13, 2018 Per Extension	
J.P. Morgan Chase Bank (checking, savings, loans)	June 15, 2018	August 9, 2018 Per Second Extension	
Margot E. Mackerrow	June 15, 2018	July 5, 2018	Pending
Sufen Tammy Yu	June 19, 2018	July 5, 2018	July 9, 2018

Note: Margot E. Mackerrow sent a note indicating that she does not know who Debby Chang is. On July 12, 2018, we wrote to Margot and provided proof that she prepared tax returns for James and Debby Chang and, accordingly, asked that she produce the subpoenaed documents. We will follow-up with her next week if we do not receive anything from her.

Cathay Bank has the records ready to go but will not produce them until it receives a check. The check will be sent to them today or on Monday. The documents will be produced by July 25, 2018.

The J.P. Morgan Chase records will be produced on August 9, 2018, per second extension.

The Chase Bank, USA records will be produced on August 13, 2018, per extension.



Peter Ho <peter.ho@gmail.com>

Session 2

5 messages

John Minton <jminton@ayhmh.com>

Fri, Jul 13, 2018 at 9:21 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Dear all –

As you know, we're on for Session 2 next Wednesday. I'll be ready to go, but looking at my schedule, I have a deposition on Tuesday. In an ideal world, I would have an "off day" the day before a deposition. (The Tuesday deposition scheduling was beyond my control.) I thought I would check to see you would be open to trying to move Session 2 to next Friday, or the following Monday or Tuesday. If not, it's not a huge deal – but I thought I would ask, as I would prefer it.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Fri, Jul 13, 2018 at 1:00 PM

Dear John,

All of us are available on the 3 days you listed. You choose the date that works best for you.

We have several issues to address.

1) Following up on Jeff's balking of our skype live feed, we have since changed our minds on what is acceptable. Why even skype? Jeff should be reminded that skyping was your professional courtesy to him to accommodate his client's request that Della and I not attend in person. Since Rita wants to skype in, we would be amenable to allowing Rita inside the deposition room as long as one of us (either Della or myself) is also allowed attendance. That being said, is it possible

E-MAIL 1255

to depose Rita ASAP (before she witnesses your deposition style via the videotape or in person). We will provide you with the questions and entire outline and the relevant document files to review. With your caliber and ability, I believe you will only need 1/2 day or so for prep. Jeff will then have a bigger and more difficult circus to control.

2) Translator fiasco

A) Yesterday, during and after Debby's deposition, I expressed my extreme discontent with the inaccurate translation work of Bonnie Llyn, which hurts us. Some of her translations are not acceptable. Since we have the deposition recorded, I ask that the important sections of Debby's admissions be translated properly and accurately by a certified translator (maybe Ginger) and the deposition documents transcribed by the court recorder amended for the record.

B) It has come to my attention that CA deposition protocol dictates that the deposing party (us) provide the translator, while the party being deposed can hire their own interpreter for verification work. For Debby's future depositions, the translator will be provided by us. Please let Jeff know at the last minute, best right at the start of deposition #2, if possible. My plan: we hire a good interpreter with a strong command of the Chinese language (Ginger or Cassie will suffice), and they are instructed to use formal high-class "educated" vocabulary for the deposition. I guarantee that Debby will not understand parts of the Chinese (like the instance yesterday). It will be clearly evident that Debby is an uneducated low-class stupid ass, and she will regret using a translator. Depending on the level of discomfort, she may ask for direct questioning from you in Deposition #3, which will make life easier for all.

C) This annoying fiasco with the translator may be a blessing in disguise. We get the opportunity to point out Debby and Jeff's charades, so we would like to work on placing their manipulation and games in the worst light.

Please let me know your thoughts, Thanks!

Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Jul 13, 2018 at 2:08 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Hi Shan-Yuan –

Thanks for your comments. Regarding the date, on thinking about it more, let's just stick with Wednesday. I don't want to give Debby more time to think about anything and adjust her approach.

Regarding the live feed, can you clarify. I can propose that both you and Rita attend, but Jeff may say no, we won't go forward with the deposition with either Shan-Yuan or Della there. Then we lose the deposition date until a court can decide if Debby's objection to your presence has merit. Amusingly enough, the Court would probably resolve the matter by saying that Shan-Yuan or Della may participate via live feed.

Rita will see my deposition style before her deposition in any case, because the videotapes will be available in a few weeks, and I am on vacation the weeks of July 23 and 30.

In light of this, let me know what you'd like me to propose to Jeff. I suggest that we offer to have both you and Rita present and see what he says. I think having you there will mess with Debby's head, and outweigh any comfort she could get from having Rita there. Which is why Jeff will probably reject it, but it's worth asking.

Regarding the translator, my understanding is that the deponent provides her own interpreter. Admittedly this issue comes up infrequently in my cases, so I could be wrong. I will have Dan research this and get you the law. If you're

E-MAIL 1256

right, we would inform Jeff about it and cite him to the applicable laws.

I agree that the interpreter charade will end up making Debby look bad. I suspect Jeff might reconsider and have her not use one at trial.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Sat, Jul 14, 2018 at 10:24 PM

To: John Minton <jminton@aymh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Hi John,

We have all decided to keep the status quo on the live feed/attendance issue for Debby's second deposition day, since Jeff did not cancel the first deposition. This time Della will be in the private office watching the deposition live feed, because I will be working. If Jeff insists again that Rita also watch the live feed, we want to be consistent with the first day, so the answer is NO. If they cancel the deposition, let them cancel and file a motion.

In regards to the translator, we must use our translator. This is non-negotiable. If Jeff cancels the deposition, so be it.

best,

SYH, Della, and Peter

[Quoted text hidden]

John Minton <jminton@aymh.com>

Mon, Jul 16, 2018 at 9:05 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Hi Shan-Yuan –

E-MAIL 1257

Works for me.

I have Dan researching the law on the translator issue and will follow up later today about that.

[Quoted text hidden]

E-MAIL 1258

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1605892981589026823&simpl=msg-f%3A16058929...> 4/4



Peter Ho <peter.ho@gmail.com>

Paid caregiver; Appointment to discuss deposition 2

7 messages

Peter C. Ho <peter.ho@gmail.com>

Sat, Jul 14, 2018 at 11:56 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

The Chinese character 工 ([gong](#)) means "work or labor" and is written on the attached check to Debby (check #4633, 7/10/17, \$3000, "Debby Chang, for food & [gong]"). At a time when Dad was desperately trying to regain his health, there is no other type of work (other than caregiving) that Dad could be paying her for.

[For your reference only--until we produce checkbook registers in discovery]

Correspondingly, Dad writes the same Chinese character for this check entry in his checkbook register and for one other check entry the year prior (check #377, 7/7/16, \$5000--unfortunately, the Chinese character was not written on this other check itself). He has been paying her for "gong" for awhile.

7/10/17	Debby Chang, Rent	3500 -	3500 -
7/10/17	Debby Chang, Food, I	3000 -	3000 -

377	7/7/16	Debby Chang	工	5000 -	✓	5000 -
						8949 28

We would like to schedule an appointment with you any time on Monday to discuss deposition 2 and continuation of deposition 1. When would you be available to meet?

Thanks,
Peter

[Food and Gong 20170710 #4633 \\$3000.pdf](#)
57K

Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Jul 15, 2018 at 1:18 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "John D. Minton" <jminton@ayhmh.com>, "Della N. Lau" <dellalau@launet.com>

addendum: Debby also told Sterling Bank that the \$10,000 check from James and a few other checks from James are part of her "income and bonus," so she is a paid caregiver .

We need to get the detailed breakdown of the \$9.100 deposit.

[LOX - Motivation & Irg deposit.pdf](#)

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Mon, Jul 16, 2018 at 9:09 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

E-MAIL 1259

Confirming receipt of your and Shan-Yuan's emails on this topic. As for a meeting time, I hope you can be flexible because I need to see how my day goes in terms of the prep work I'm doing for this and my other deposition. I would like to tentatively say 5:00 p.m. Does this work?

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Jul 16, 2018 at 12:45 PM

Hi John,
I am very flexible, so 5 PM is fine. I will bring in a few documents (follow up from Session 1 and some new documents) that you may choose to use for Session 2.
-SYH
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Jul 16, 2018 at 1:11 PM

Thanks – I will follow up later. I may need to move this meeting back tomorrow. Stay tuned.

I appreciate your flexibility.

Best,

John

E-MAIL 1260

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com> Mon, Jul 16, 2018 at 3:38 PM
 To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi all – 5:00 p.m. not looking good. I suggest tomorrow at 3:00 p.m. Let me know, thanks.

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Jul 16, 2018 at 3:47 PM

Sure. We will see you at 3 PM tomorrow. -SYH

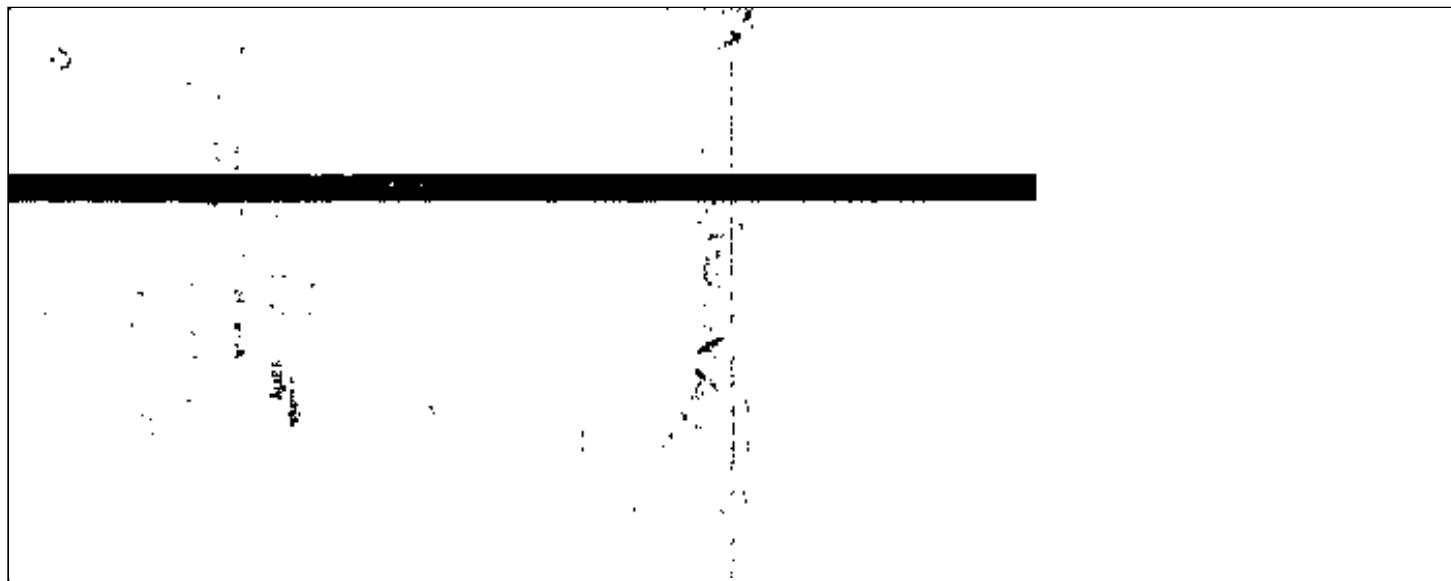
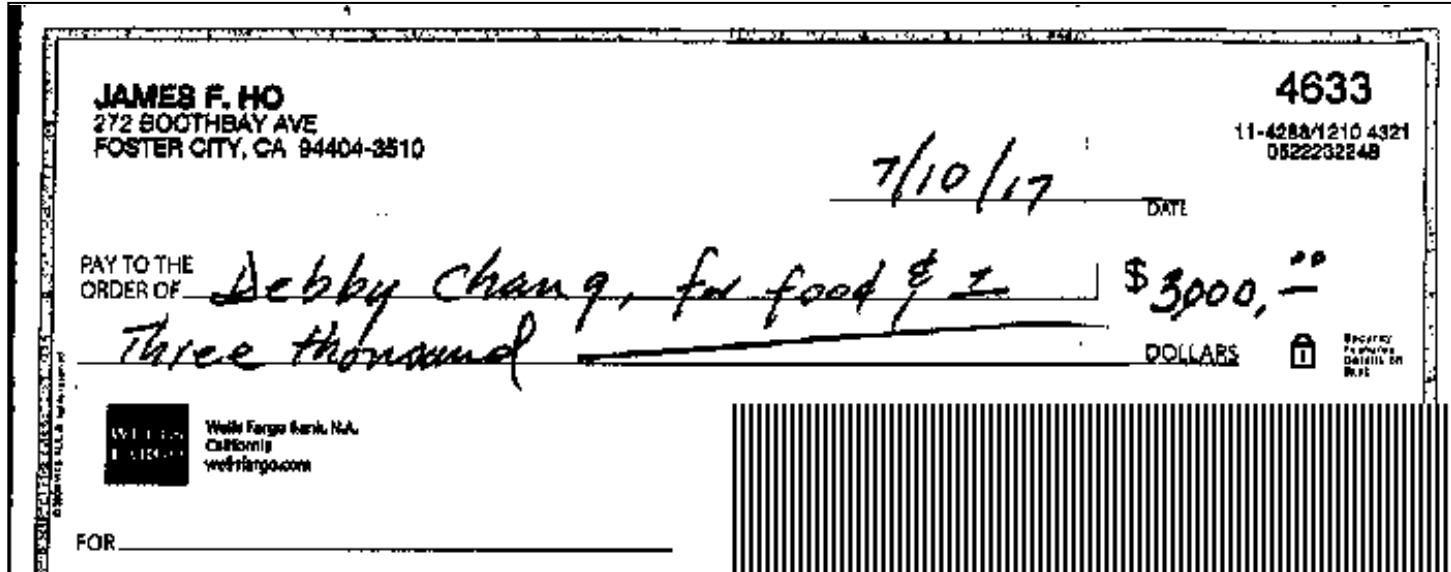
[Quoted text hidden]

E-MAIL 1261

WELLS FARGO

Check Details

Check Number	4633
Date Posted	07/11/17
Check Amount	\$3,000.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

(25) (G) (16)

03/14/2017

Letter of Explanation

Large Deposits Chase Bank Account

02.27 \$10,000 Part of my income and Bonus

02/13 \$9,100 Part of my income and Bonus

Sterling Bank Account

02/22 \$1,100,000 Gift from my husband.

To whom it may concern:

Let me express my motivation to purchase the 229 Fulton St Redwood City, Ca property. I've been renting my current residence for the past few years already and I've been staying on one of the room so my husband and I decided to finally move out of the property and purchase a new one for our self. The subject property is much closer to transportation and to medical facilities. The neighborhood is also much nicer and more peaceful. Most of my clients are also in the peninsula area so it's closer to the property and easier for me to drive around. Thank you so much and I am looking forward for your approval for my request.

Sincerely,


Debby Chang

E-MAIL 1263



Peter Ho <peter.ho@gmail.com>

Checks written to Debby and Cash; Loan Note written by Dad

1 message

Peter C. Ho <peter.ho@gmail.com>

Mon, Jul 16, 2018 at 2:40 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Please focus deposition 2 on the responsive documents we will be producing this Friday: medical records and checks. Attached is a copy of 16 checks written to Debby that will be produced; and for your reference, I've also attached a copy of 3 additional checks written to Cash that we know were deposited to her account. The following list summarizes the checks:

Date	Check #	Amount	Pay to the Order of	Memo/Register/Comments
2/22/2016	222	\$3,000.00	Debby Chang	Register: [Chinese] "Loan, 1319 rent"
3/5/2016	231	\$6,575.00	Debby Chang	Memo: furniture (107)
4/26/2016	346	\$5,000.00	Debby Chang	
6/3/2016	365	\$1,000.00	Debby Chang	Register: grocery
7/8/2016	374	\$2,000.00	Debby Chang	
7/17/2016	377	\$5,000.00	Debby Chang	
8/16/2016	388	\$10,000.00	Debby Chang	
8/20/2016	389	\$500.00	Debby Chang	
9/1/2016	395	\$10,000.00	Debby Chang	
11/12/2016	416	\$3,000.00	Debby Chang	
12/16/2016	428	\$5,000.00	Cash	
1/6/2017	434	\$3,000.00	Debby Chang	
1/8/2017	437	\$3,000.00	Debby Chang	Memo: grocery
				Memo: To helper
1/27/2017	441	\$1,730.00	Cash	(deposited to Debby's account)
2/19/2017	448	\$10,000.00	Debby Chang	Memo: grocery
4/5/2017	460	\$10,000.00	Cash	(Debby's handwriting on check)
7/10/2017	4632	\$3,500.00	Debby Chang	Memo: Rental, 229 Fulton
			Debby Chang, for food & [Chinese: gong = "work, labor"]	
7/10/2017	4633	\$3,000.00		
				Debby wrote on memo line on check "Jun Rent & food" and cashed the check after she kicked Dad out (check paid on 8/28/17).
				Dad mistakenly wrote 2016 on the check when it was actually 2017.
4/23/2016	107	\$5,000.00	Debby Chang	

Debby's responses to Special Rogs 25, 30, and 79 say she received only two checks from Dad--both in 2016: "Responding Party, on information and belief, asserts that James provided her with the following gifts beginning in January 2016 through September 5, 2017. James provided Responding Party with two checks in 2016, made payable to "cash." James told Responding Party that he was going to write her two separate checks, one for \$10,000, and one for

E-MAIL 1264

\$5,000. He asked Responding Party to deposit the first check, but wait to deposit the other check. Responding Party deposited the first check in 2016, but waited to deposit the second check until 2017, after James was abducted. Responding Party was not sure how to categorize the check, so she wrote "rent" in the memo line."

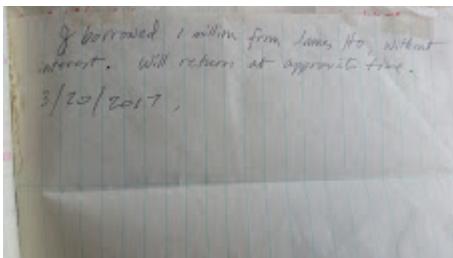
We believe she was referring to checks #460 and #107, both of which were actually written in 2017. Note: Debby's handwriting is on #460; and check #107 was actually payable to Debby--not Cash.

As a follow-up to Debby's "it was never a loan" testimony, I also found the attached loan note that Dad wrote on 3/20/17 when he was having trouble, but Debby never signed it.

Also, will you be available any time on Monday to meet with us? When will the court reporter's transcript of deposition 1 be available?

Thanks,
Peter

3 attachments



Loan Note that Dad wrote but was never signed.jpg
3857K

Checks to Debby.pdf
369K

Checks to Cash.pdf
103K

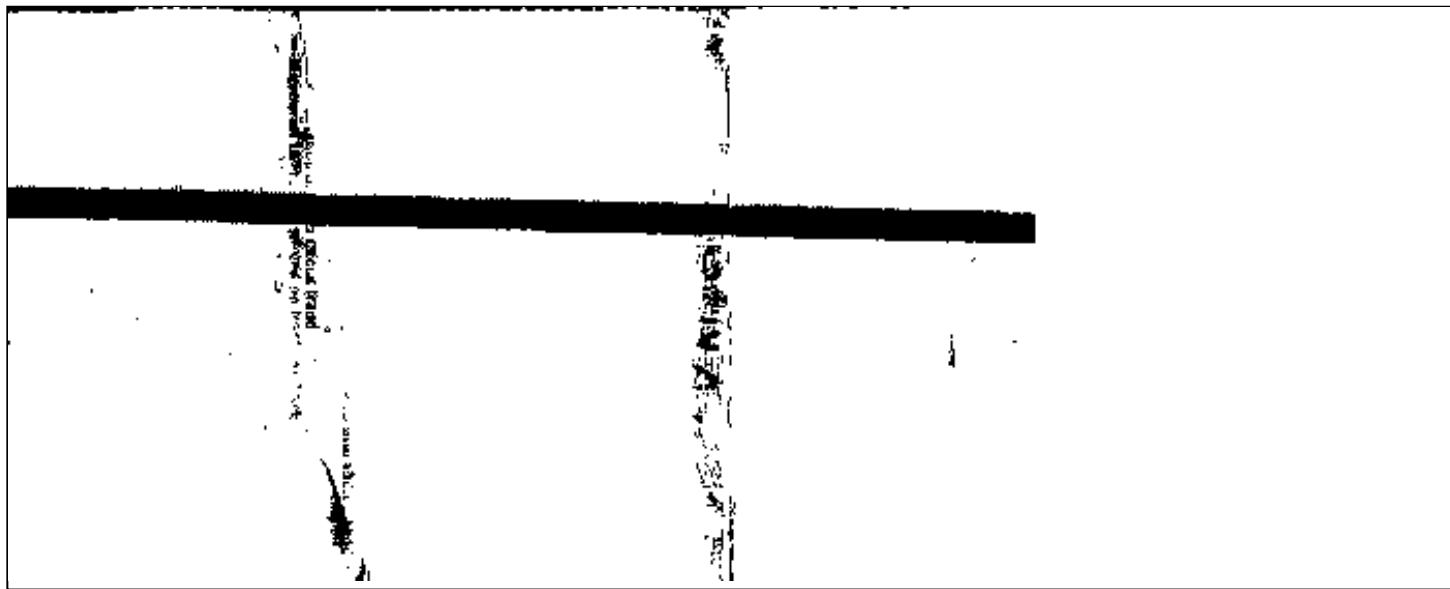
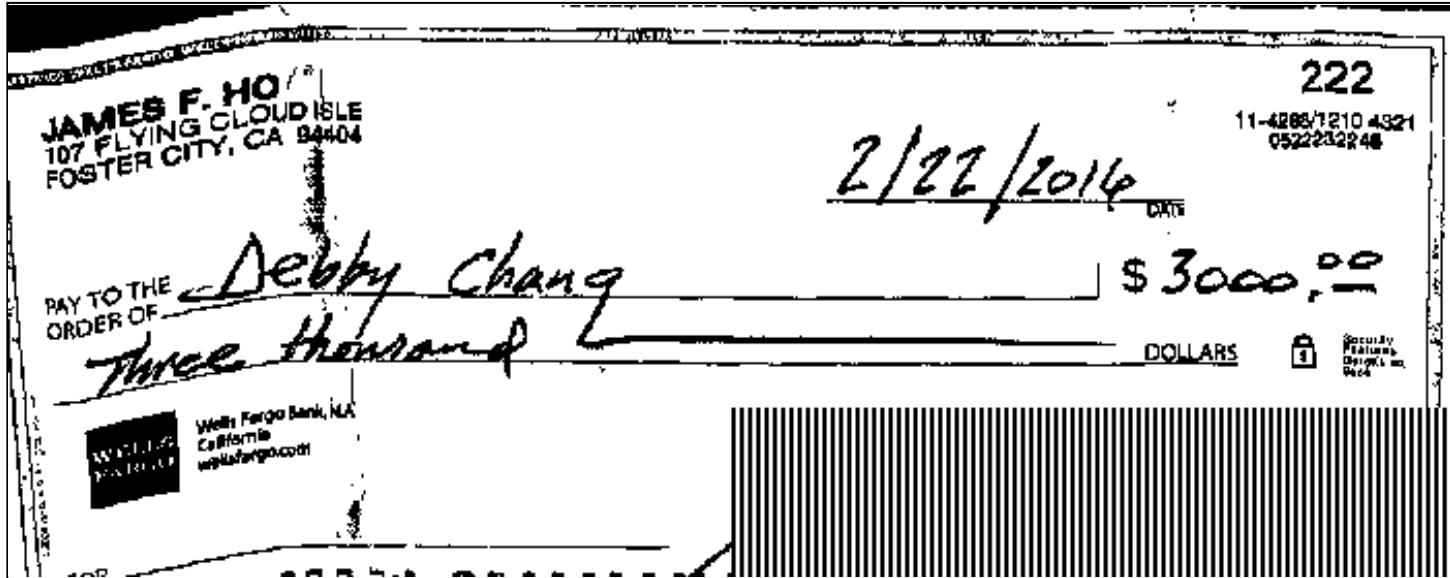
I borrowed 1 million from James Ho, without
interest. Will return at appropriate time.

3/20/2017,

WELLS FARGO

Check Details

Check Number	222
Date Posted	03/02/16
Check Amount	\$3,000.00



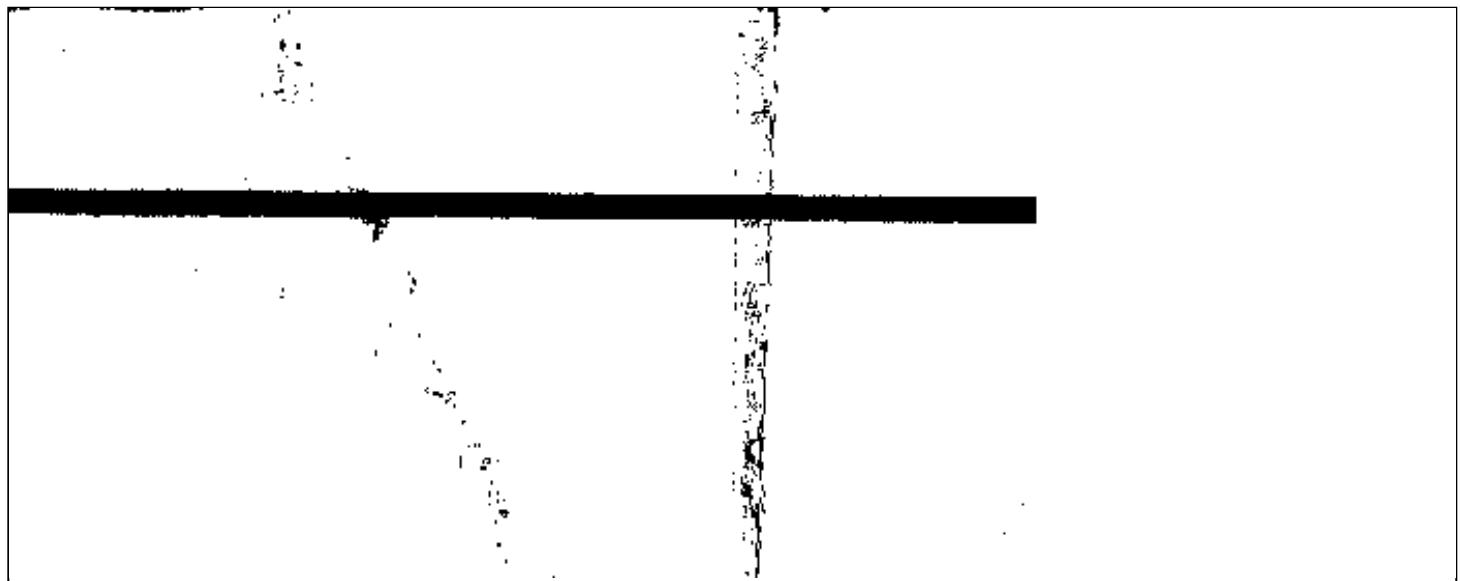
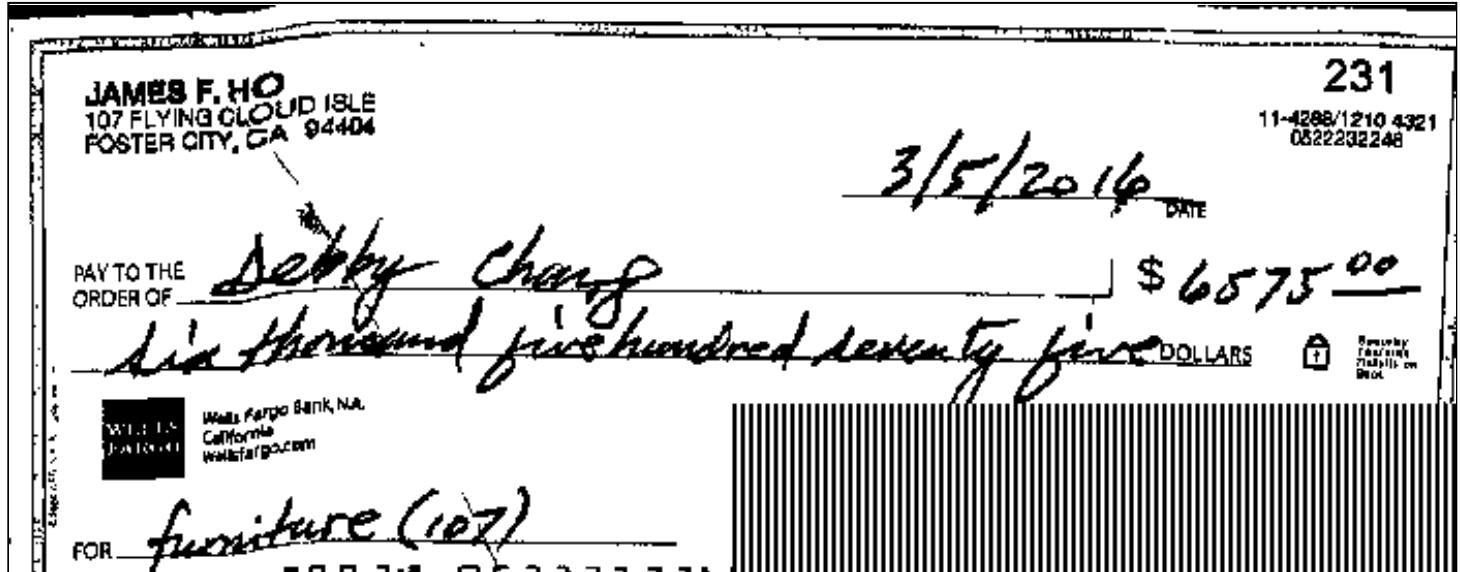
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	231
Date Posted	03/16/16
Check Amount	\$6,575.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

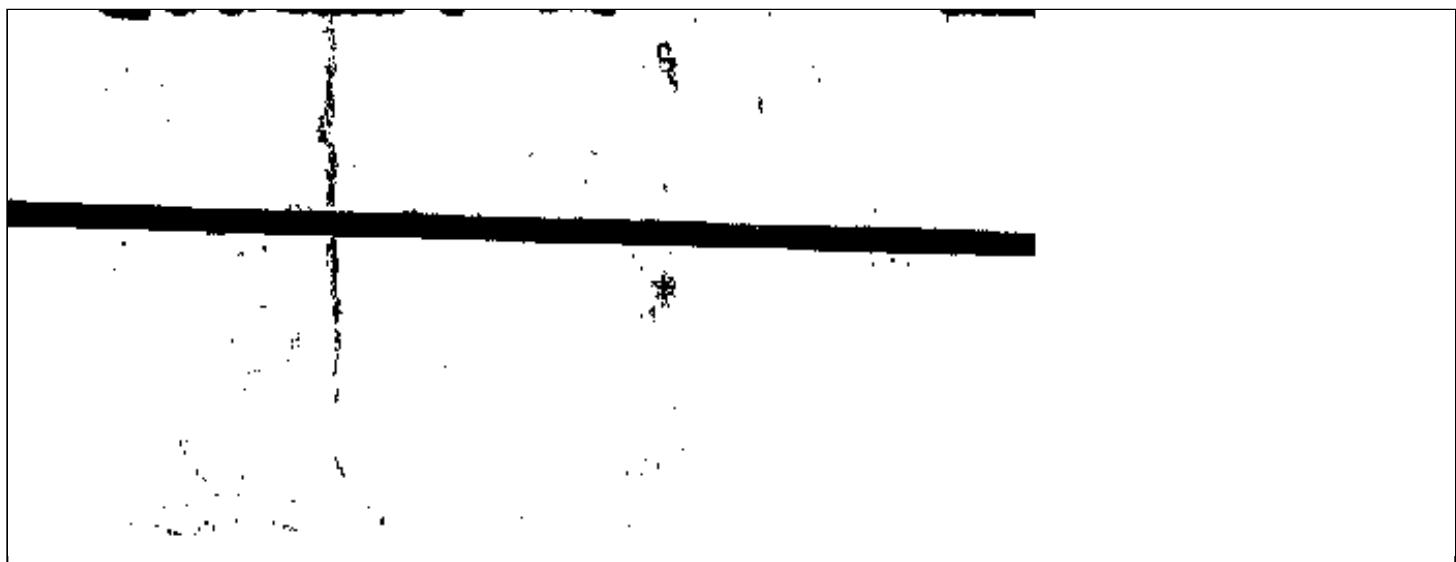
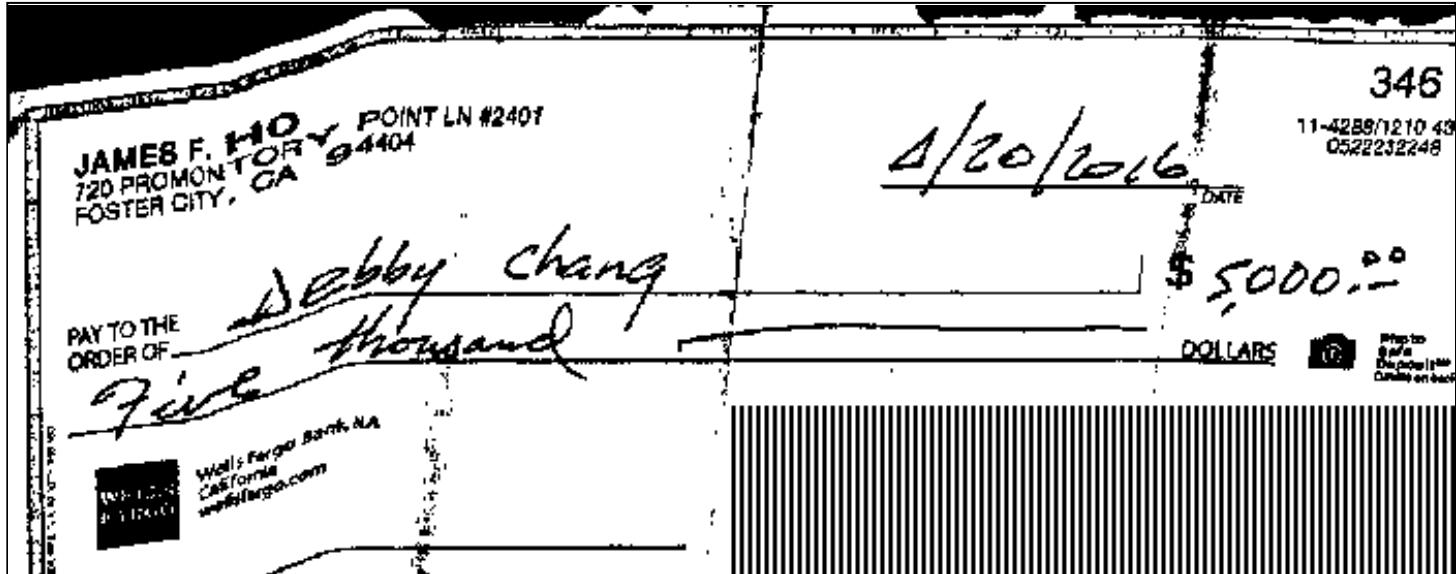
Equal Housing Lender

E-MAIL 1268

WELLS FARGO

Check Details

Check Number	346
Date Posted	04/26/16
Check Amount	\$5,000.00



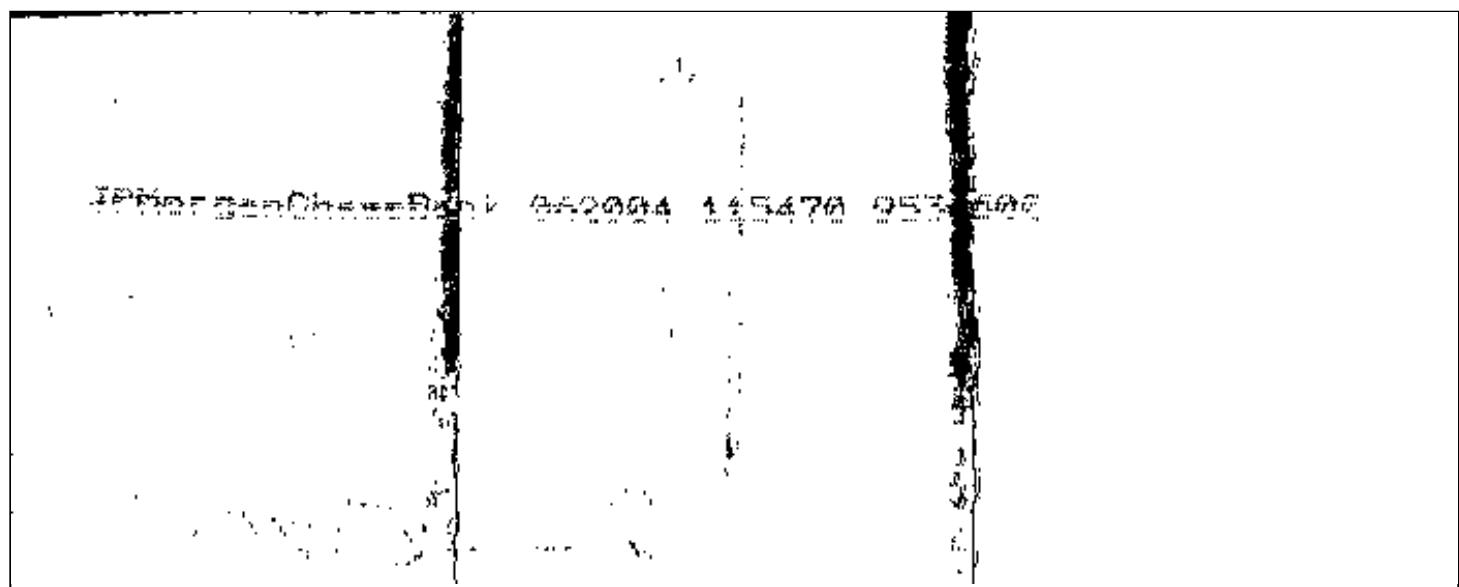
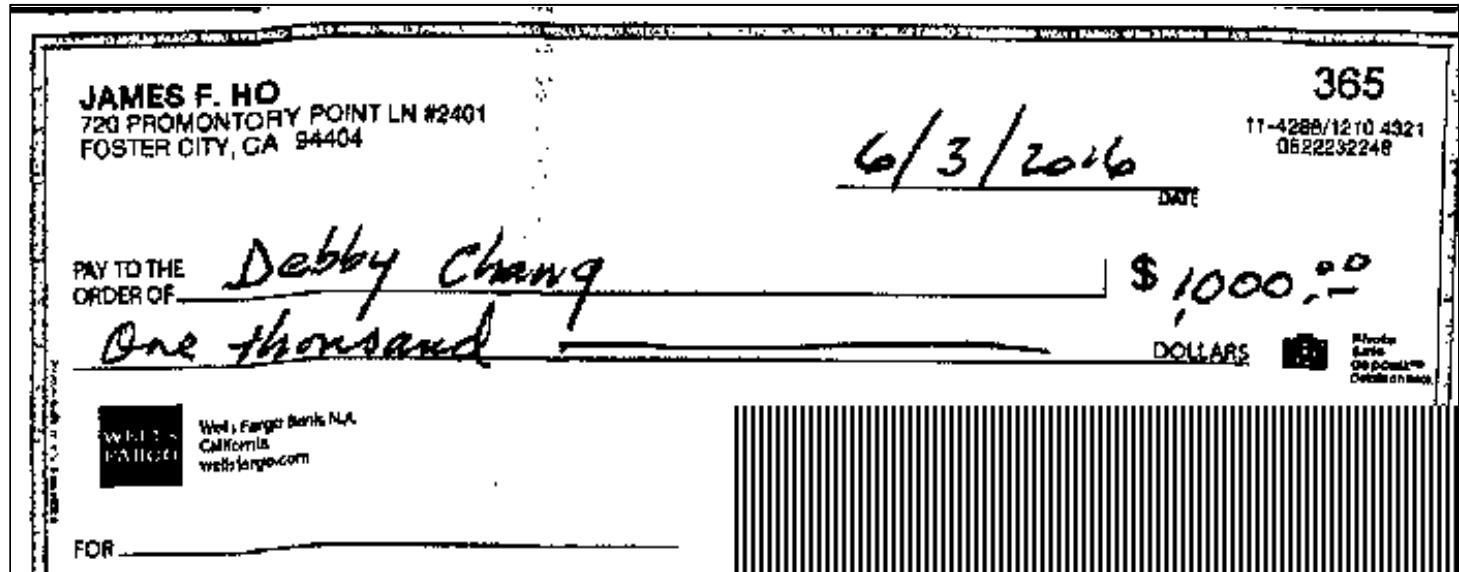
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	365
Date Posted	06/20/16
Check Amount	\$1,000.00



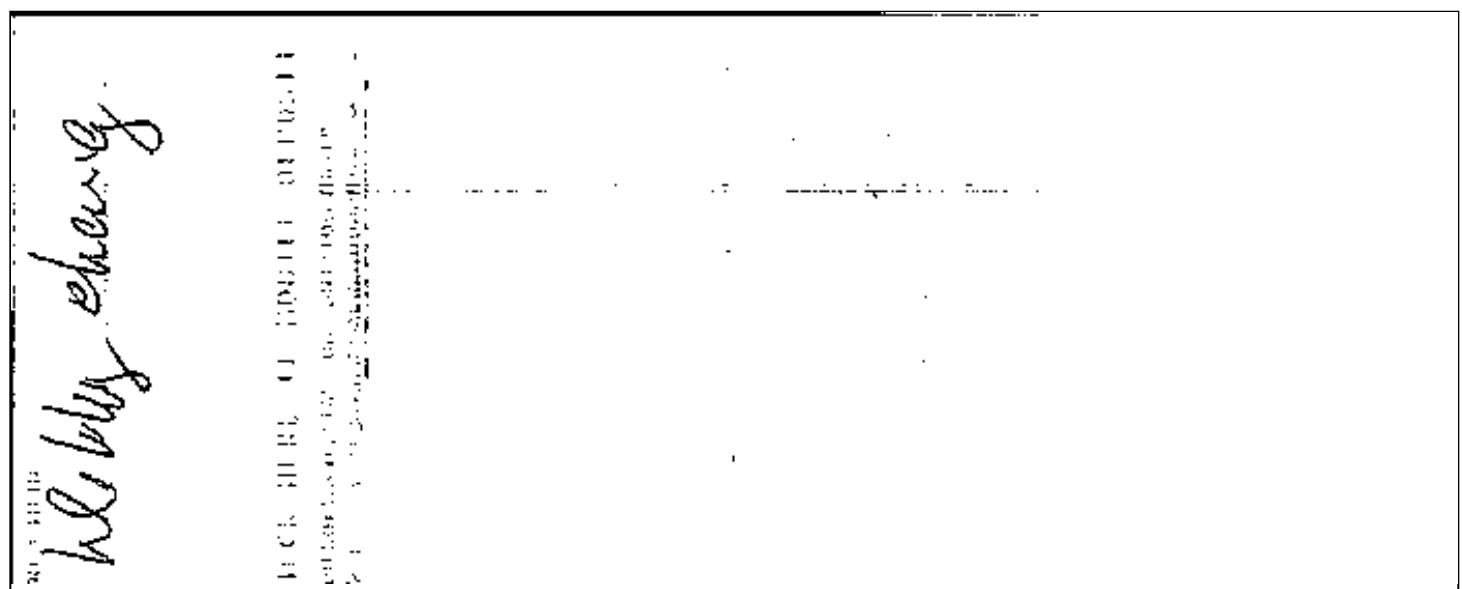
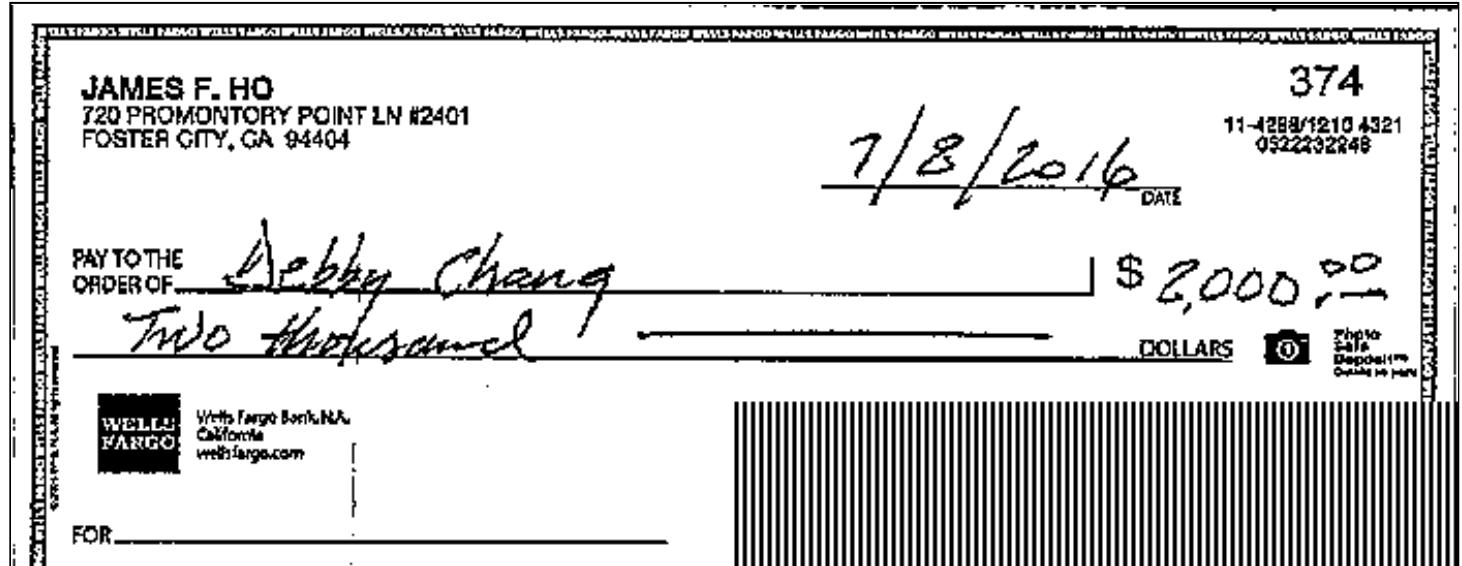
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	374
Date Posted	07/11/16
Check Amount	\$2,000.00



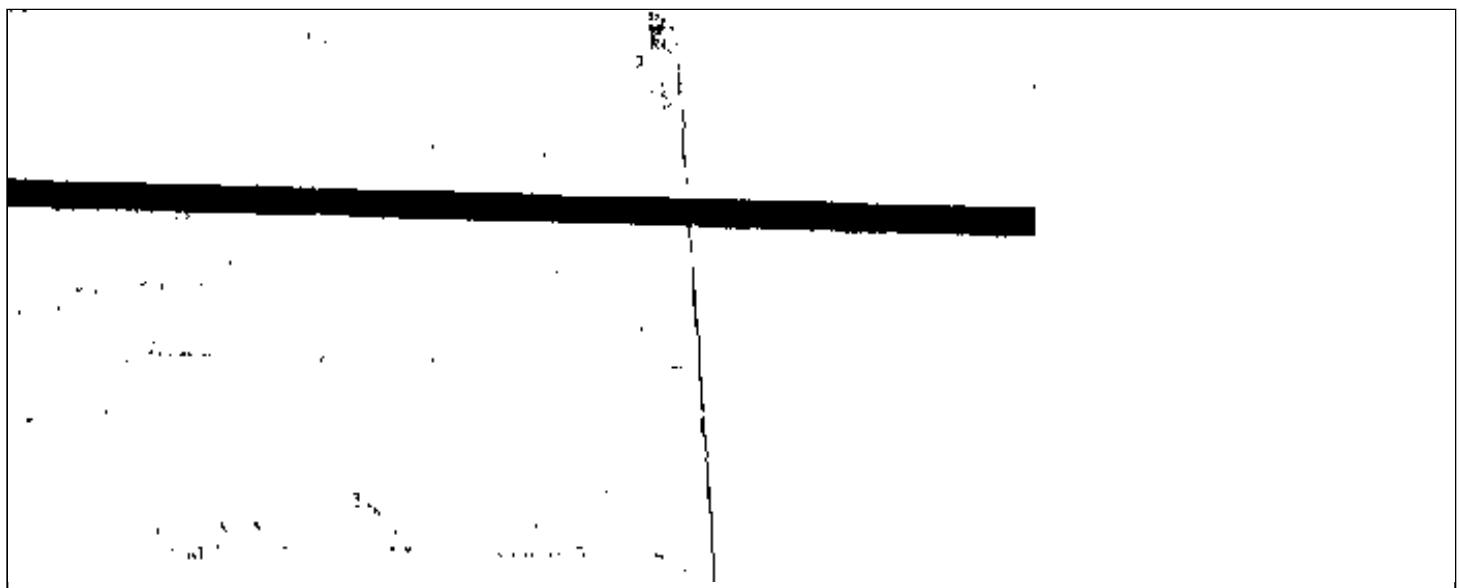
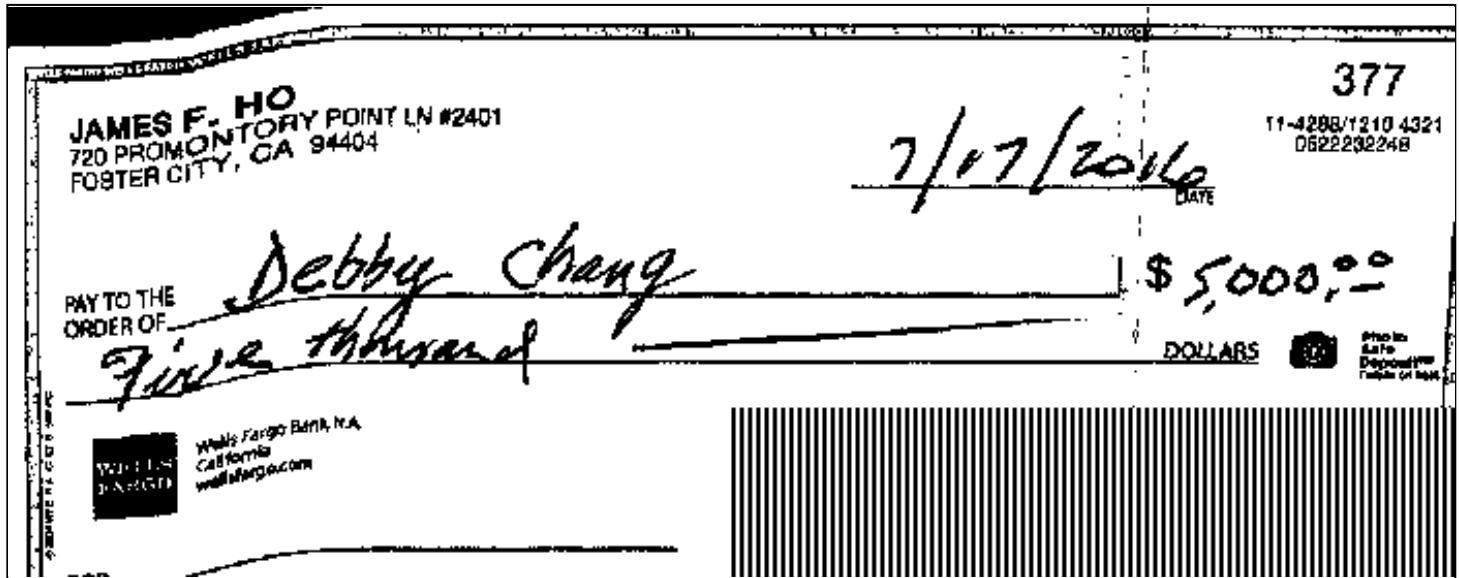
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	377
Date Posted	07/25/16
Check Amount	\$5,000.00



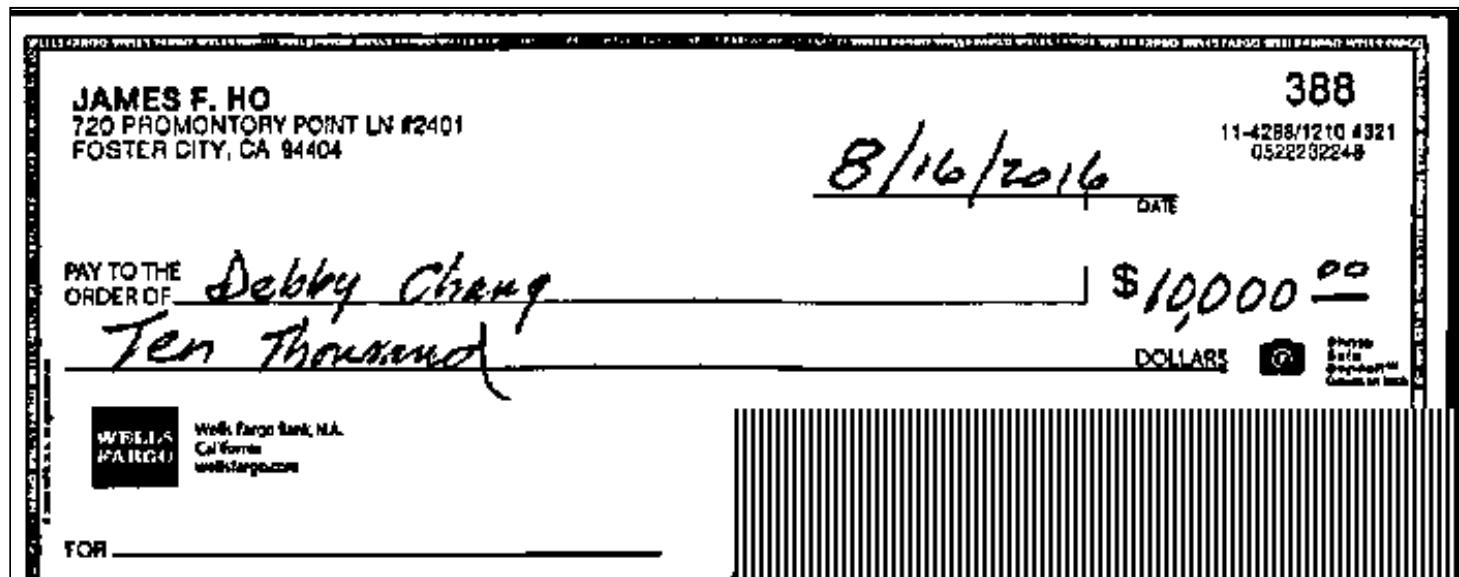
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	388
Date Posted	08/16/16
Check Amount	\$10,000.00



001516 - 52150602 - 000178987>12

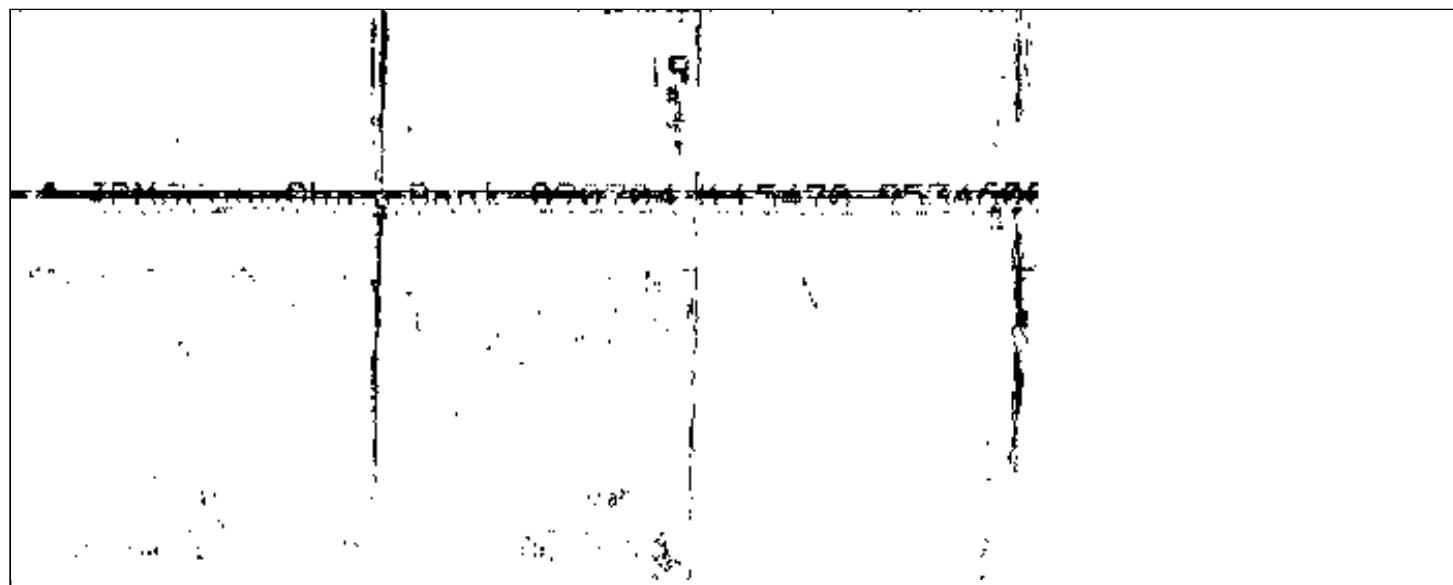
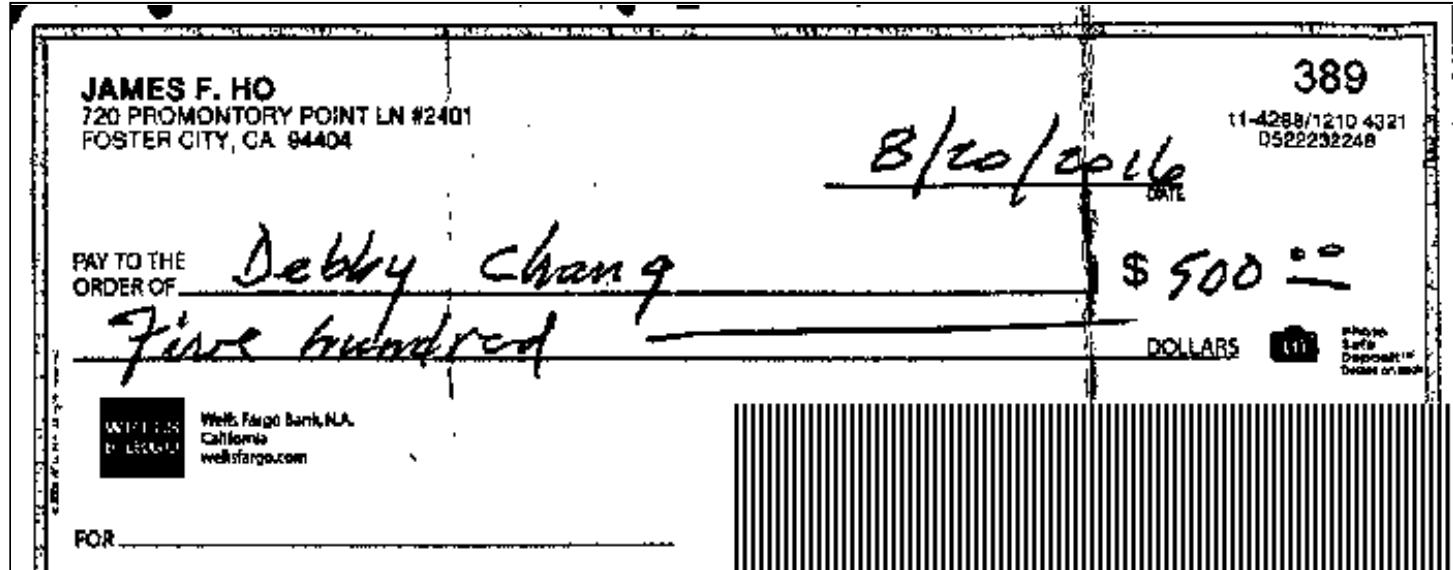
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	389
Date Posted	09/07/16
Check Amount	\$500.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

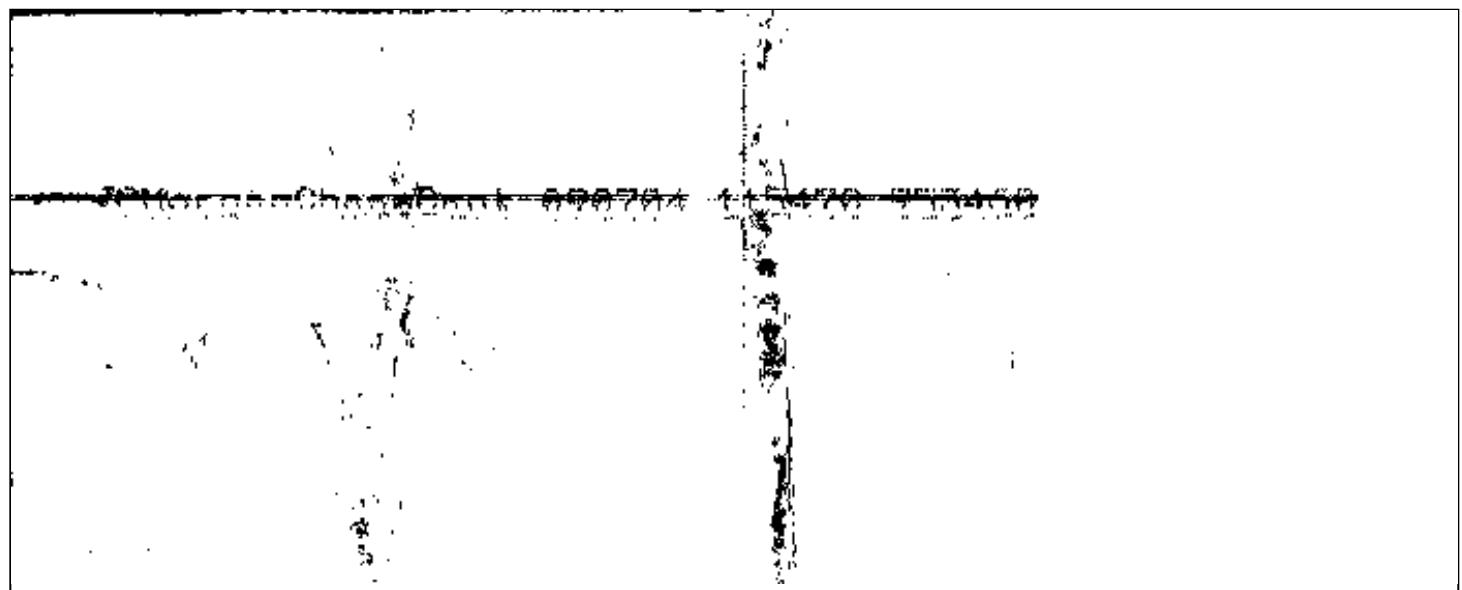
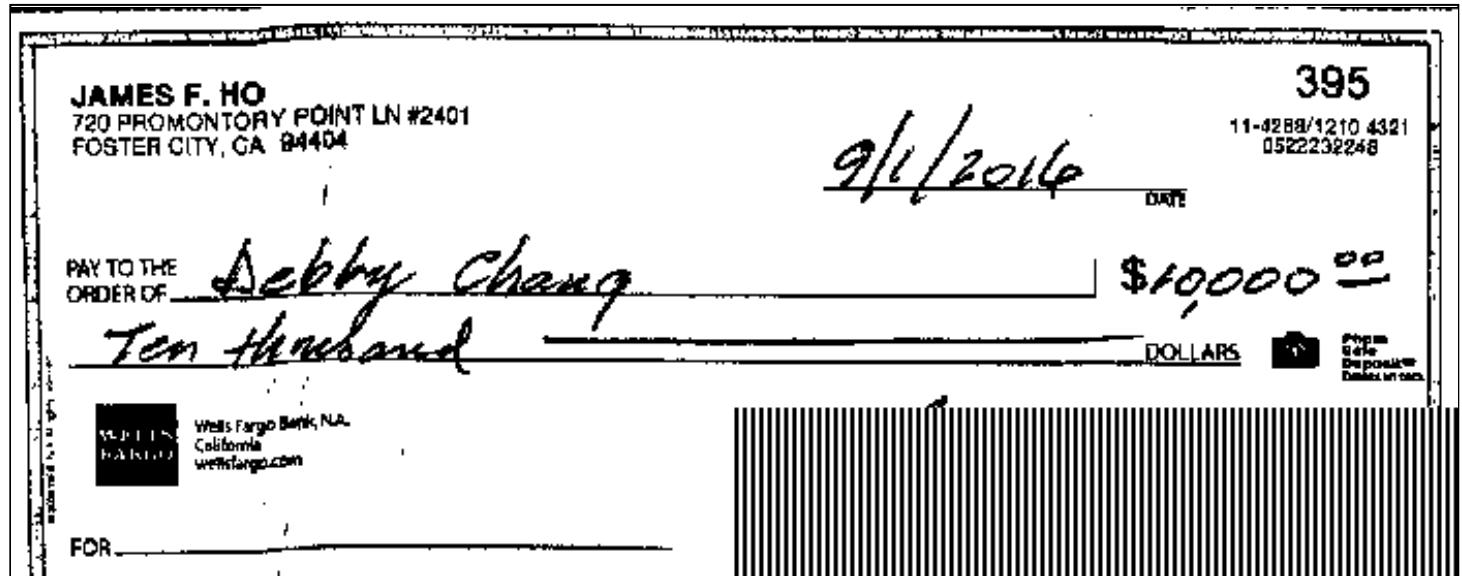
Equal Housing Lender

E-MAIL 1274

WELLS FARGO

Check Details

Check Number	395
Date Posted	09/07/16
Check Amount	\$10,000.00



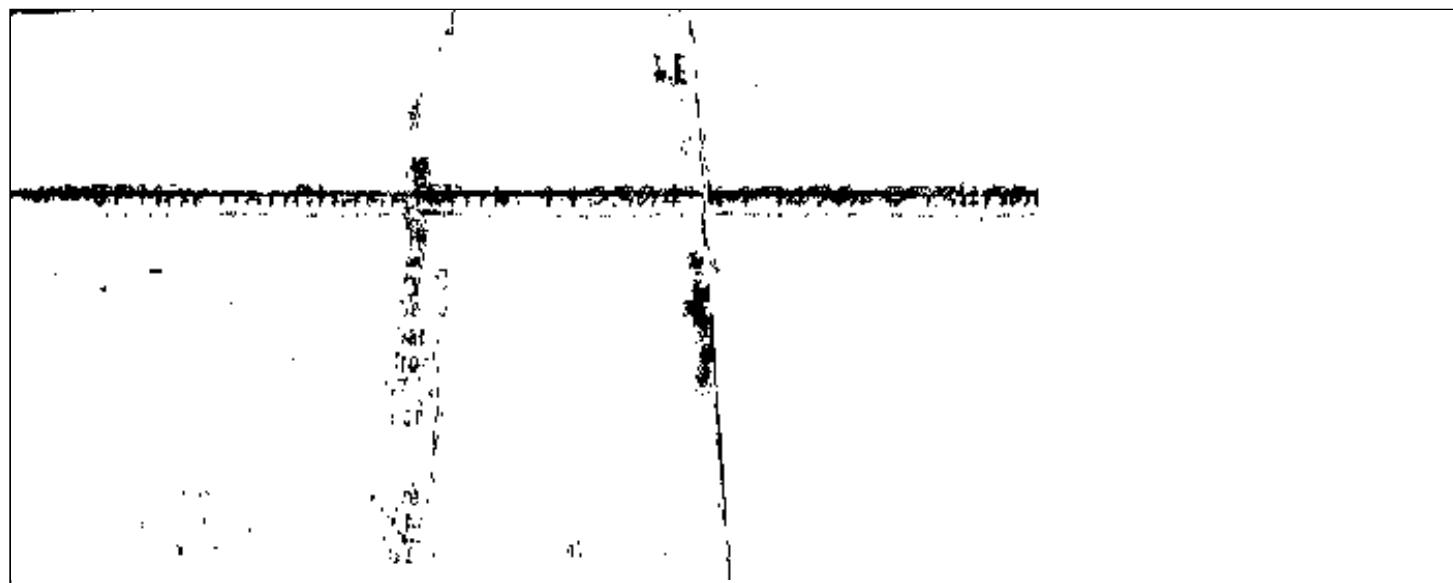
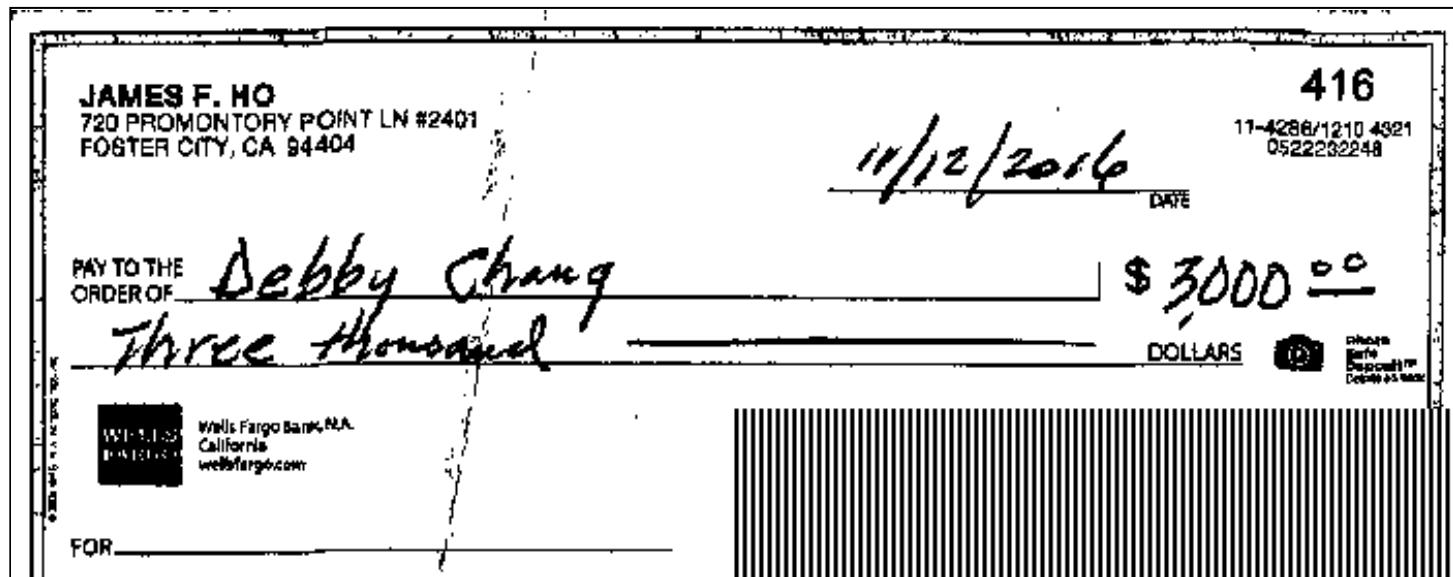
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	416
Date Posted	11/23/16
Check Amount	\$3,000.00



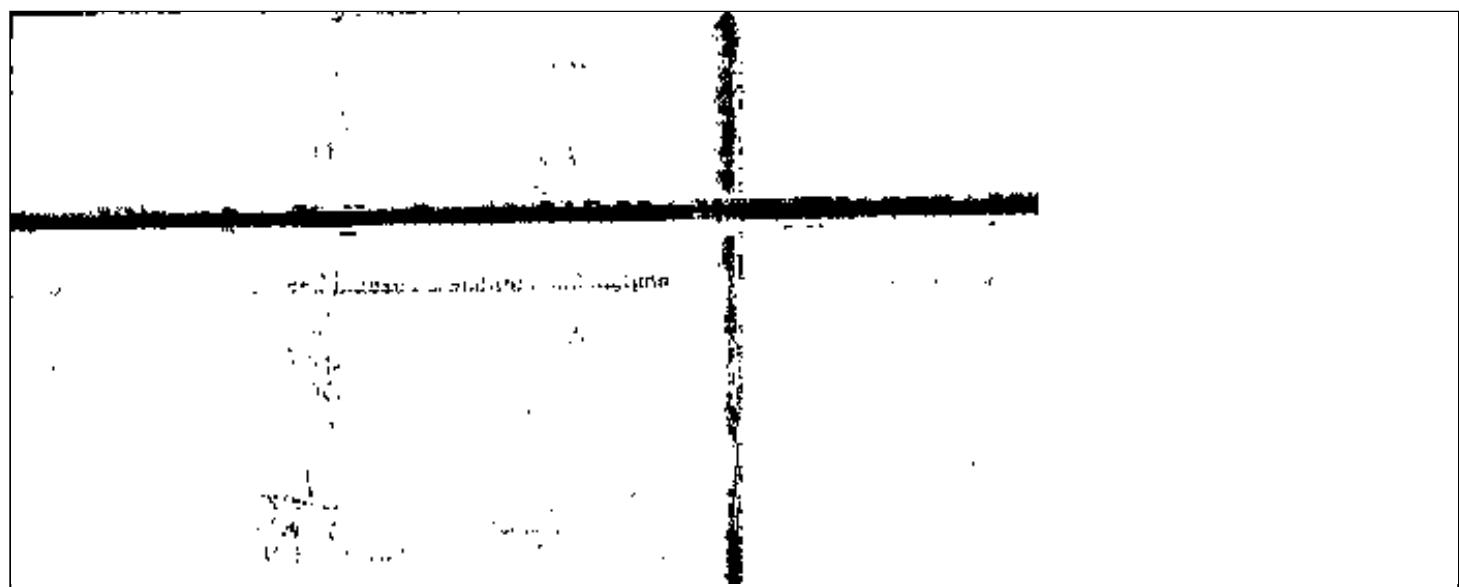
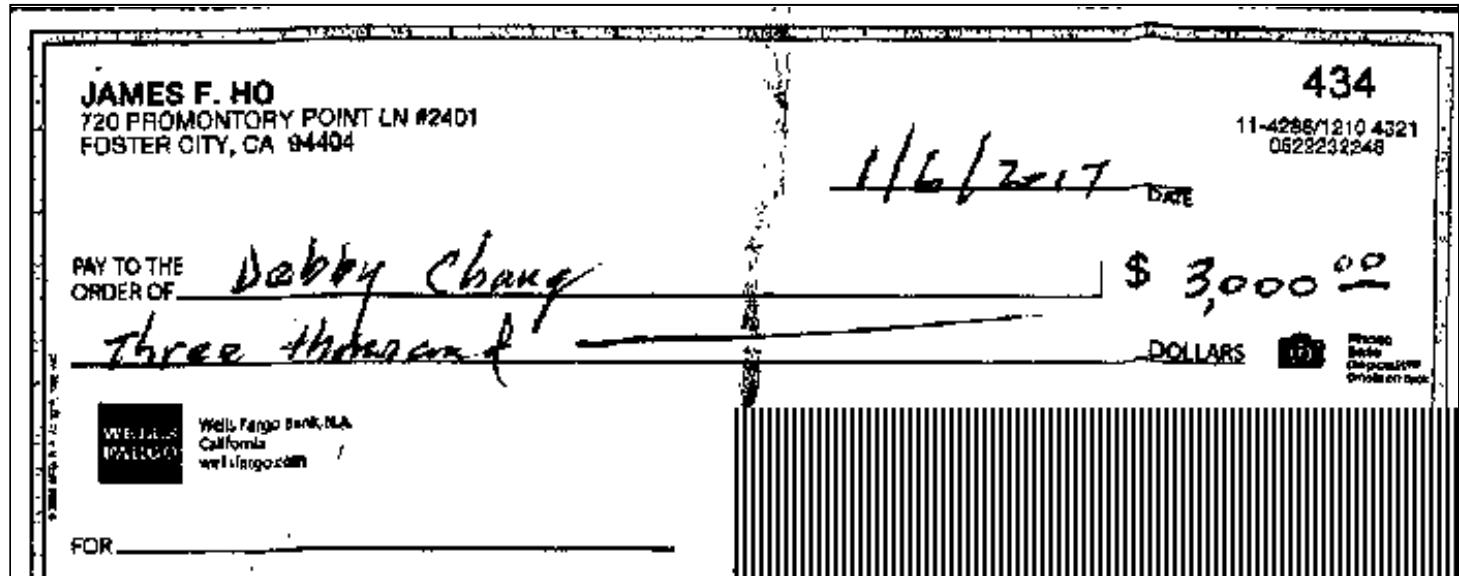
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	434
Date Posted	01/06/17
Check Amount	\$3,000.00



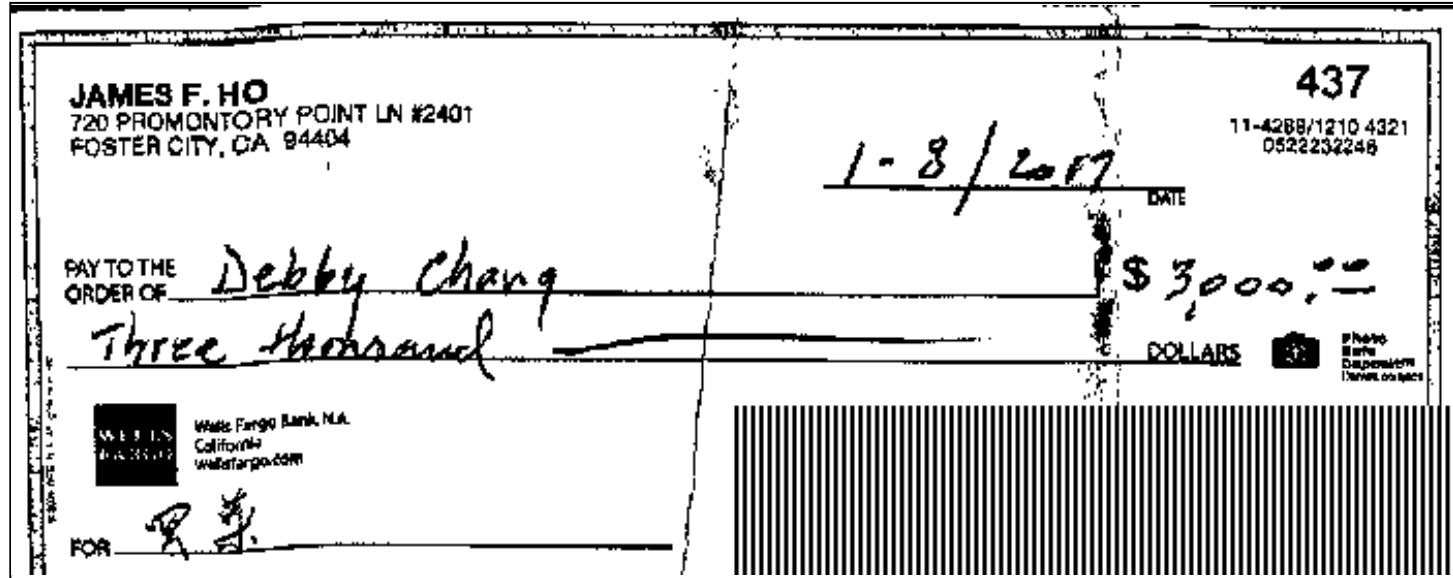
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	437
Date Posted	01/20/17
Check Amount	\$3,000.00



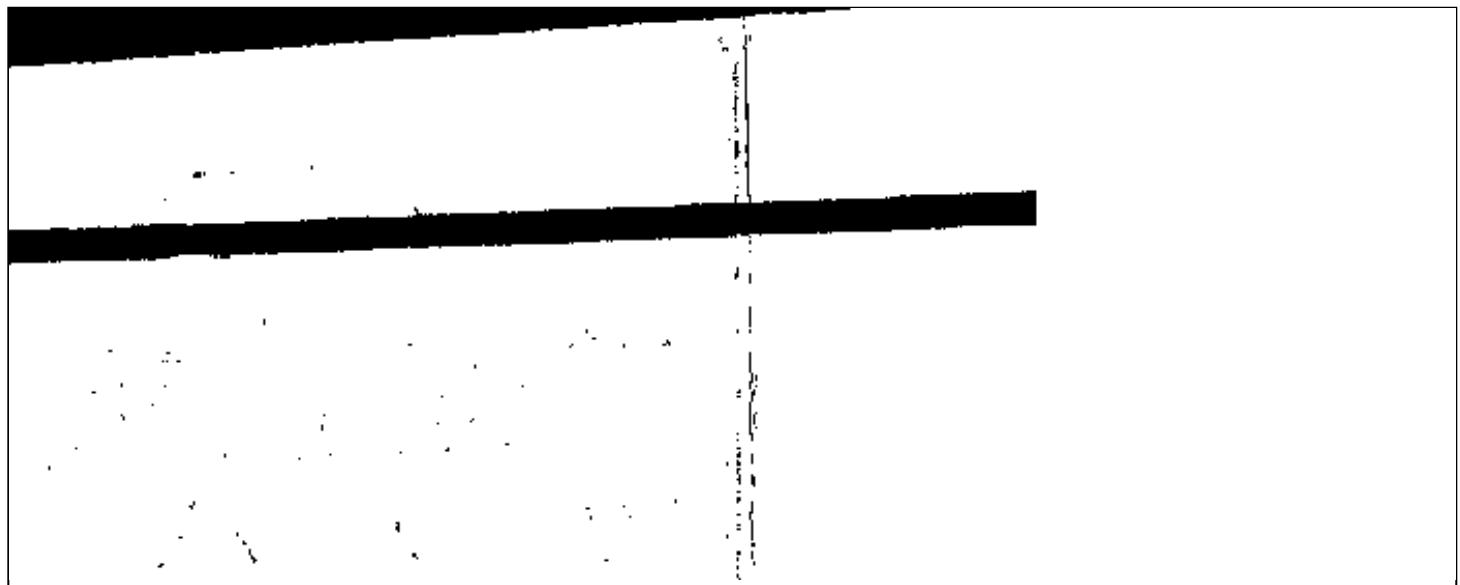
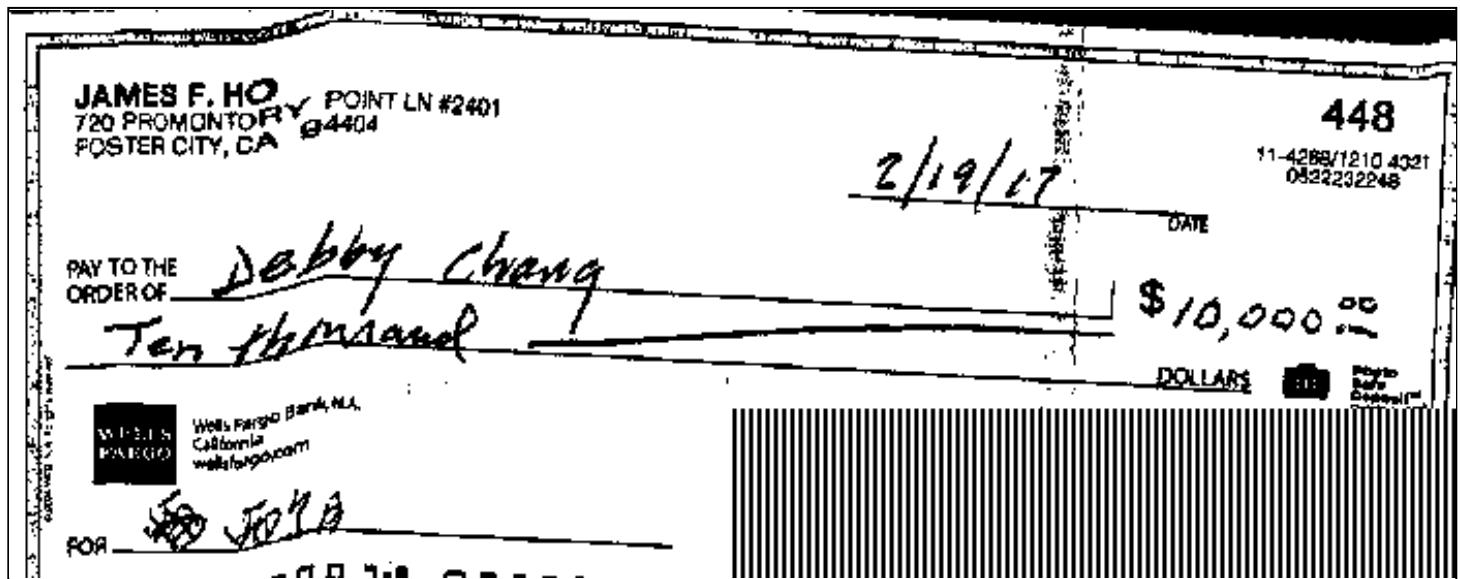
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	448
Date Posted	02/27/17
Check Amount	\$10,000.00



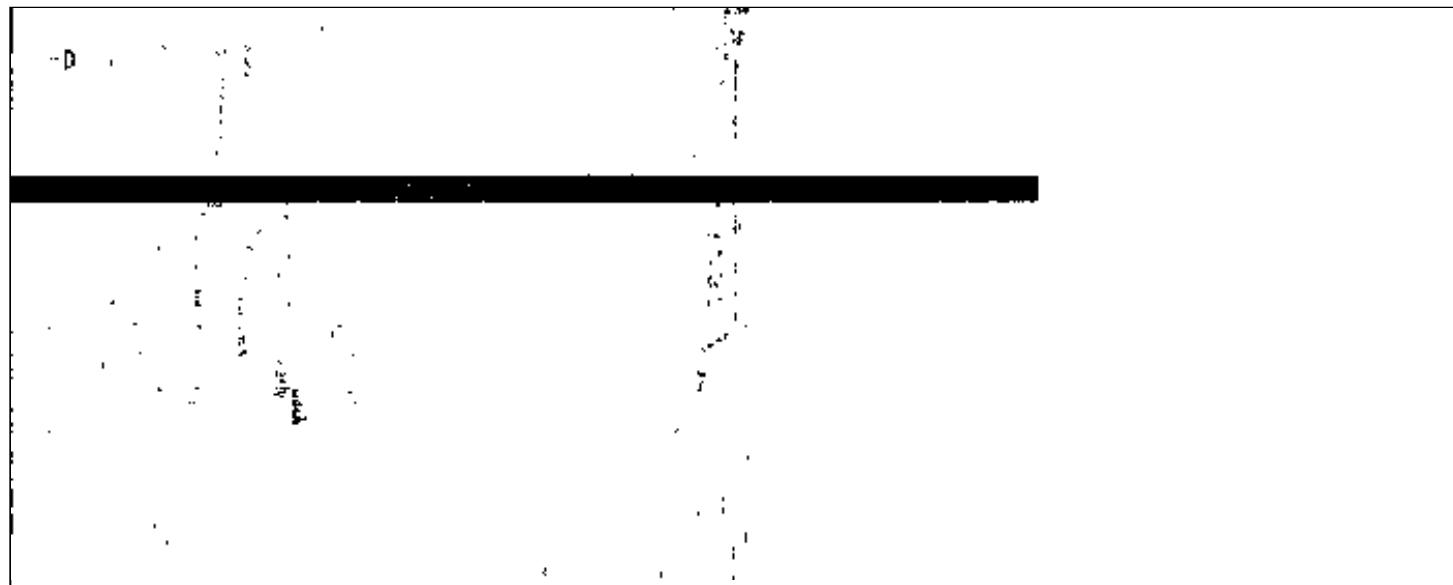
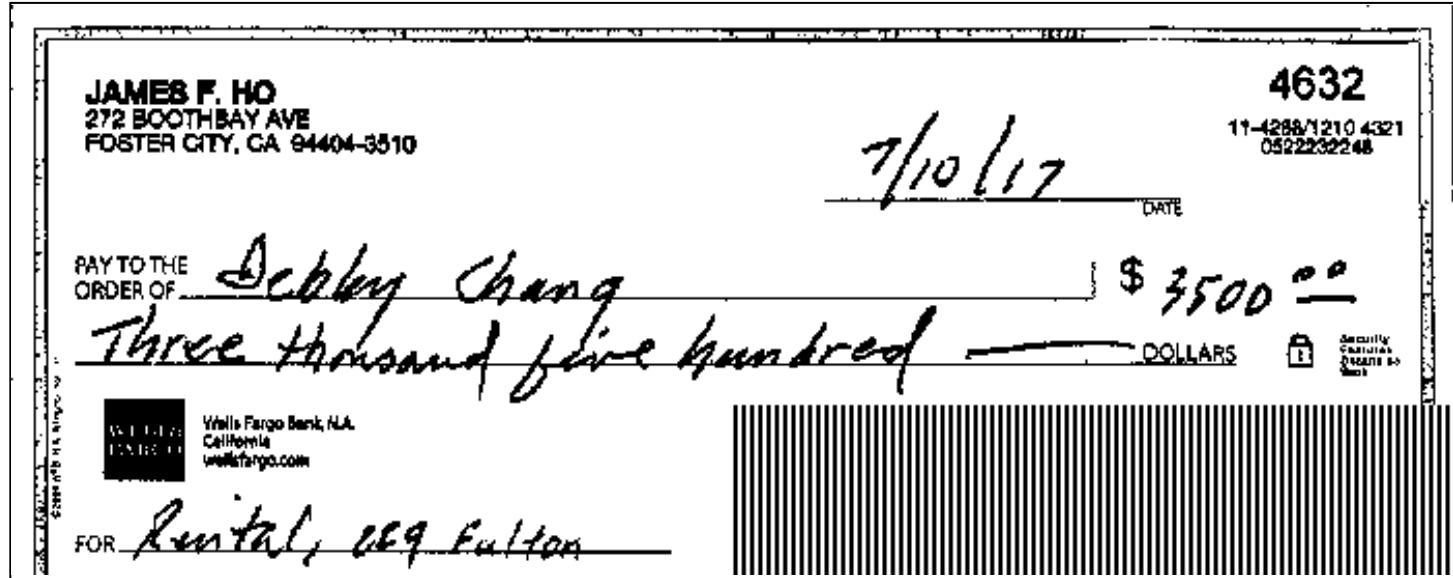
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	4632
Date Posted	07/11/17
Check Amount	\$3,500.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons.
To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

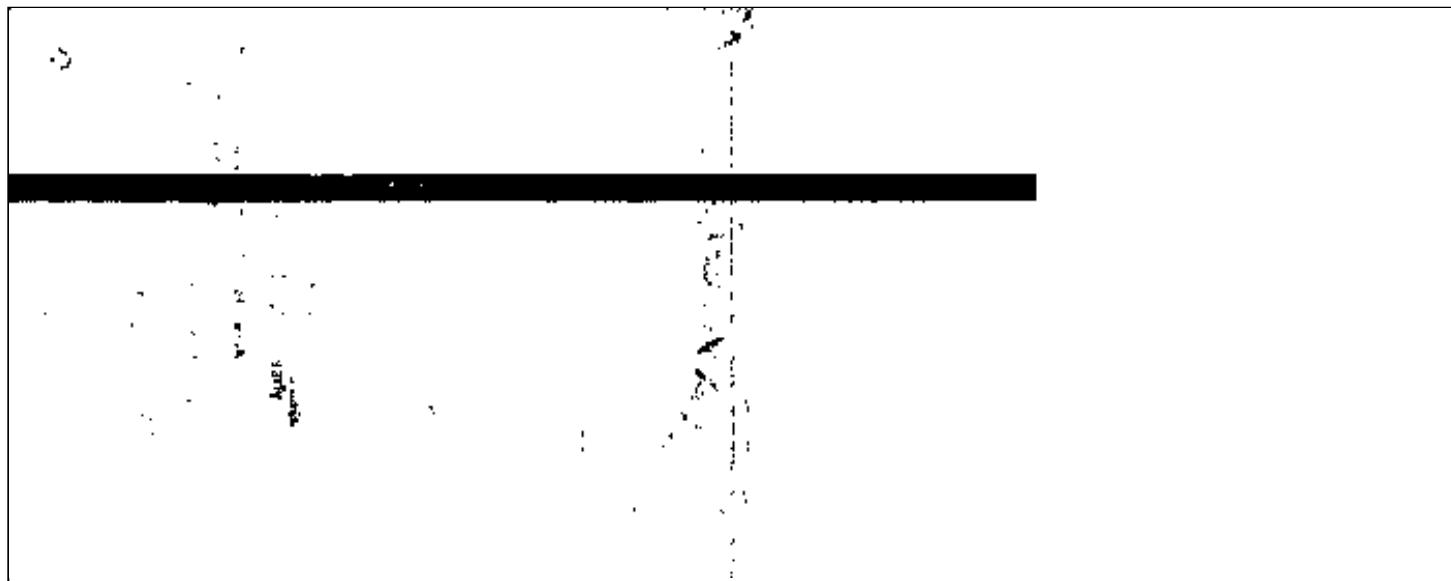
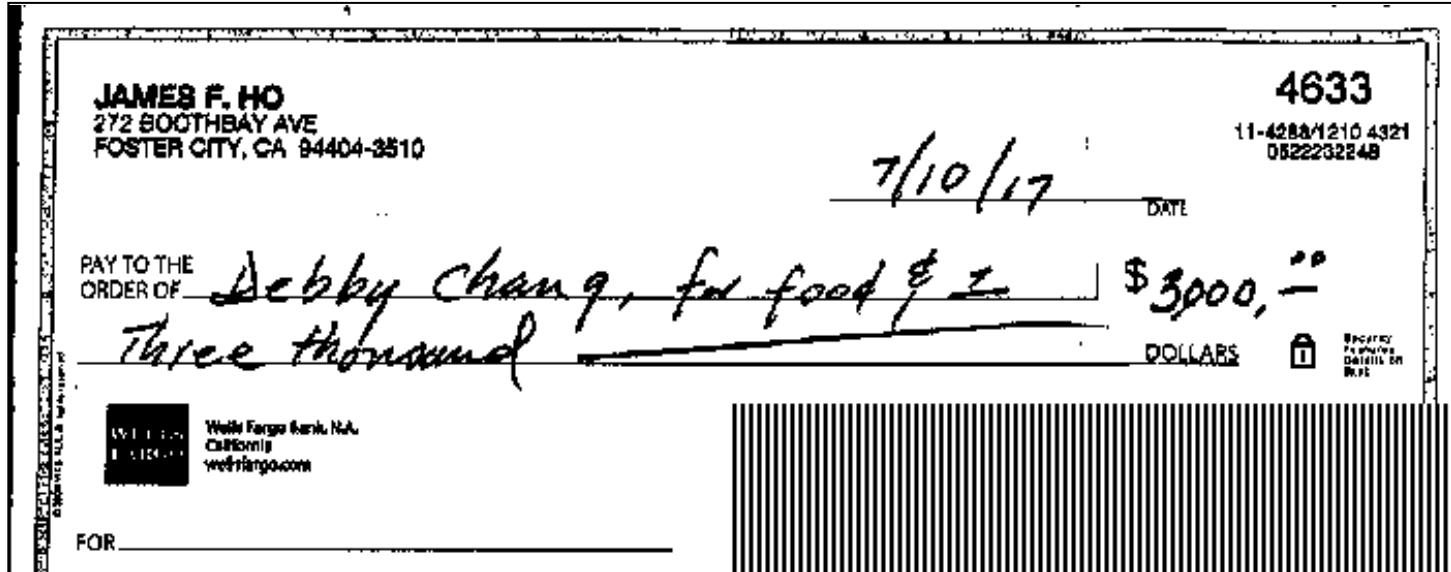
 Equal Housing Lender

E-MAIL 1280

WELLS FARGO

Check Details

Check Number	4633
Date Posted	07/11/17
Check Amount	\$3,000.00



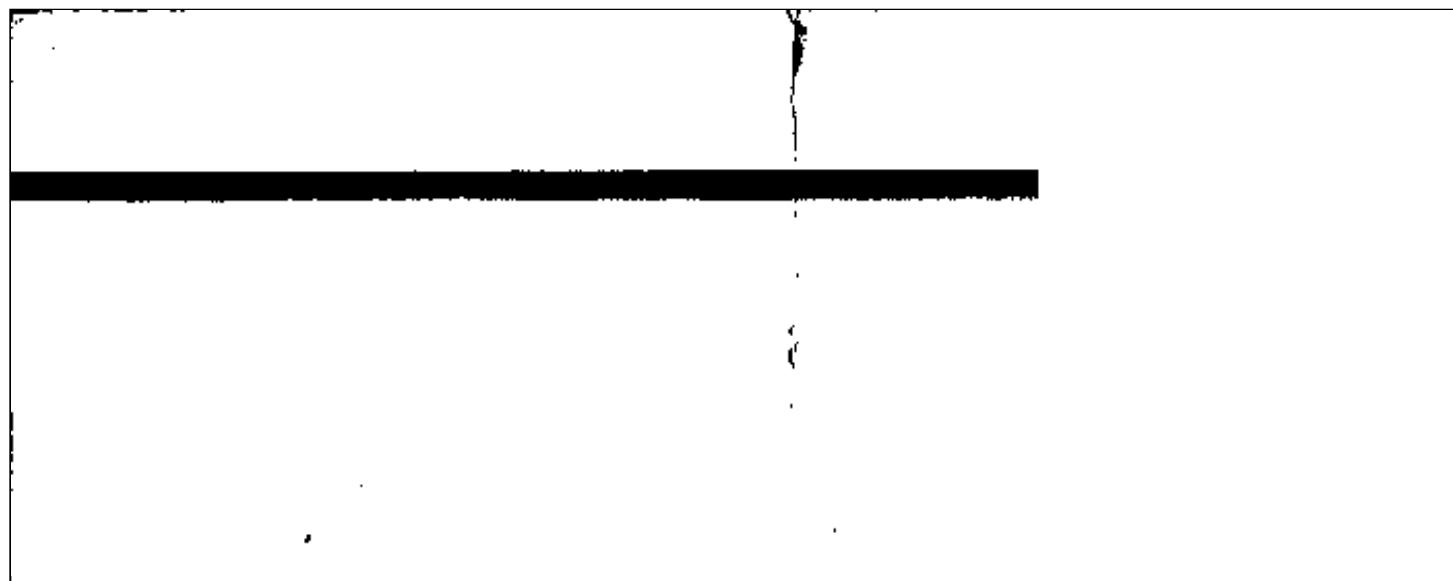
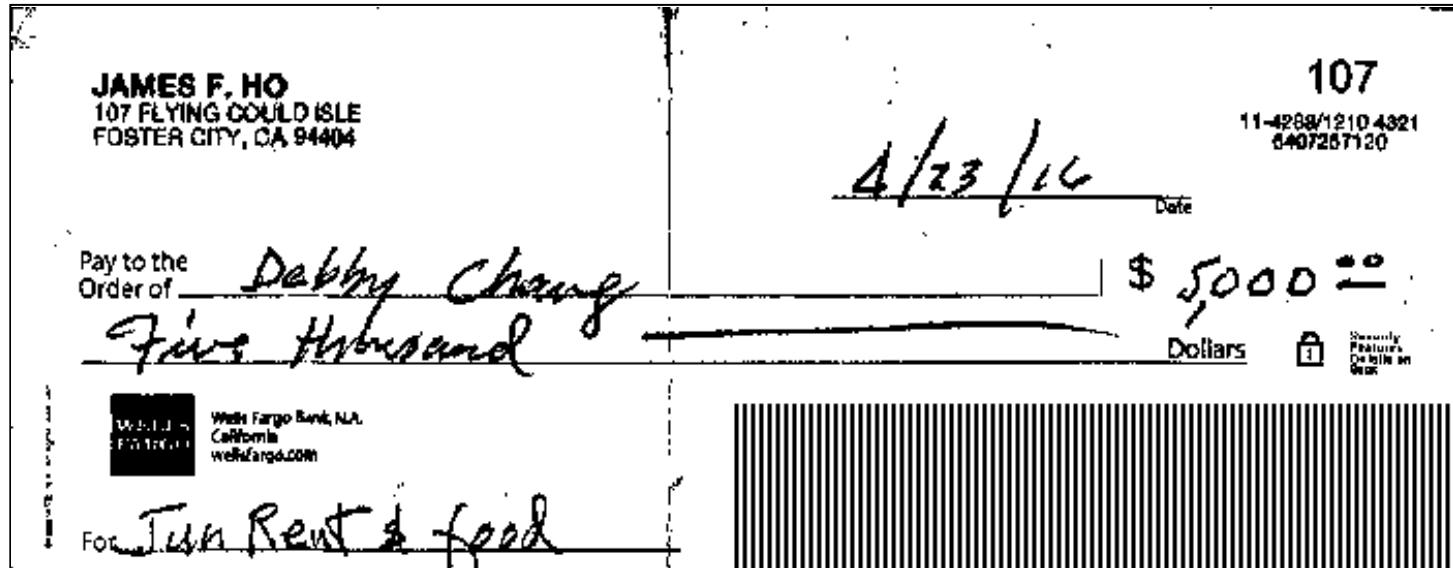
*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

WELLS FARGO

Check Details

Check Number	107
Date Posted	08/28/17
Check Amount	\$5,000.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

Equal Housing Lender

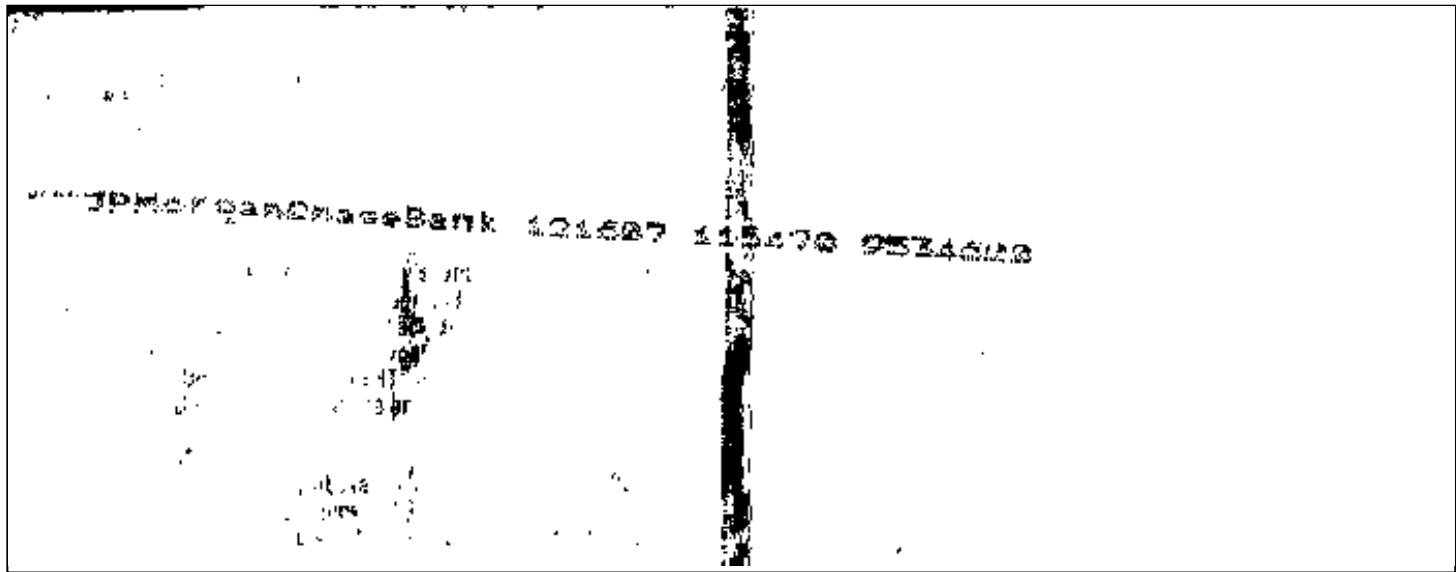
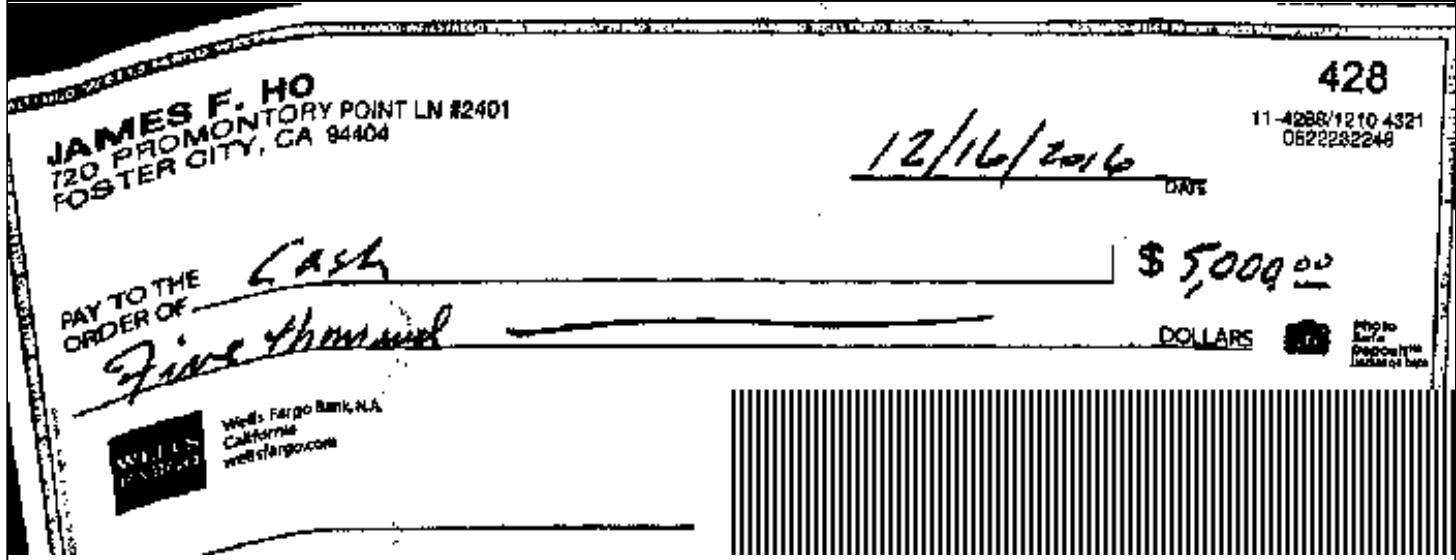
E-MAIL 1282

WELLS FARGO

Check Details

Check Number

Date Posted	12/16/16
Check Amount	\$5,000.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

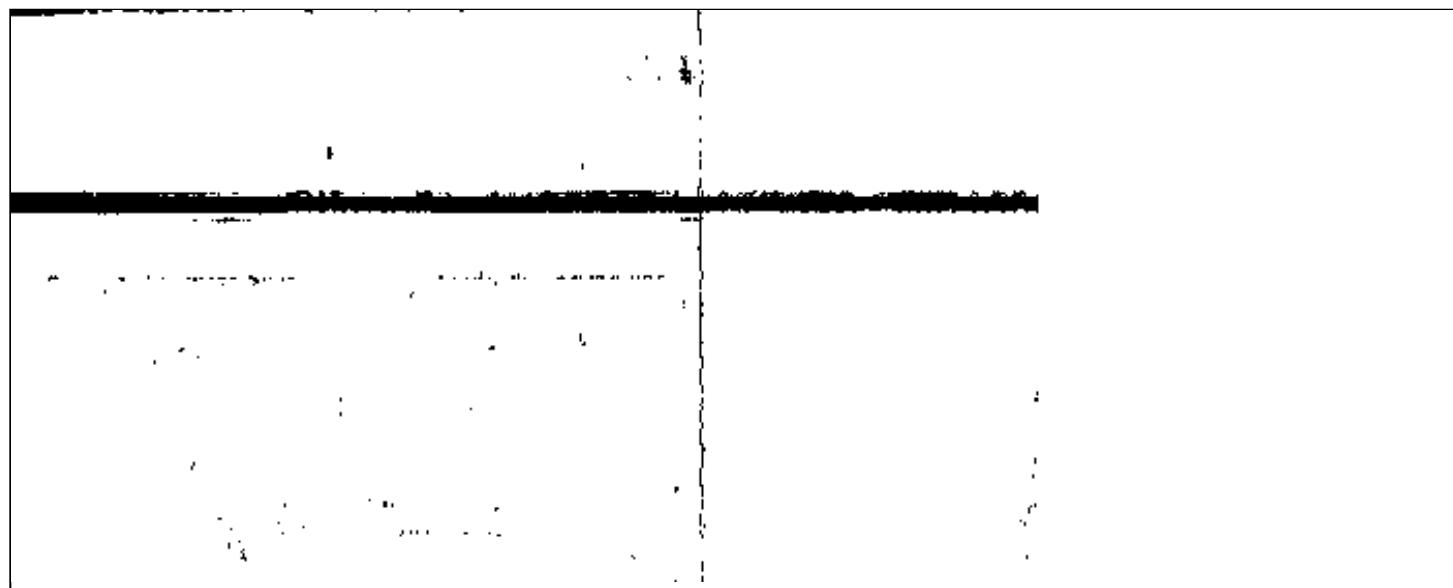
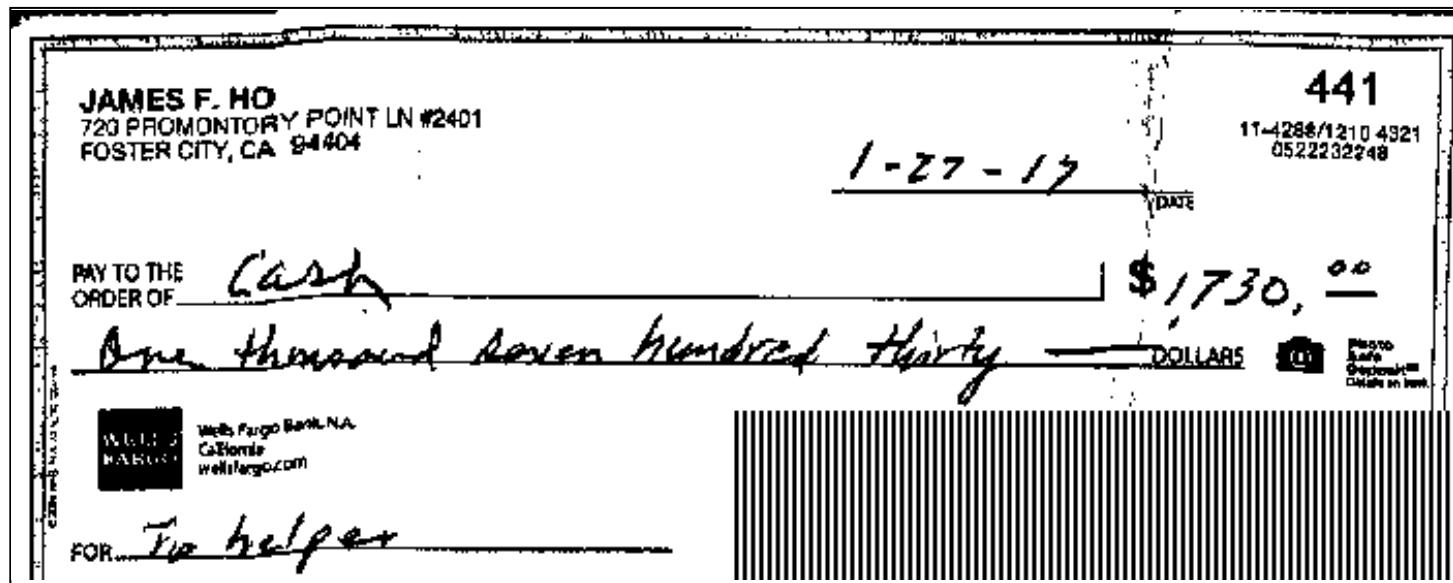
Equal Housing Lender

E-MAIL 1283

WELLS FARGO

Check Details

Check Number	441
Date Posted	02/01/17
Check Amount	\$1,730.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.

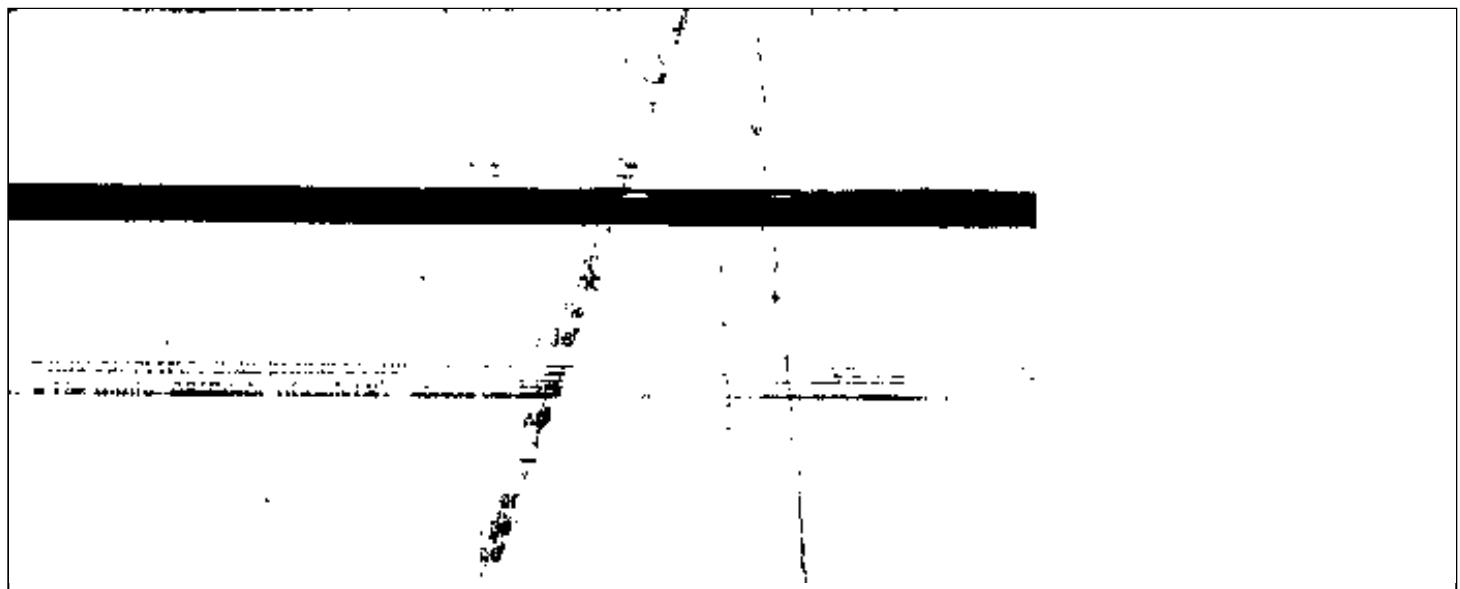
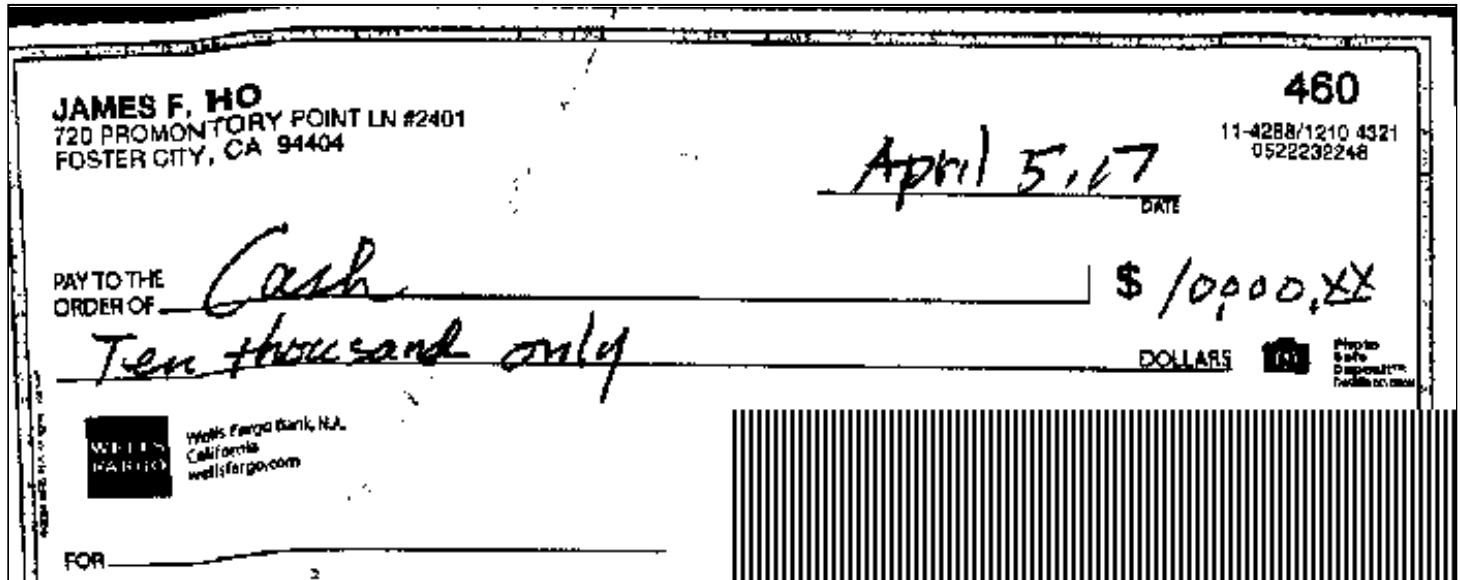
Equal Housing Lender

E-MAIL 1284

WELLS FARGO

Check Details

Check Number	460
Date Posted	04/05/17
Check Amount	\$10,000.00



*Note

The account number, signature, and endorsement are removed from the image(s) for security reasons. To obtain a full copy of the image, please call us at 1-800-TO-WELLS (1-800-869-3557), 24 hours, 7 days a week.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

9 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Jul 16, 2018 at 10:32 AM

Hi Peter:

Here is a draft of the attachment to the Schwab subpoena for your review. Please let me know if it meets with your approval.

Carol

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Attachment 3 to Charles Schwab Subpoena.DOCX
14K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Mon, Jul 16, 2018 at 12:06 PM

E-MAIL 1286

Hi Carol,

I'm certainly not an expert in the law, so I don't know. =(We had that problem with Cathay Bank last time when it turned out to be a joint account, which is why I brought it to your attention beforehand, in case you knew a way to circumvent a similar potential problem with Schwab or a way to make that process more efficient (quicker).

Since we are listing specific names for possible joint accounts, is the plan to send a Notice to Consumer to each person at their last known addresses? If we are indeed sending Notices to them, perhaps we can send them all to Debby's address at 1319 Brewster Ct, El Cerrito. Also "Saeed" is spelled wrong in "Sophie Chang (Saeed)."

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Jul 16, 2018 at 12:23 PM

Thank you, Peter. I'll take care of everything.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1287

Carol Loza <cloza@ayhmh.com>

Mon, Jul 16, 2018 at 3:21 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find copies of the following documents we received today from Debby's counsel:

1. Debby's Further Supplemental Responses to Our First Document Request;
2. Debby's Further Supplemental Responses to Our First Set of Special Interrogatories; and
3. Debby's Further Supplemental Responses to Our First Set of Form Interrogatories.

In addition, Debby produced about 2,000 pages of documents which will be emailed to you under separate cover.

[Quoted text hidden]

3 attachments

 **Ho_Debby_s Further Supplemental Responses to Our First Document Request.PDF**
470K

 **Ho_Debby_s Further Supplemental Responses to Our First Set of Form Interrogatories.PDF**
244K

 **Ho_Debby_s Further Supplemental Responses to Our First Set of Special Interrogatories.PDF**
824K

John Minton <jminton@ayhmh.com>

Mon, Jul 16, 2018 at 6:28 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<DellaLau@launet.com>

I love that Debby admits to calling Pierre Malak on August 26, just four days after Peter retrieved James. Great fact. I'm going to poke and prod Debby on this on Wednesday.

On another note, Peter have you spoken to Ted Cotton since the case began? If so, can you remind me what he said? I'd like to chat with him. Perhaps you can call him and ask if he'd be willing to have a conversation with me? You can just tell him that you as trustee are trying to recover money taken from James and your attorney would like to talk with him about the weird requests he was getting from James that Ted called Peter about in April 2017. I would stay away from too many case details. Let me handle that part.

Thanks,

John

John D. Minton

E-MAIL 1288



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@aymh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Tue, Jul 17, 2018 at 1:41 AM

Hi John,

Yes, I have spoken to Ted Cotton a lot since the case began--Debby was once a beneficiary for the \$300k John Hancock Investment funds that Ted was handling for Dad, and there was a lot of paperwork and handholding required to get it transferred to the trust account you recommended we set up so we can tell the judge the funds are untouched and pristine.

Ted and I met and chatted for an hour when he came to the Bay Area last November, so he knows a bit about the case. I'm sure he wouldn't mind if you called him. Let me know if you want me to shoot him an email giving him the heads-up this week or when you come back from vacation.

On 4/11/17, Ted called me because he was concerned when Dad started doing some strange things, such as requesting info that Ted could not provide and asking to change something to an account from AXA that was closed 3 years ago.

Hope this helps,
Peter

[Quoted text hidden]



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@aymh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Tue, Jul 17, 2018 at 9:14 AM

This is helpful, thanks Peter. Yes can you please give him a heads up that I will be calling. I will try to call him before I leave for vacation. Can you also provide the best number to reach him on.

Thanks,

John

John D. Minton

E-MAIL 1289



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Tuesday, July 17, 2018 1:41 AM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi John,

Yes, I have spoken to Ted Cotton a lot since the case began--Debby was once a beneficiary for the \$300k John Hancock Investment funds that Ted was handling for Dad, and there was a lot of paperwork and handholding required to get it transferred to the trust account you recommended we set up so we can tell the judge the funds are untouched and pristine.

Ted and I met and chatted for an hour when he came to the Bay Area last November, so he knows a bit about the case. I'm sure he wouldn't mind if you called him. Let me know if you want me to shoot him an email giving him the heads-up this week or when you come back from vacation.

On 4/11/17, Ted called me because he was concerned when Dad started doing some strange things, such as requesting info that Ted could not provide and asking to change something to an account from AXA that was closed 3 years ago.

Hope this helps,

Peter

On Mon, Jul 16, 2018 at 6:28 PM John Minton <jminton@aymh.com> wrote:

I love that Debby admits to calling Pierre Malak on August 26, just four days after Peter retrieved James. Great fact. I'm going to poke and prod Debby on this on Wednesday.

On another note, Peter have you spoken to Ted Cotton since the case began? If so, can you remind me what he said? I'd like to chat with him. Perhaps you can call him and ask if he'd be willing to have a conversation with me? You can just tell him that you as trustee are trying to recover money taken from James and your attorney would like to talk with him about the weird requests he was getting from James that Ted called Peter about in April 2017. I would stay away from too many case details. Let me handle that part.

E-MAIL 1290

Thanks,

John

John D. Minton

Error! Filename not specified.

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Carol Loza
Sent: Monday, July 16, 2018 3:21 PM
To: 'Peter C. Ho'; Shan-Yuan Ho (大姐); Della N. Lau
Cc: John Minton; Daniel E. Lassen
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

Dear Peter, Shan-Yuan and Della:

Attached please find copies of the following documents we received today from Debby's counsel:

1. Debby's Further Supplemental Responses to Our First Document Request;
2. Debby's Further Supplemental Responses to Our First Set of Special Interrogatories; and
3. Debby's Further Supplemental Responses to Our First Set of Form Interrogatories.

In addition, Debby produced about 2,000 pages of documents which will be emailed to you under separate cover.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

E-MAIL 1291

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Fri, Jul 20, 2018 at 2:29 PM

Hi John,

I gave Ted the heads-up that you will be calling. He asked that you call him at his office number (650-573-6527).

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Fri, Jul 20, 2018 at 2:31 PM

Great – thank you.

[Quoted text hidden]

E-MAIL 1292

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606169263850877482&simpl=msg-f%3A16061692...> 7/7



Peter Ho <peter.ho@gmail.com>

Interpreter

1 message

John Minton <jminton@ayhmh.com>

Mon, Jul 16, 2018 at 6:43 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Dear all –

I'm comfortable taking the position we've discussed with respect to the interpreter issue. Research has turned up little in the way of actual case law or statutes that gives guidance. I checked with a trial lawyer friend of mine who has 30+ years of experience and he also isn't aware of any specific authority. The best we can do is reason our way there by arguing that the costs of taking a deposition are to be borne by the party noticing the deposition, and assert that translation is a cost of deposition. But there is no specific statute that says exactly what we want. Jeff will have to decide whether to risk a motion (and mediation) over this issue.

Best,

John

John D. Minton

ANDERSON YAZDI
[LLP]
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1293

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606200133780825288&simpl=msg-f%3A16062001...> 1/1



Peter Ho <peter.ho@gmail.com>

Automatic reply: Rita \$30k email thread(s)

1 message

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Tue, Jul 17, 2018 at 5:13 PM

I am out of the office in depositions, returning Thursday, July 19. I will have limited access to email until I return. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

23 messages

Carol Loza <cloza@ayhmh.com> Tue, Jul 17, 2018 at 12:16 PM
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>
 Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

This is the first of ten emails I will be sending you regarding Debby's recent production ... Attached is Part 1 ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
 Direct Phone: 650.212.5905
 Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
 www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part1.pdf
 18891K

Carol Loza <cloza@ayhmh.com> Tue, Jul 17, 2018 at 12:18 PM
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Here is Part 2 ...

[Quoted text hidden]

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606266398550816807&simpl=msg-f%3A1606266...> 1/14

E-MAIL 1295

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part2.pdf**
18817K

Carol Loza <cloza@ayhmh.com> Tue, Jul 17, 2018 at 12:19 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Here is Part 3 ...

[Quoted text hidden]

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part3.pdf**
18858K

Carol Loza <cloza@ayhmh.com> Tue, Jul 17, 2018 at 12:20 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Here is Part 4 ...

[Quoted text hidden]

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part4.pdf**
18868K

Carol Loza <cloza@ayhmh.com> Tue, Jul 17, 2018 at 12:21 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Here is Part 5 ...

[Quoted text hidden]

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part5.pdf**
18893K

Carol Loza <cloza@ayhmh.com> Tue, Jul 17, 2018 at 12:22 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Here is Part 6 ...

[Quoted text hidden]

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part6.pdf**
18849K

Carol Loza <cloza@ayhmh.com> Tue, Jul 17, 2018 at 12:23 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Here is Part 7 ...

E-MAIL 1296

[Quoted text hidden]

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part7.pdf**
18823K

Carol Loza <cloza@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Tue, Jul 17, 2018 at 12:24 PM

Here is Part 8 ...

[Quoted text hidden]

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part8.pdf**
18775K

Carol Loza <cloza@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Tue, Jul 17, 2018 at 12:25 PM

Here is Part 9 ...

[Quoted text hidden]

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part9.pdf**
18702K

Carol Loza <cloza@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Jul 17, 2018 at 12:26 PM

Here is Part 10 of 10 ...

[Quoted text hidden]

 **Ho Debby Chang Supplemental Production DC 01085 - DC 03009_Part10.pdf**
7061K

John Minton <jminton@ayhmh.com>

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Thu, Jul 19, 2018 at 10:46 AM

Dear all –

Looking back through old emails, I see that Sterling Bank has counsel. So, I can't reach out to Mr. Garcia directly. I'd like to send out a subpoena for his deposition. I will ask Jeff Loew for his dates of availability. Hopefully August. Perhaps you could send me some dates when you are all available in August and September.

Thanks,

E-MAIL 1297

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Thursday, December 14, 2017 8:45 AM
To: John Minton
Cc: Carol Loza
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Good Morning,

Today, we are sending out a supplemental response to County Legal and Notary Service. Attached is the password needed to decrypt the disc. Please provide this to your service.

We apologize for an inconvenience.

Thank You.

Andrew M. White
 Compliance Officer & Assistant Corporate Counsel
 Sterling Bank and Trust, FSB
 One Towne Square, Suite 1900
 Southfield, MI 48076
 direct telephone: 248-351-3303
 direct facsimile: 248-351-7202
awhite@sterlingbank.com

From: Carol Loza <cloza@ayhmh.com>
 To: "awhite@sterlingbank.com" <awhite@sterlingbank.com>
 Date: 12/12/2017 07:44 PM
 Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

E-MAIL 1298

Dear Mr. White:

Attached please find correspondence of today's date from John Minton in the above-referenced matter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
 Direct Phone: 650.212.5905
 Direct Fax: 650.212.5993



350 Primrose Road
 Burlingame, CA 94010
 www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[attachment "Ho_ 12-12-17 J. Minton Ltr to A. White.PDF" deleted by Andrew White/Sterling]

Password.docx
 8K

John Minton <jminton@ayhmh.com>

Thu, Jul 19, 2018 at 10:54 AM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

I spoke with Andrew White about potential dates, and I gave him a preview about what to expect. Since he is out of town, he said he would probably hire a local attorney to attend the deposition with Mr. Garcia. (Since we're not alleging wrongdoing on Sterling's part, this will be more of a "babysitter" for Mr. Garcia.) He told me to pick a date and if there are any issues, I would most likely hear from the local attorney. Mr. White appreciated the call and heads up.

Best,

John

John D. Minton

E-MAIL 1299



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Jul 20, 2018 at 4:57 AM

Hi John,

Any day in August or September is fine, but preferably a Tuesday. A Thursday or Friday would be the second choice.

Thanks,
Peter

[Quoted text hidden]

4 attachments

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Jul 20, 2018 at 9:06 AM

Great, thank you.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>

Fri, Jul 20, 2018 at 11:54 AM

Sure ... Here it is ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Friday, July 20, 2018 11:53 AM
To: Carol Loza
Subject: Re: Ho vs. Chang

Hi Carol,

Can you please resend the attachment.

E-MAIL 1301

Thanks,

Peter

On Fri, Jul 20, 2018 at 10:05 AM, Carol Loza <cloza@ayhmh.com> wrote:

Hi Peter:

Attached for your review is a draft subpoena to Fidelity ... Please let me know whether or not it is good to go.

[Quoted text hidden]

 **Ho - (DRAFT) Subpoena for Records from Fidelity.pdf**
144K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Fri, Jul 20, 2018 at 1:27 PM

Looks good, Carol!

Thanks,
Peter

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
Hwang Minton + Horn

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
Hwang Minton + Horn

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
Hwang Minton + Horn

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Fri, Jul 20, 2018 at 1:29 PM

Hah, maybe I spoke too soon. I took an additional peek and noticed that you have "Fidelity Surety and Investments." Is this the same as Fidelity Investments (fidelity.com)?

-Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Jul 20, 2018 at 2:00 PM

Thank you, Peter. The subpoena will go out on Monday instead of today.

E-MAIL 1302

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Jul 20, 2018 at 2:15 PM

Dear Peter:

Because I had no address for Fidelity and did not know the full name of the entity, I searched the California Secretary of State website to try to determine where to serve the subpoena. It appeared to me, based on the information provided on the website, that Fidelity Surety & Investments, Inc. was likely the correct entity to serve. There is no "Fidelity Investments" on the website.

Please let me know how you would like me to proceed.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606266398550816807&simpl=msg-f%3A1606266...> 9/14

E-MAIL 1303

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Friday, July 20, 2018 1:29 PM
To: Carol Loza
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hah, maybe I spoke too soon. I took an additional peek and noticed that you have "Fidelity Surety and Investments." Is this the same as Fidelity Investments (fidelity.com)?

-Peter

On Fri, Jul 20, 2018 at 1:27 PM Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:

Looks good, Carol!

Thanks,

Peter

On Fri, Jul 20, 2018 at 11:55 AM Carol Loza <cloza@ayhmh.com> wrote:

Sure ... Here it is ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

E-MAIL 1304

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter Ho [mailto:peter.ho@alumni.stanford.edu]

Sent: Friday, July 20, 2018 11:53 AM

To: Carol Loza

Subject: Re: Ho vs. Chang

Hi Carol,

Can you please resend the attachment.

Thanks,

Peter

On Fri, Jul 20, 2018 at 10:05 AM, Carol Loza <cloza@ayhmh.com> wrote:

Hi Peter:

Attached for your review is a draft subpoena to Fidelity ... Please let me know whether or not it is good to go.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1305

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: Carol Loza <cloza@ayhmh.com>

Fri, Jul 20, 2018 at 2:46 PM

Hi Carol,

Fidelity Investments is huge and is based in Boston, Massachusetts. I looked at the Massachusetts Secretary of State website, and there are two addresses for all the various "Fidelity Investments" companies: 82 DEVONSHIRE STREET and 245 SUMMER STREET. I'm going to call up their customer service and ask them.

-Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
 HWANG MINTON + HORN

380 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

image001.png
 25K

ANDERSON YAZDI
 HWANG MINTON + HORN

380 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

image001.png
 25K

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: Carol Loza <cloza@ayhmh.com>

Fri, Jul 20, 2018 at 2:59 PM

Hi Carol,

The customer service rep at Fidelity Investments gave me the following addresses to send the subpoena to:

regular mail:

Fidelity Investments
 Attn: Legal Department
 P.O. Box 770001
 Cincinnati, OH 45277-0031

certified/overnight:

Fidelity Investments
 National Financial Services
 Attn: Legal Department
 100 Crosby Parkway, KC1D
 Covington, KY 41015-0031

I hope this helps.

Thanks,
 Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Jul 20, 2018 at 4:15 PM

Thank you, Peter. It was very kind of you to take the time to do the research for me. I appreciate it.

Kind regards,

E-MAIL 1306

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Friday, July 20, 2018 2:59 PM
To: Carol Loza
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

[Quoted text hidden]

Error! Filename not specified.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Fri, Jul 20, 2018 at 5:09 PM

No worries, Carol. I'll do what I can to help get everything right. =)

Have a great weekend,
Peter

[Quoted text hidden]

E-MAIL 1307

2 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinewood Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5989 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinewood Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5989 Fax

image001.png
25K

E-MAIL 1308

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606266398550816807&simpl=msg-f%3A160626...> 14/14



Peter Ho <peter.ho@gmail.com>

Meeting today

3 messages

John Minton <jminton@ayhmh.com>

Tue, Jul 17, 2018 at 2:13 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Dear all – Can we move to 3:30?

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: "Della N. Lau" <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Jul 17, 2018 at 2:22 PM

Yes, no problem at all.
[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: "Della N. Lau" <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Jul 17, 2018 at 2:23 PM

Thank you. Looking forward to catching up.

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

RE: Tomorrow

5 messages

John Minton <jminton@ayhmh.com>
 To: Jeff Loew <jloew@loewlawgroup.com>
 Cc: Sarah Sheppard <ssheppard@loewlawgroup.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Jul 17, 2018 at 5:01 PM

Jeff –

Please cite me to the authority for that proposition. I'm not aware of any. We have concerns about some of the translations from the last session. Will you not have Debby attend tomorrow unless her interpreter acts as the primary interpreter? If that is your position, please advise immediately and we will file a motion on the issue.

Frankly, the whole interpreter issue is a bit ridiculous. She has lived here for over 40 years, spoke it exclusively when working for many years, and speaks English very well today. If a motion is necessary, we intend to play for the Court the segments where she answered questions perfectly well in English.

Thank you,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Tuesday, July 17, 2018 3:52 PM
To: John Minton
Cc: Sarah Sheppard
Subject: RE: Tomorrow

Hello John:

E-MAIL 1310

7/29/2020

Gmail - RE: Tomorrow

Thanks for your message. Our client is entitled to an interpreter of her choice and Bonny will be her primary interpreter tomorrow.

Best regards,

Jeff

From: John Minton [mailto:jminton@ayhmh.com]
Sent: Tuesday, July 17, 2018 3:46 PM
To: Jeff Loew <jloew@loewlawgroup.com>
Subject: Tomorrow

Jeff –

I wanted to let you know what we intend to have our interpreter act as the primary translator tomorrow. My thinking is that the costs of taking a deposition are on the noticing party (CCP 2025.510), and this is a cost of the deposition. It is a recoverable cost after trial. You are, of course, welcome to have your translator act as the “checker.”

Regards,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com>
To: Jeff Loew <jloew@loewlawgroup.com>
Cc: Sarah Sheppard <ssheppard@loewlawgroup.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Jul 17, 2018 at 5:44 PM

Ginger Wang is unavailable tomorrow – and so tomorrow it will be Joy Fang, who is a court-registered interpreter. (Kasie Cheung has a back issue and so is unavailable.)

E-MAIL 1311

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606284323934502068&simpl=msg-f%3A16062843...> 2/5

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Tuesday, July 17, 2018 5:37 PM
To: John Minton
Cc: Sarah Sheppard; Daniel E. Lassen
Subject: RE: Tomorrow

I don't see that Ginger Wang is court-certified. Are we talking about Kasie Cheung, whom you previously disclosed?

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Jeff Loew <jloew@loewlawgroup.com>
 Cc: Sarah Sheppard <ssheppard@loewlawgroup.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Jul 17, 2018 at 5:58 PM

I understand from Kasie Cheung, our primary contact for this service, that Ms. Fang routinely translates in court but does not possess a certification. If the issue is accuracy, you will have Bonnie there as a check. Frankly this is all a charade any way. No interpreter is necessary. Let me know what you want to do.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Tuesday, July 17, 2018 5:51 PM
To: John Minton

E-MAIL 1312

Cc: Sarah Sheppard; Daniel E. Lassen
Subject: RE: Tomorrow

Do you have Joy Fang's info to confirm her certification?

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Jul 17, 2018 at 6:17 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

FYI

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Tuesday, July 17, 2018 6:16 PM
To: John Minton
Cc: Sarah Sheppard; Daniel E. Lassen
Subject: RE: Tomorrow

We obviously disagree with your assertions regarding whether an interpreter is reasonably necessary to protect our client's interests.

We will plan to appear tomorrow to complete our client's deposition as previously noticed and stipulated, and reserve the right for our court-certified interpreter to make all appropriate objections on the record, if she disagrees with your interpreter's translation.

Jeffrey R. Loew

LOEW LAW GROUP A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 1

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS

E-MAIL 1313

COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Jul 17, 2018 at 7:15 PM

By the way I'm not going to respond to the below email. I'm going to wait until the end of the deposition tomorrow to get in a pissing match about the deposition being "completed." I don't want to argue about it now.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1314

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606284323934502068&simpl=msg-f%3A16062843...> 5/5



Peter Ho <peter.ho@gmail.com>

Rita \$30k email thread(s)

5 messages

Peter C. Ho <peter.ho@gmail.com>

Tue, Jul 17, 2018 at 5:13 PM

To: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear John and Dan,

Here are the email threads as links and attachments, with a note on why I have two parts instead of one continuous thread:

[Gmail - Regarding James F. Ho \(\\$30,000 check to Rita \(Part 1\)\)](#) contains an email response from Rita inadvertently not included in the other email chain [Gmail - Regarding James F. Ho \(\\$30,000 check to Rita \(Part 2\)\)](#) as follows:

1/30/18 @ 9:14am

Peter,

My mom is in the process of responding to your discovery requests, and it is my hope this exercise will yield more information soon including why she and your dad involved me in this instance.

Rita

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Tue, Jul 17, 2018 at 5:16 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thank you Peter.

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1315
<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ar5499468982298008849&simpl=msg-a%3Ar595516...> 1/2

Peter C. Ho <peter.ho@gmail.com>

Tue, Jul 17, 2018 at 5:16 PM

To: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Attached is the [check](#).

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Jul 17, 2018 at 5:36 PM

To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Carol Loza <cloza@ayhmh.com>

Thanks Peter – Can you send a pdf? For some reason I'm having a hard time printing it out from the Google drive.

From: Peter C. Ho [mailto:peter.ho@gmail.com]

Sent: Tuesday, July 17, 2018 5:16 PM

To: John Minton; Daniel E. Lassen

Cc: Shan-Yuan Ho (大姐); Della N. Lau

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Tue, Jul 17, 2018 at 5:51 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: Carol Loza <cloza@ayhmh.com>

Hmmm... google drive usually attaches the pdfs when I supply the link. Let me do the attachments manually in this email.

[Quoted text hidden]

3 attachments

 **Gmail - Regarding James F. Ho (\$30,000 check to Rita) (Part 1).pdf**
100K

 **Gmail - Regarding James F. Ho (\$30,000 check to Rita) (Part 2).pdf**
103K

 **Wells Fargo - Check to Rita Chang \$30,000 20140113.pdf**
296K

E-MAIL 1316

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ar5499468982298008849&simpl=msg-a%3Ar595516...> 2/2



Peter Ho <peter.ho@gmail.com>

quick questions on next document production

2 messages

Peter C. Ho <peter.ho@gmail.com>

Thu, Jul 19, 2018 at 4:01 PM

To: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Their RFP is asking for estate planning documents, including wills. Since Dad's will and codicil have been already been lodged with the court, can we just tell them to go retrieve it themselves?

Also, for the financial documents, what are your thoughts if we only produce bank statements from the last two years (2016-2017)? Would we be able to avoid a Motion to Compel for the time being? For reference, we were only able to retrieve 18 months of statements online from Chase; Wells Fargo goes back further, but we don't want to give them everything yet.

Thanks,
Peter

John Minton <jminton@ayhmh.com>

Thu, Jul 19, 2018 at 4:10 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

Remember, if we can add to the page count total by including documents that don't hurt us and are easy to add, we should. So let that be your guide.

Re bank statements, I think that sounds fine.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

7/29/2020

Gmail - quick questions on next document production

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1318

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ar-1121090098699057295&simpl=msg-a%3Ar52910...> 2/2



Peter Ho <peter.ho@gmail.com>

subpoenas

5 messages

Peter C. Ho <peter.ho@gmail.com>

Thu, Jul 19, 2018 at 1:00 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Carol,

Can you kindly send a subpoena to Fidelity Investments for any and all of Debby's individual or joint accounts (essentially the same subpoena as you did for Schwab).

Also, the tax returns we received from the Tammy Yu subpoena include the TY2016 Amended Return but not the TY2016 original return (prior to being amended). Can you please ask Tammy to produce the original TY2016 return that was filed.

Finally, Dad told me that Tammy Yu did Debby's taxes every year starting around TY2004; Tammy also did Dad's taxes for a couple of years around the same time. Tammy only produced Debby's tax returns from 2009-2017; can you remind her that she needs to produce the ones for the previous years (TY2004 to TY2008 returns) as well.

Thanks,
Peter

Carol Loza <cloza@ayhmh.com>

Thu, Jul 19, 2018 at 2:37 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Peter:

So, you would like me to include notices to James, Sophie, Rita and Judy, right?

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

E-MAIL 1319

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Carol Loza <cloza@ayhmh.com>

Thu, Jul 19, 2018 at 3:26 PM

Hi Carol,

Yes.

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Thu, Jul 19, 2018 at 4:12 PM

Will do ... It should go out tomorrow ... I'll send you a draft first, though.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: Carol Loza <cloza@ayhmh.com>
Cc: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Jul 23, 2018 at 1:50 AM

Hi Carol,

We just found out that Debby deposited a large sum from Dad into a Wells Fargo account. Can you kindly send a subpoena to Wells Fargo for any and all of Debby's individual or joint accounts (essentially the same subpoena as you did for Schwab and Fidelity).

Also, were you able to follow up with Tammy Yu on the original 2016 tax return and the 2004-2008 returns that she did not produce?

Thanks,
Peter

[Quoted text hidden]

E-MAIL 1320



Peter Ho <peter.ho@gmail.com>

FW: Kivu Invoice June 2018: Peter Ho

2 messages

John Minton <jminton@ayhmh.com>

Fri, Jul 20, 2018 at 8:55 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all – May I pay this bill and add it to your next invoice? Thanks, John

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Adam DeMonaco [mailto:ademonaco@kivuconsulting.com]**Sent:** Thursday, July 19, 2018 11:29 PM**To:** John Minton**Subject:** Kivu Invoice June 2018: Peter Ho

John,

Attached is the monthly invoice for the month of June for the Peter Ho matter.

Adam

Adam DeMonaco

Senior Director, Incident Response/Forensics/Cyber Risk Management

Kivu Consulting, Inc.

44 Montgomery Street, Suite 700

E-MAIL 1321

7/29/2020

Gmail - FW: Kivu Invoice June 2018: Peter Ho

San Francisco, CA 94104

Tel US: +1.415.524.7471

E: ademonaco@kivuconsulting.com

Toll Free Incident Response Hotline: 855.548.8767 or incidentresponse@kivuconsulting.com

San Francisco – Los Angeles - New York - Washington, DC – Denver – Toronto - Amsterdam

CAPI License # 26798

This email may contain confidential and privileged material for the sole use of the intended recipient(s). Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply email and delete all copies of this message.

 [Peter Ho_invoice_1360.pdf](#)
11K

John Minton <jminton@ayhmh.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Jul 20, 2018 at 1:02 PM

My firm will pay the whole bill out of its own pocket. You can pay me whatever you desire.

Thanks,

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Friday, July 20, 2018 11:52 AM
To: John Minton

E-MAIL 1322

Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: FW: Kivu Invoice June 2018: Peter Ho

Hi John,

First, Adam said he would send a revised bill for May, removing the charges for Mobile/Tablet and Removable Media that obviously should not have been charged. I never received the revised bill, and I don't think you have, either.

Secondly, this June bill for \$9280 is unbelievable. I had authorized work to get an initial file listing before proceeding with further analysis. Adam estimated this to take 2-4 hours. They performed work that was not authorized. How should we proceed?

Thanks,

Peter

[Quoted text hidden]

E-MAIL 1323

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606525526059646172&simpl=msg-f%3A16065255...> 3/3



Invoice #1360

Date: 07/04/2018

Terms: Upon receipt

Project: Anderson Yazdi - Forensic Investigation (1386-03)

To
Peter Ho

From
Kivu Consulting Inc
44 Montgomery St, Suite 700
San Francisco, CA 94104
415-570-7339

Phase	Date	Description/Notes	Consultant	Units	Hours	Rate	Total
None							
	06/02/2018	Computer Media 1 x 1TB HDD 1 x 2TB HDD	User, AP	1		US\$280	US\$280.00
						Sub-total	US\$280.00
Phase 2: Forensic Analysis of Forensic Collection(s)							
	06/01/2018	Research restore options for Ho laptop. Review registry information.	Forness, Jody	2 hrs 45 min	2.75	US\$400/hr	US\$1,100.00
	06/05/2018	Workstation analysis	DeMonaco, Adam	30 min	0.5	US\$400/hr	US\$200.00
	06/07/2018	Worstation analysis.	DeMonaco, Adam	30 min	0.5	US\$400/hr	US\$200.00
	06/11/2018	Review web history, deletion activity, recently accessed files, cloud storage, and USB usage. Restore Volume Shadow Copy.	Forness, Jody	7 hrs 30 min	7.5	US\$400/hr	US\$3,000.00
	06/12/2018	Export and preview recovered documents. Re-run keyword searches with additional search term. Export listing of forensic artifacts.	Forness, Jody	2 hrs 45 min	2.75	US\$400/hr	US\$1,100.00
	06/14/2018	Restore entire volume. Re-process keywords. Add additional search term.	Forness, Jody	1 hr 45 min	1.75	US\$400/hr	US\$700.00
	06/15/2018	Re-process keyword searches. Process VSS export.	Forness, Jody	1 hr	1	US\$400/hr	US\$400.00
						Sub-total	16.75
Phase 3: Analysis Reporting							
	06/12/2018	Call with Client to discuss forensic findings. Export relevant artifacts.	Forness, Jody	1 hr 15 min	1.25	US\$400/hr	US\$500.00
	06/15/2018	Provide status update. Export file listing.	Forness, Jody	1 hr 30 min	1.5	US\$400/hr	US\$600.00



Invoice #1360

Date: 07/04/2018

Terms: Upon receipt

Project: Anderson Yazdi - Forensic Investigation (1386-03)

To
Peter Ho**From**
Kivu Consulting Inc
44 Montgomery St, Suite 700
San Francisco, CA 94104
415-570-7339

Phase	Date	Description/Notes	Consultant	Units	Hours	Rate	Total
	06/16/2018	Format deliverable spreadsheet and provide to Client.	Forness, Jody	2 hrs 30 min	2.5	US\$400/hr	US\$1,000.00
	06/17/2018	Re-send deliverable via SFTP account.	Forness, Jody	30 min	0.5	US\$400/hr	US\$200.00
				Sub-total	5.75		US\$2,300.00

Total 22.5 US\$9,280.00

Make checks payable to:
Kivu Consulting, Inc.
Fed ID# 27-1257543



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Fri, Jul 20, 2018 at 5:12 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached for your information is the updated Subpoena Status document.

Have a nice weekend.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 7-20-18 Subpoena Status.DOCX
13K

E-MAIL 1326

The Ho Trust ~ Ho vs. Chang

List of Subpoenas	Served	Records Due	Records Received
Cathay Bank	June 15, 2018	July 25, 2018	
Chase Bank, USA (credit cards)	July 5, 2018	August 13, 2018 Per Extension	
Fidelity Investments			
J.P. Morgan Chase Bank (checking, savings, loans)	June 15, 2018	August 9, 2018 Per Second Extension	
Margot E. Mackerrow	June 15, 2018	July 5, 2018	Pending
Charles Schwab		August 20, 2018	
Sufen Tammy Yu	June 19, 2018	July 5, 2018	July 9, 2018

Note: Margot Mackerrow has not responded to our letter of July 12, 2018 ... Nor has she returned my call of yesterday. I will continue to follow-up with her.

The Charles Schwab subpoena was mailed to Debby's counsel, Debby's husband, and her children with a Notice to Consumer on July 19, 2018. The subpoena will be served on Schwab on July 30, 2018 (10 days from the date the Notice was mailed).

The Fidelity Investments subpoena will be mailed to Debby's counsel, Debby's husband, and her children with a Notice to Consumer on Monday, July 23.

We are expecting the Cathay Bank records next week and will send them to you when they are received.



Peter Ho <peter.ho@gmail.com>

Second set of Discovery for Debby and additional deposition questions

2 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Jul 20, 2018 at 4:10 PM

To: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Please find link and attachment.

Second Set Discovery Requests (draft)

Also copied below. Did my best to color code:

Green is for the second set of Interrogatory questions.

Red is for Deposition

Black is not sure whether to ask in deposition or for 2nd set of discovery.

*****means Peter to fill in details from Debby's first response**

Personal

1. List all addresses and dates of your PRIMARY residences from 2013-2018. [John wants to ask this question in deposition. From Debby's financial statements, 1319 Brewster has been the primary for the majority of the statements and all her tax returns. 229 Fulton was on Debby's financial statements for several months in 2017.]
2. Provide names of all Taiwan schools attended, dates, and your Chinese name used during matriculation.
3. Admit that up until the time James Ho sold **148 CSM Drive**, the home he purchased with his wife, Grace C. Ho, James F. Ho's primary residence has always been **148 CSM drive**.
4. ~~***Re-ask Special Reg 40: Describe in detail (including but not limited to the date, reason(s) for, and circumstances of) any of YOUR marriages and, if applicable, divorces and/or separations.~~
5. Admit you are receiving your husband's social security benefit.
6. How many years have you taken your husband's social security benefit.
7. Provide all your Real Estate License numbers and the years active.
8. Approximately how many total clients did you interact while a real estate broker?
9. ~~Do you still have a marital relationship with your husband?~~
10. Admit you never forgave your husband for cheating on you.
11. Admit you remain married to your husband and file a joint tax return, because you get a financial benefit from doing so.
12. ~~Admit your husband lives in Taiwan.~~
13. ~~How long has your husband taken residence in Taiwan.~~
14. Admit you were angry at James F. Ho for his many girlfriends.
15. Admit you had told other people that you were deeply hurt by the fact that James' had many girlfriends.
16. ~~List the names of all James Ho's girlfriends that you are aware of.~~
17. Admit that about 2001-2002, your intimate relationship with James F. Ho was over.
18. ~~How many times have you broken up and gotten back together with James Ho.~~
19. List all the people (first and last names) you invited to James F. Ho's birthday party in July 2017. State the first and last names (or Chinese names, if they do not have English names) of all the people who

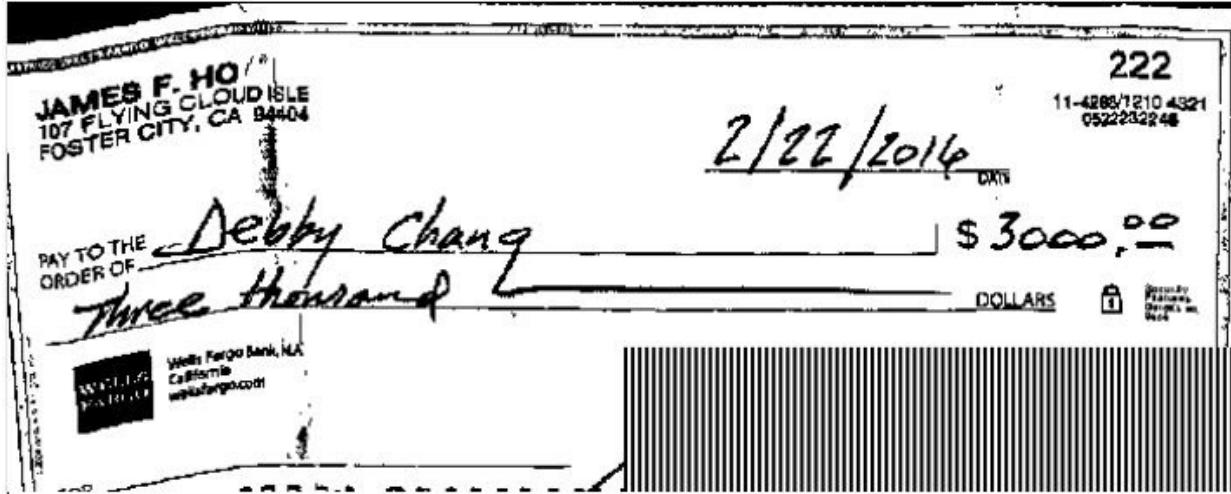
E-MAIL 1329

- attended James F. Ho's birthday party in July 2017.
20. Describe your relationship with James F. Ho 60 years ago in Taiwan.
 21. Admit that Grace C. Ho and Elise S. Kwong were his girlfriends before his marriage to Grace Ho.
 22. Admit you were never James Ho's girlfriend before 1995.
 23. Admit that James would get upset if there was any reference to you as his girlfriend.
 24. Admit James Ho's mother deemed your educational level, your personal qualities, and your family status all too low for any consideration of marriage to James Ho, which made you very upset.
 25. Admit you are jealous of Grace Ho.
 26. Admit you said many bad things about Grace Ho to many people.
 27. Describe your relationship with Ding Ping and Li Ping; not limited to interactions with James Ho.
 28. Admit that you told James Ho that you were not close to your daughters. [proof in letter she wrote to James]
 29. Admit that you told James Ho that his 2 daughters are much more accomplished than and superior to all 3 of your daughters. [proof in personal letter she wrote to James - she was either telling the truth or using it as a ploy to hook him]
- 30. Admit that you asked James Ho to propose to you. [witness testimony]**
31. List the time and date each time you asked James to propose to you.
 32. Admit you told many people you didn't understand why James Ho refused to marry you.
 33. Produce all written correspondence between you and James Ho, including but not limited to any and all agreements, notes, letters, documents.
- 34. Admit that starting in and around October 2016, the last year of James' life, you told people to address you as "Mrs. Ho."**
- 35. Admit that at the final year of James' life, you asked people to address you as "Mrs. Ho" because you wanted people to think you and James are married. [proof home depot receipts for McCollum, neighbors in Foster City].**
36. Admit that James Ho never agreed to call you Mrs. Ho.
 37. Admit James Ho never referred nor introduced you as "Mrs. Ho."
 38. Admit James always held the position to this death that "Mrs. Ho" will always be "Grace Ho" and no one can take Grace Ho's place.
- 39. Admit you told others to refer to you as "Mrs. Ho", without James Ho's consent.**
- 40. Explain why you start having people call you "Mrs. Ho" only in 2016?**
41. Admit you advised Jeanny Ho to steal all of Peter Ho's money and run away.
 42. Admit that you admitted to Jeanny Ho that you told people about Jeanny's personal life and problems, betraying Jeanny's confidence. [proof in text messages to Jeanny]
 43. Admit you said the above to destroy and raise havoc in James' family relationships.
 44. Admit you told members of James' family that you did so much to mend all the family's broken relationships when in fact you did just the opposite. You not only did nothing to improve it, but said many nasty comments to break all the relationships.
 45. Admit you continuously toot your own horn about how much you have done and all the things you have done.
 46. Admit that for 20 years you relentlessly attempted to ruin James relationships with his children by taking statements out of context, blowing up small conflicts out of proportion and stirring the pot. [current proof in tapes, phone conversations, text messages].
 47. When purchasing a house, state what was the absolute most important element to James Ho, e.g. view, neighbors, etc. (note: a married couple or anyone with a 20 year relationship will definitely know).
 48. What name did James Ho use to refer to his eldest daughter (any married couple will know this). Name the terms of endearment James used for each of his children. (any close couple will know this, and I am pretty sure Debby will not be able to get it all correct).

E-MAIL 1330

Financial--Other

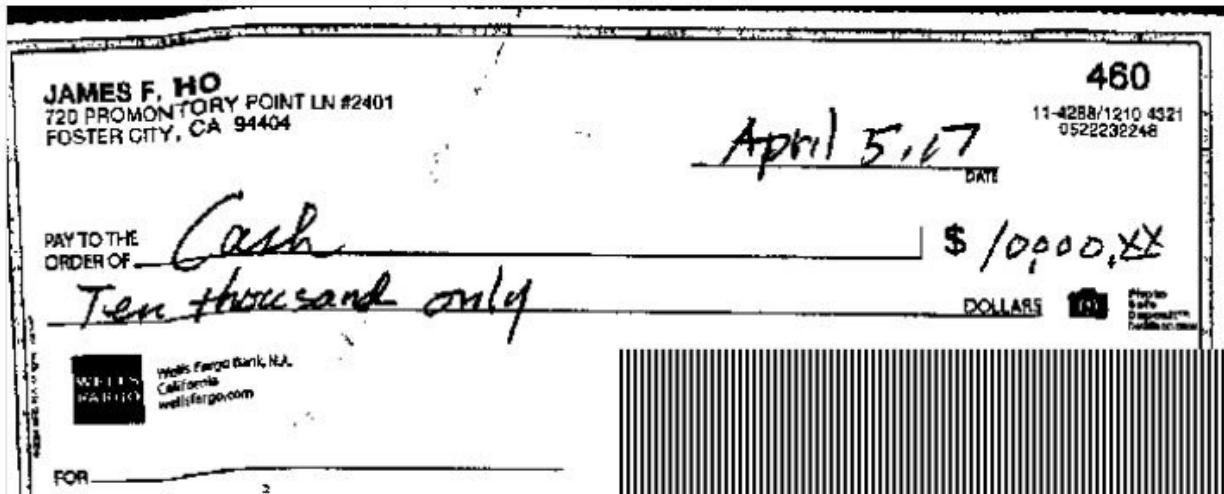
49. List the assets in your Trust.
50. List all unpaid loans you owed James Ho at the time of his death.
51. Admit you told many people that you never ever received any money from James Ho, not even a dime. [proof in tapes; personal testimony from witnesses; Debby partially admitted in her deposition statement.]
52. Admit that prior to 2014, you told people that it was very difficult to get any money out of James, because James was very stingy and frugal.
53. Admit you told people that you had more money than James Ho. [many people testimony].
54. Admit you told people that you were a very successful real estate agent and made lots of money.
55. Admit you told others you had 3 multi-million houses and will leave one house for each of your daughters.
56. ~~Your daughter Rita Chang claims her account was used as a pass through from James F. Ho to you. Explain and provide all communications and documentation in regards to "Rita's account used as a pass through from James Ho to you."~~
57. ~~Your daughter, Rita Chang deposited a \$30,000 check from James Ho in 2014, which Rita claimed you received. Admit you received the \$30,000.~~
58. Explain in detail and give all circumstances regarding this \$30,000 check.
59. Gift letters are supposed to be filled out and signed by the donor. You claimed Geoff Garcia fill out the donor form. Describe in detail all conversation and details concerning the donor gift letter.
60. Admit you provided Geoff all the information on that donor gift letter.
61. Admit you forged James Ho's signature on the donor gift letter.
62. Did James Ho pay any part of your husband's retirement home in Taiwan or any part of his living expenses?
63. Since retirement in 2001, other than your pension and social security income, name all sources of income over \$1,000/year for the years 2001-2017.
64. List the amount of grocery compensation James provided you for each year from 2011-2017.
65. List all compensation James provided to you each year from 2002-2017.
66. You received a \$10,000 from James Ho in 2007. Describe the details and circumstances of this check.
67. Describe what the check #222 for \$3,000 loan 1319 Brewster is for. [There is a \$3,000 check James wrote to Debby in February 2016 where he writes in his [check register \(P. 6\)](#): "Loan for rent 1319." Debby needs to explain what the check was for and return the loan (or show proof of return).]



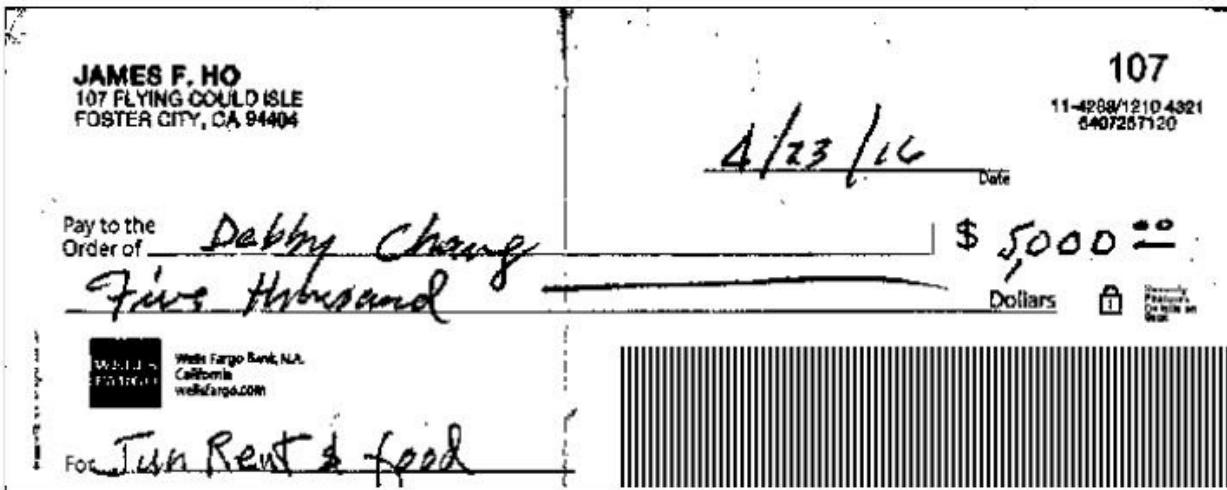
68. Has the loan been repaid.

E-MAIL 1331

69. The \$10,000 check of April 5, 2017: Admit that you wrote the check and date and forced James to sign the check.



70. Admit that \$10,000 Cash check is in your writing.
71. Admit that you cashed the \$10,000 check written to cash.
72. Admit that James originally wrote the \$10,000 check in your name but you made him to void that check and to write the same amount to "cash."
73. Admit you did not want the check to be written to your name because you did not want a paper trail.
74. Describe the circumstances surrounding this check, i.e. why the check was written and what conversations you had, including but not limited to James. (Give all details and explain why you wrote the \$10,000 check to Cash instead of to yourself from James checking account.)
75. Admit you were told to void the \$5,000 check James wrote from the wrong account.



76. Admit you wrote "Jun Rent & food" in the memo.
77. Admit you "stole" this money by depositing this check around August 28, 2017.
78. Admit you helped James write a single check 3 times because of errors (he had trouble writing checks). [Peter: you need to put the stupid date on this and identify which check? I have already spent a total of 15 hours in the last week fixing up and rewriting these 2nd set of discovery requests. This is a horrible question.] [Incomplete because I don't have his physical checkbook and the duplicate checks that show the errors--it's somewhere in your room. I only have a copy of the register, so best guess is Feb 2017, checks 446-448.]
79. How much reimbursement for groceries did you receive over the last 20 years?
80. ***In line with Debby having more than 70 days to review her financial records, we would like more detail for Special Rog 17: Describe in detail (including but not limited to the amount, date, reason(s)

E-MAIL 1332

- for, and circumstances of) YOUR receipt of any and all compensation when "James occasionally gave her [YOU] payments to reimburse her [YOU] for groceries"?
81. ***RFP 24: re-ask but with earlier time frame (at least back to 2013-2014 because we found new things in Dad's credit card statements): Any and all DOCUMENTS RELATING TO YOUR purchases from January 1, 2013 through September 5, 2017, including but not limited to YOUR purported purchase of furniture with YOUR credit card. Please list the specific furniture pieces.
 82. ***ALL DOCUMENTS CONCERNING ANY payments provided to Sophie Chang Saeed by YOU, including but not limited to account statements, check registers, and cancelled checks, from January 1, 2005 through September 5, 2017.
 83. ***ALL DOCUMENTS CONCERNING ANY payments provided to Rita Chang by YOU, including but not limited to account statements, check registers, and cancelled checks, from January 1, 2005 through September 5, 2017.
 84. ***ALL DOCUMENTS CONCERNING ANY payments provided to Judy Chang by YOU, including but not limited to account statements, check registers, and cancelled checks, from January 1, 2005 through September 5, 2017.
 85. ***ALL DOCUMENTS CONCERNING ANY payments provided to James Chang by YOU, including but not limited to account statements, check registers, and cancelled checks, from January 1, 2005 through September 5, 2017.
 86. Admit that you told other people that you have a lot of money and don't want any of James' money.
 87. Admit that you told others that you have more money than James.
 88. Admit that you told others that you make a lot of money as a real estate agent.
 89. List the years that you had an active real estate license and was working as a real estate agent.
 90. State your real estate license number and the active years.
 91. Admit you told many people that you are a very successful real estate agent, where you make the bulk of your money.
 92. List the number of times you had to review or explain real estate documents (including but not limited to mortgage applications, disclosures, purchase contracts) either by yourself or with clients.
 93. What percentage of your real estate clients were Chinese and required you to explain real estate documents in Mandarin to them.
 94. Admit you did not make much money as a real estate agent.
 95. Admit that your monthly pension is _____ and your social security is _____ and every year, all additional income over \$2,000 over your pension and SS yearly comes from James Ho.
 96. Admit you originally refused to return Peter's laptop because buying another computer will be harsh on your limited income.
 97. Which accounts do you think you are beneficiary of?
 98. Which accounts do you think you should be a beneficiary of?
 99. List all your accounts that James Ho is a beneficiary of? [Married couples will have this for each other on singly owned accounts].
 100. Provide the names of beneficiaries on all your accounts.
 101. List ALL joint accounts you had or have with James Ho, financial and otherwise.
 102. ~~Aside from rental income, your pension plus SS, list all sources of your income and their respective amounts.~~
 103. ~~Admit your income since your retirement has been pension plus SS.~~
 104. ~~Admit that prior to 2014, James paid you to rent a room in your residence at 1319 Brewster.~~
 105. Admit you told other people that James paid you to rent a room at Brewster. If you wish a restatement: James paid you compensation money for a room in Brewster over the weekends.
 106. How much money did you receive from James every month for according to your words, "using a room of mine at Brewster."

E-MAIL 1333

107. Admit you knowingly provided false information on multiple occasions on your mortgage application for 229 Fulton.
108. ***Provide 2017 PG&E and internet bills for the 229 Fulton property. Admit that you did not pay these bills.
109. Explain why you changed the PG&E bill on 8/23/18 from James Ho to James Ho & Debby Chang but continued to have James pay the bill?

Financial--Fulton

110. ***~~(Related to previous RFP 25) Produce the cashier's check receipt for the \$1.1M James F. Ho transferred to you.~~
111. On September 2, Sophie told SYH, Peter, Rita (taped sidewalk conversation) that Debby found John Martin because James was "indecisive about the 1.1 million dollars, and this is an expensive house."
112. Admit that after the Close of Escrow, James would ask you for the return of his money.
113. How much rental income per month did you receive from the 229 Fulton property for the period from November 2017 to June 2018.
114. When James transferred \$1.1M to you (cashier's check), what was the agreement as to how you would pay back the loan? (Possible answers: (1) already a gift--ooh, please say this, because you'll be in hot water; (2) [some agreement]--they why take him off title?) [Peter's stupid logic here again...oh boy oh boy...]
115. Describe the agreement between you and James at the time you received the 1.1 million dollar check from James.
116. Admit that at the time when you received the 1.1 million cashier's check from James Ho, you agreed that it was a loan.
117. ~~How many times did James ask you to return his money? (We want her to say none!) [Peter: please stop putting stupid comments like this in here, without a strong follow-up point. I am sick and tired of editing these comments out.]~~
118. Follow up on Debby's interrogatory answers: Provide the amount and the date of the "one-time contribution from James to assist her (Debby)."
119. Admit that you told Petitioner that you would sell Brewster to pay back the loan.
120. ~~Admit that you told Della that you would sell Brewster to pay back the 1.1 million dollar loan. [Proof in tape, but cannot use it because of Peter's mess up].~~

Peter: I hear your question, the way I understood it was that Debby said she was intending to sell Brewster, but was then no longer going to sell it. That's where I thought the money was going to come back from. But I didn't say anything at the time because it's like.....Hmmmm.....

Della: You can't sell Brewster?

DC: *We can't sell. We could not sell Brewster. Because if I sold it, the mortgage here is \$9000/month. How am I going to afford that?*

Della: Your mortgage is \$9000/month here?!?

DC: Yes--but that's including the property tax, \$2000 plus for the property tax.

Della: My concern is that when he needs full care and we can't do it here, how are we going to fund it?

Peter: That was my same concern, too.

E-MAIL 1334

Della: That's all I care about because I see what's coming and it's not pretty. I'm telling you Debby, I know what's coming.

Peter: Do you remember, Debby, a few months ago—I said the money should be returned in a year or two and no one said anything. And then I didn't say anything. And I said to you, I didn't want to force you to sell Brewster if this year the price has not risen but to allow you the time to sell your house to return his money. We were talking about this back in March or April. And I said a year or how about two but no one said anything. So I didn't bring it up again. (15:35)

DC: *I have been thinking about how I want to handle this—if I sold Brewster, there is no way I can keep this house (Fulton)*

121. Admit that you told John Martin that you would sell your house to pay back the 1.1 million dollar loan (proof in Martin notes).
122. How were you planning to pay the 229 Fulton mortgage? Where were the funds coming from?
123. Admit you do not have the financial means to purchase and maintain 229 Fulton.
124. Admit you bought Fulton, a property you had no business buying, i.e., you lied on your mortgage application and did not have the ability to buy it.
125. ~~Admit you lied and provided false information on your mortgage application for Fulton.~~
126. ~~Admit you forged James Ho's signature on the gift letter. [Same question as #58]~~
127. Admit you only bought Fulton because buying a house is the only means you can implement to steal 1.2 million (proceeds from the sale of CSM) from James.
128. Admit that you tried to negotiate with Peter...
129. Admit (on or around May, August 10, August 21) you said “<3 quotes>” (bribing Peter).
130. Admit that you told Peter that if he helped you retain the 1.2 million, you would split some of it with him, as long as he kept both sisters in the dark.
131. Admit that you stated to James if you were able to keep the \$1M, you would split some of it with Peter, but Peter was too stupid to understand your words.
132. Admit that Peter declined your offer each time you brought it up.
133. Admit you were angry that Peter did not understand your “bribe.”
134. Admit that when James asked you for his money back, you claimed that the money was in the Fulton house and that there was no possible way he could get it back.
135. Admit you told James you could not sell your house to give him his money back.
136. Since you hold sole title to Fulton, explain why you had James pay for the entire PG&E bill and all the internet and cable services?
137. ~~Since you claim and showed via Sterling Bank statements that James paid the mortgage from April 2017 through November 2018, explain why did you charged James rent on top of his paying the entire mortgage?~~

Financial--McCollum

138. ***Re-ask Special Rog 38: Describe in detail (including but not limited to the date, reason(s) for, and circumstances of) any and all conversations YOU had with JAMES RELATING TO his reporting of income and expenses RELATING TO the real property located at 1627 McCollum Street, Los Angeles, California on his tax returns (including without limitation his decision to stop reporting said income).
139. You claimed that James gave you McCollum as a gift: what was the exact amount of the gift?
140. State the amount of down payment you paid for Albany, and what was James'?
141. Admit you listed 1627 McCollum St, Los Angeles for sale.

E-MAIL 1335

142. Describe the dates and in detail your plans to sell McCollum.
143. Explain why did you want to sell McCollum.
144. State the years you claimed you had a "negative" (loss) on McCollum and the respective loss amounts.
145. Describe the source of the \$141,548 which you claimed you paid for the remodeling of McCollum?
146. Admit that in 2016, you told James and Peter that you needed the income from McCollum (on paper) so you could refinance or purchase a new home.
147. Describe your agreement with James on McCollum (why was James reporting McCollum on Schedule E of his taxes if you claim he gave everything to you as a gift)?
148. Admit that on your 2016 and 2017 taxes, you did not report to the IRS all the rental income you received from McCollum. (Admit you lied to the IRS and did not report ALL the income you received from your tenants at McCollum. [Proof in BA subpoenaed docs and her income tax returns.]
149. ***Incomplete answer to **Special Rog 24**: Describe in detail (including but not limited to the amount, date, reason(s) for, and circumstances of) the management of the real property commonly known as **1627 McCollum Street, Los Angeles, California**, including the PERSONS involved in management of the property, the responsibilities of each of those PERSONS, and the compensation received by each of those PERSONS. [How much compensation was received by Judy Chang and Mark Moniz for the management of **1627 McCollum St**? What remodeling was done, when was it done, and what were Judy and Mark's responsibilities regarding the remodeling?] **SEE REVISED VERSION OF LETTER (FORTHCOMING). NOTE THAT FOR THE INFORMATION ABOUT THE REMODELING, THAT BELONGS IN OUR SECOND SET OF INTERROGATORIES.**
150. ~~Admit that McCollum always had net positive cash flow since 2008 except for 1 year. [losses only in 4 years: 2005 (\$3546), 2006 (\$9556), 2007 (\$14710), 2009 (\$121)]~~

Financial--Flying Cloud

151. Admit you manipulated and pressured James to buy 107 Flying Cloud.
152. Admit James really disliked 107 Flying Cloud and regretted buying it.
153. Admit you pressured James to put your name on the title of 107 Flying Cloud.
154. Admit you told people more than once to complain that you wanted to buy a house in Foster City together with James, but could not get James to agree.
155. Admit that you asked James for a loan to buy Flying Cloud when James decided to sell it, but James refused.
156. Admit you were very angry with James that he wanted to sell Flying Cloud.
157. Admit that you attempted to get your name on the 107 Flying Cloud Isle Grant Deed or title (she tried selling McCollum).
158. Admit you told others you wanted to buy 107 Flying Cloud Isle but you didn't have enough money.
159. Admit you told others you asked James to lend you money to buy 107 Flying Cloud Isle, but he refused.
160. Admit you attempted to sell McCollum in 2015 in order to buy 107 Flying Cloud Isle.

Medical and Care

161. **Admit in 2006, James frequently complained of headaches, brain pressure, lightheadedness and not feeling well.**
162. Explain why you fired the workers that were hired to help with James Ho's care?
163. Explain why no additional health care workers were hired?
164. Admit that James F. Ho paid for all the helpers you hired.
165. Admit that James paid for everything.
166. **Admit that everything you claimed you paid for, you paid with money you received from James Ho.**
167. Admit that James F. Ho paid for all the housekeepers and help used at 272 Boothbay Ave, Foster City; 107 Flying Cloud Isle, Foster City; 720 Promontory Point Ln #2401, Foster City; and 229 Fulton St, Redwood City.
168. Admit that James F. Ho urinated on the bathroom floor more than once at 229 Fulton St, Redwood City and you complained about it.

E-MAIL 1336

169. Admit that Peter C. Ho cleaned up Dad's urine from the bathroom floor at least once at 229 Fulton St, Redwood City.
170. Admit you hated cleaning up James F. Ho's urine from the bathroom floor at 229 Fulton St, Redwood City and complained to others about it.
171. Describe how many times you had to wipe up Dad's urine around the toilet in 2017...
172. If you were aware that James was not responding to chemo, state the date, how did you know, and how long did you expect James to live. [Peter Ho told you multiple times starting in July 2017 that James F. Ho was not responding to chemotherapy for multiple myeloma.]
173. Describe everyone you told, including but not limited to your daughters, that James Ho was not responding to chemo. [Peter told Rita and Reinhard that James was not responding to chemo at the beginning of August].
174. ~~When you knew James was not responding to chemo, how long did you expect him to live? [Asked in #166]~~
175. Admit that by August 2017, when putting on James pants with belt, you discussed James weight loss with Peter.
176. **Describe how much food James was eating in July and August 2017.**
177. **Since you are "taking care of James Ho", describe how much weight James Ho lost or gained in July and August 2017.**
178. Admit that James F. Ho was open and honest in discussing his health with you.
179. You claim that "Peter did little to assist with James' care." Describe the few things Peter did to assist with James Ho's care.
180. **Admit that you told others that for James' bed, you put two benches together with a thin mattress next to the kitchen. [Proof in nannycam tapes]**
181. **Admit you threatened James that he must move out of Promontory Point and buy a house if he wanted you to stay. [proof in tapes and witness testimony and John Martin notes.]**
182. **Admit that at Promontory Point, you get James to behave the way you want by threatening James that you will put him in a nursing home if he did not comply.**
183. **Admit that at Fulton "ditto" above**
184. List all life insurance policies in which either you or James Ho is the beneficiary of?
185. List all payouts, all amounts, and any money you received for any life insurance policies as a result of the death of James Ho.

Carjacking

186. Admit that your daughters did not take care of you or help you.
187. Admit you were upset and complained that your daughters did not take care of you after the car jacking.
188. Admit that James and Peter took care of you and helped you with your car jacking more than your daughters did.
189. Admit that James and Peter took care of you during your carjacking -- the hospital, ICU, accompanying you to court, etc.

Miscellaneous

190. ~~Describe the agreement between you and James F. Ho regarding the approximately 2-carat diamond ring he bought around 2001-2002.~~
191. ~~Explain why you no longer wear the diamond ring.~~
192. ~~Describe when you stopped wearing the diamond ring.~~
193. ~~What document did James Ho sign that you brought over to Martin's office the following day after the August 21, 2018 meeting with Martin.~~
194. Follow-up to 1st interrogatory response -- Provide a copy of Reinhard Oesterle's posting for a lawyer on the online forum to which John Martin responded/contacted him.

195. Follow up to your first set of discovery answer: Name the online forum that Rheinhard Oesterle posted to find lawyer.
196. Describe how did you find Jeff Loew as your attorney? [Ans: John Martin's referral to Oesterle's email]

Peter's extra follow up questions to Debby's first set of responses that has not already been listed.

197. [Regarding Response to Petition Paragraph 53] Regarding your assertion that you and James shopped for furnishings together for the Redwood City Property, describe in detail (including but not limited to the store location, cost, date, and reason(s) for) any furnishings that were purchased for the Redwood City Property.
198. [Regarding Response to Petition Paragraph 94, asserting "James was not a dependent adult"] Admit James was dependent on you in 2017.
199. [Variation of Special Rog 16] Describe in detail (including but not limited to the date, reason(s) for, and circumstances of) the caregiving responsibilities of YOU, Peter, the workers you hired, and any other persons regarding the care provided to James in 2017.
200. [Regarding Response to Special Rog 42] Admit that the guardrails in the garage were installed in mid-August 2017.

John Minton <jminton@ayhmh.com>

Mon, Jul 23, 2018 at 9:48 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Thank you. I will study and circle back.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1338

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Friday, July 20, 2018 4:10 PM
To: John Minton; Daniel E. Lassen; Peter Ho; Della Lau
Subject: Second set of Discovery for Debby and additional deposition questions

Please find link and attachment.

 **Second Set Discovery Requests (draft)**

Also copied below. Did my best to color code:

Green is for the second set of Interrogatory questions.

Red is for Deposition

Black is not sure whether to ask in deposition or for 2nd set of discovery.

*****means Peter to fill in details from Debby's first response**

Personal

1. List all addresses and dates of your PRIMARY residences from 2013-2018. [John wants to ask this question in deposition. From Debby's financial statements, 1319 Brewster has been the primary for the majority of the statements and all her tax returns. 229 Fulton was on Debby's financial statements for several months in 2017.]

2. Provide names of all Taiwan schools attended, dates, and your Chinese name used during matriculation.

3. Admit that up until the time James Ho sold 148 CSM Drive, the home he purchased with his wife, Grace C. Ho, James F. Ho's primary residence has always been 148 CSM drive.

4. ~~***Re-ask Special Reg 40: Describe in detail (including but not limited to the date, reason(s) for, and circumstances of) any of YOUR marriages and, if applicable, divorces and/or separations.~~

5. Admit you are receiving your husband's social security benefit.

6. How many years have you taken your husband's social security benefit.

7. Provide all your Real Estate License numbers and the years active.

8. Approximately how many total clients did you interact while a real estate broker?

9. ~~Do you still have a marital relationship with your husband?~~

10. Admit you never forgave your husband for cheating on you.

11. Admit you remain married to your husband and file a joint tax return, because you get a financial benefit from doing so.

12. ~~Admit your husband lives in Taiwan.~~

13. ~~How long has your husband taken residence in Taiwan.~~

14. Admit you were angry at James F. Ho for his many girlfriends.

E-MAIL 1339

15. Admit you had told other people that you were deeply hurt by the fact that James' had many girlfriends.
- ~~16. List the names of all James Ho's girlfriends that you are aware of.~~
17. Admit that about 2001-2002, your intimate relationship with James F. Ho was over.
18. How many times have you broken up and gotten back together with James Ho.
19. List all the people (first and last names) you invited to James F. Ho's birthday party in July 2017. State the first and last names (or Chinese names, if they do not have English names) of all the people who attended James F. Ho's birthday party in July 2017.
20. Describe your relationship with James F. Ho 60 years ago in Taiwan.
21. Admit that Grace C. Ho and Elise S. Kwong were his girlfriends before his marriage to Grace Ho.
22. Admit you were never James Ho's girlfriend before 1995.
23. Admit that James would get upset if there was any reference to you as his girlfriend.
24. Admit James Ho's mother deemed your educational level, your personal qualities, and your family status all too low for any consideration of marriage to James Ho, which made you very upset.
25. Admit you are jealous of Grace Ho.
26. Admit you said many bad things about Grace Ho to many people.
27. Describe your relationship with Ding Ping and Li Ping; not limited to interactions with James Ho.
28. Admit that you told James Ho that you were not close to your daughters. [proof in letter she wrote to James]
29. Admit that you told James Ho that his 2 daughters are much more accomplished than and superior to all 3 of your daughters. [proof in personal letter she wrote to James - she was either telling the truth or using it as a ploy to hook him]
- ~~30. Admit that you asked James Ho to propose to you. [witness testimony]~~
31. List the time and date each time you asked James to propose to you.
32. Admit you told many people you didn't understand why James Ho refused to marry you.
33. Produce all written correspondence between you and James Ho, including but not limited to any and all agreements, notes, letters, documents.
- ~~34. Admit that starting in and around October 2016, the last year of James' life, you told people to address you as "Mrs. Ho."~~
- ~~35. Admit that at the final year of James' life, you asked people to address you as "Mrs. Ho" because you wanted people to think you and James are married. [proof home depot receipts for McCollum, neighbors in Foster City].~~
36. Admit that James Ho never agreed to call you Mrs. Ho.
37. Admit James Ho never referred nor introduced you as "Mrs. Ho."
38. Admit James always held the position to this death that "Mrs. Ho" will always be "Grace Ho" and no one can take Grace Ho's place.
- ~~39. Admit you told others to refer to you as "Mrs. Ho", without James Ho's consent.~~
- ~~40. Explain why you start having people call you "Mrs. Ho" only in 2016?~~
41. Admit you advised Jeanny Ho to steal all of Peter Ho's money and run away.

E-MAIL 1340

42. Admit that you admitted to Jeanny Ho that you told people about Jeanny's personal life and problems, betraying Jeanny's confidence. [proof in text messages to Jeanny]

43. Admit you said the above to destroy and raise havoc in James' family relationships.

~~44. Admit you told members of James' family that you did so much to mend all the family's broken relationships when in fact you did just the opposite. You not only did nothing to improve it, but said many nasty comments to break all the relationships.~~

45. Admit you continuously toot your own horn about how much you have done and all the things you have done.

46. Admit that for 20 years you relentlessly attempted to ruin James relationships with his children by taking statements out of context, blowing up small conflicts out of proportion and stirring the pot. [current proof in tapes, phone conversations, text messages].

47. When purchasing a house, state what was the absolute most important element to James Ho, e.g. view, neighbors, etc. (note: a married couple or anyone with a 20 year relationship will definitely know).

48. What name did James Ho use to refer to his eldest daughter (any married couple will know this). Name the terms of endearment James used for each of his children. (any close couple will know this, and I am pretty sure Debby will not be able to get it all correct).

Financial--Other

49. List the assets in your Trust.

50. List all unpaid loans you owed James Ho at the time of his death.

51. Admit you told many people that you never ever received any money from James Ho, not even a dime. [proof in tapes; personal testimony from witnesses; Debby partially admitted in her deposition statement.]

52. Admit that prior to 2014, you told people that it was very difficult to get any money out of James, because James was very stingy and frugal.

53. Admit you told people that you had more money than James Ho. [many people testimony].

54. Admit you told people that you were a very successful real estate agent and made lots of money.

55. Admit you told others you had 3 multi-million houses and will leave one house for each of your daughters.

56. Your daughter Rita Chang claims her account was used as a pass through from James F. Ho to you. Explain and provide all communications and documentation in regards to "Rita's account used as a pass through from James Ho to you."

57. Your daughter, Rita Chang deposited a \$30,000 check from James Ho in 2014, which Rita claimed you received. Admit you received the \$30,000.

58. Explain in detail and give all circumstances regarding this \$30,000 check.

59. Gift letters are supposed to be filled out and signed by the donor. You claimed Geoff Garcia fill out the donor form. Describe in detail all conversation and details concerning the donor gift letter.

60. Admit you provided Geoff all the information on that donor gift letter.

61. Admit you forged James Ho's signature on the donor gift letter.

62. Did James Ho pay any part of your husband's retirement home in Taiwan or any part of his living expenses?

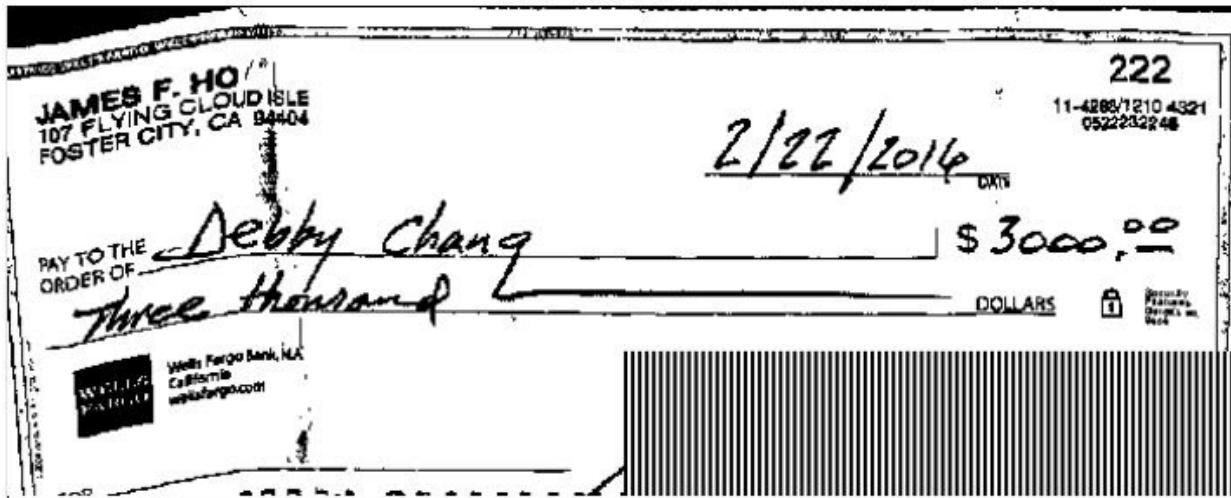
63. Since retirement in 2001, other than your pension and social security income, name all sources of income over \$1,000/year for the years 2001-2017.

64. List the amount of grocery compensation James provided you for each year from 2011-2017.

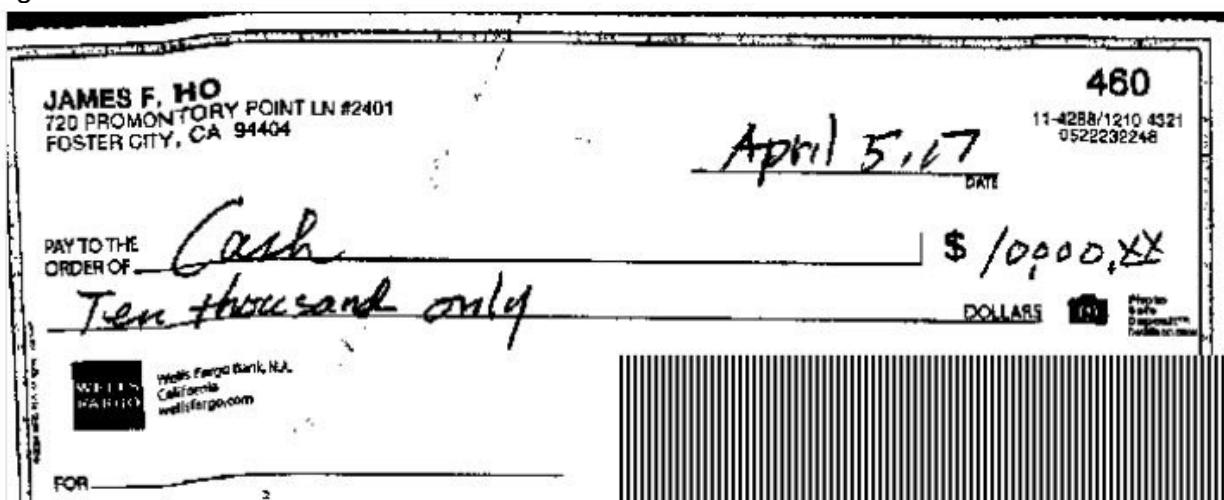
65. List all compensation James provided to you each year from 2002-2017.

66. You received a \$10,000 from James Ho in 2007. Describe the details and circumstances of this check.

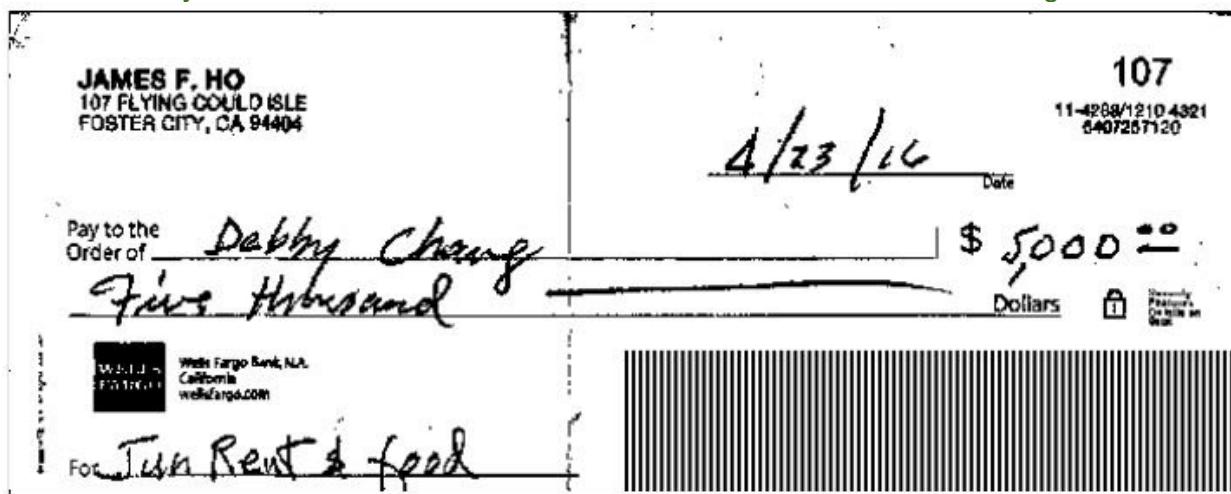
67. Describe what the check #222 for \$3,000 loan 1319 Brewster is for. [There is a \$3,000 check James wrote to Debby in February 2016 where he writes in his check register (P. 6): "Loan for rent 1319." Debby needs to explain what the check was for and return the loan (or show proof of return).]



68. Has the loan been repaid.
69. The \$10,000 check of April 5, 2017: Admit that you wrote the check and date and forced James to sign the check.



70. Admit that \$10,000 Cash check is in your writing.
71. Admit that you cashed the \$10,000 check written to cash.
72. Admit that James originally wrote the \$10,000 check in your name but you made him to void that check and to write the same amount to "cash."
73. Admit you did not want the check to be written to your name because you did not want a paper trail.
74. Describe the circumstances surrounding this check, i.e. why the check was written and what conversations you had, including but not limited to James. (Give all details and explain why you wrote the \$10,000 check to Cash instead of to yourself from James checking account.)
75. Admit you were told to void the \$5,000 check James wrote from the wrong account.



E-MAIL 1342

76. ~~Admit you wrote "Jun Rent & food" in the memo.~~
77. ~~Admit you "stole" this money by depositing this check around August 28, 2017.~~
78. Admit you helped James write a single check 3 times because of errors (he had trouble writing checks). [Peter: you need to put the stupid date on this and identify which check? I have already spent a total of 15 hours in the last week fixing up and rewriting these 2nd set of discovery requests. This is a horrible question.] [Incomplete because I don't have his physical checkbook and the duplicate checks that show the errors--it's somewhere in your room. I only have a copy of the register, so best guess is Feb 2017, checks 446-448.]
79. How much reimbursement for groceries did you receive over the last 20 years?
80. ***In line with Debby having more than 70 days to review her financial records, we would like more detail for Special Rog 17: Describe in detail (including but not limited to the amount, date, reason(s) for, and circumstances of) YOUR receipt of any and all compensation when "James occasionally gave her [YOU] payments to reimburse her [YOU] for groceries"?
81. ***RFP 24: re-ask but with earlier time frame (at least back to 2013-2014 because we found new things in Dad's credit card statements): Any and all DOCUMENTS RELATING TO YOUR purchases from January 1, 2013 through September 5, 2017, including but not limited to YOUR purported purchase of furniture with YOUR credit card. Please list the specific furniture pieces.
82. ***ALL DOCUMENTS CONCERNING ANY payments provided to Sophie Chang Saeed by YOU, including but not limited to account statements, check registers, and cancelled checks, from January 1, 2005 through September 5, 2017.
83. ***ALL DOCUMENTS CONCERNING ANY payments provided to Rita Chang by YOU, including but not limited to account statements, check registers, and cancelled checks, from January 1, 2005 through September 5, 2017.
84. ***ALL DOCUMENTS CONCERNING ANY payments provided to Judy Chang by YOU, including but not limited to account statements, check registers, and cancelled checks, from January 1, 2005 through September 5, 2017.
85. ***ALL DOCUMENTS CONCERNING ANY payments provided to James Chang by YOU, including but not limited to account statements, check registers, and cancelled checks, from January 1, 2005 through September 5, 2017.
86. Admit that you told other people that you have a lot of money and don't want any of James' money.
87. Admit that you told others that you have more money than James.
88. Admit that you told others that you make a lot of money as a real estate agent.
89. List the years that you had an active real estate license and was working as a real estate agent.
90. State your real estate license number and the active years.
91. Admit you told many people that you are a very successful real estate agent, where you make the bulk of your money.
92. List the number of times you had to review or explain real estate documents (including but not limited to mortgage applications, disclosures, purchase contracts) either by yourself or with clients.
93. What percentage of your real estate clients were Chinese and required you to explain real estate documents in Mandarin to them.
94. Admit you did not make much money as a real estate agent.
95. Admit that your monthly pension is _____ and your social security is _____ and every year, all additional income over \$2,000 over your pension and SS yearly comes from James Ho.
96. Admit you originally refused to return Peter's laptop because buying another computer will be harsh on your limited income.
97. Which accounts do you think you are beneficiary of?
98. Which accounts do you think you should be a beneficiary of?
99. List all your accounts that James Ho is a beneficiary of? [Married couples will have this for each other on singly owned accounts].
100. Provide the names of beneficiaries on all your accounts.
101. List ALL joint accounts you had or have with James Ho, financial and otherwise.
102. ~~Aside from rental income, your pension plus SS, list all sources of your income and their respective amounts.~~
103. ~~Admit your income since your retirement has been pension plus SS.~~
104. ~~Admit that prior to 2014, James paid you to rent a room in your residence at 1319 Brewster.~~
105. Admit you told other people that James paid you to rent a room at Brewster. If you wish a restatement: James paid you compensation money for a room in Brewster over the weekends.
106. How much money did you receive from James every month for according to your words, "using a room of mine at Brewster."
107. ~~Admit you knowingly provided false information on multiple occasions on your mortgage application for 229 Fulton.~~

E-MAIL 1343

108. ***Provide 2017 PG&E and internet bills for the 229 Fulton property. Admit that you did not pay these bills.
109. Explain why you changed the PG&E bill on 8/23/18 from James Ho to James Ho & Debby Chang but continued to have James pay the bill?
- Financial--Fulton**
110. ~~*** (Related to previous RFP 25) Produce the cashier's check receipt for the \$1.1M James F. Ho transferred to you.~~
111. On September 2, Sophie told SYH, Peter, Rita (taped sidewalk conversation) that Debby found John Martin because James was "indecisive about the 1.1 million dollars, and this is an expensive house."
112. Admit that after the Close of Escrow, James would ask you for the return of his money.
113. How much rental income per month did you receive from the 229 Fulton property for the period from November 2017 to June 2018.
114. When James transferred \$1.1M to you (cashier's check), what was the agreement as to how you would pay back the loan? (Possible answers: (1) already a gift--ooh, please say this, because you'll be in hot water; (2) [some agreement]--they why take him off title?) [Peter's stupid logic here again...oh boy oh boy...]
115. Describe the agreement between you and James at the time you received the 1.1 million dollar check from James.
116. ~~Admit that at the time when you received the 1.1 million cashier's check from James Ho, you agreed that it was a loan.~~
117. ~~How many times did James ask you to return his money? (We want her to say none!) [Peter: please stop putting stupid comments like this in here, without a strong follow up point. I am sick and tired of editing these comments out.]~~
118. Follow up on Debby's interrogatory answers: Provide the amount and the date of the "one-time contribution from James to assist her (Debby)."
119. Admit that you told Petitioner that you would sell Brewster to pay back the loan.
120. ~~Admit that you told Della that you would sell Brewster to pay back the 1.1 million dollar loan. [Proof in tape, but cannot use it because of Peter's mess up].~~
- Peter: I hear your question, the way I understood it was that Debby said she was intending to sell Brewster, but was then no longer going to sell it. That's where I thought the money was going to come back from. But I didn't say anything at the time because it's like.....Hmmmm....
- Della: You can't sell Brewster?
- DC: *We can't sell. We could not sell Brewster. Because if I sold it, the mortgage here is \$9000/month. How am I going to afford that?*
- Della: Your mortgage is \$9000/month here?!?
- DC: Yes—but that's including the property tax, \$2000 plus for the property tax.
- Della: My concern is that when he needs full care and we can't do it here, how are we going to fund it?
- Peter: That was my same concern, too.
- Della: That's all I care about because I see what's coming and it's not pretty. I'm telling you Debby, I know what's coming.
- Peter: Do you remember, Debby, a few months ago—I said the money should be returned in a year or two and no one said anything. And then I didn't say anything. And I said to you, I didn't want to force you to sell Brewster if this year the price has not risen but to allow you the time to sell your house to return his money. We were talking about this back in March or April. And I said a year or how about two but no one said anything. So I didn't bring it up again. (15:35)
- DC: *I have been thinking about how I want to handle this—if I sold Brewster, there is no way I can keep this house (Fulton)*
121. ~~Admit that you told John Martin that you would sell your house to pay back the 1.1 million dollar loan (proof in Martin notes).~~
122. How were you planning to pay the 229 Fulton mortgage? Where were the funds coming from?
123. Admit you do not have the financial means to purchase and maintain 229 Fulton.
124. Admit you bought Fulton, a property you had no business buying, i.e., you lied on your mortgage application and did not have the ability to buy it.
125. ~~Admit you lied and provided false information on your mortgage application for Fulton.~~
126. ~~Admit you forged James Ho's signature on the gift letter. [Same question as #58]~~
127. Admit you only bought Fulton because buying a house is the only means you can implement to steal 1.2 million (proceeds from the sale of CSM) from James.

E-MAIL 1344

128. Admit that you tried to negotiate with Peter...
129. Admit (on or around May, August 10, August 21) you said “<3 quotes>” (bribing Peter).
130. Admit that you told Peter that if he helped you retain the 1.2 million, you would split some of it with him, as long as he kept both sisters in the dark.
131. Admit that you stated to James if you were able to keep the \$1M, you would split some of it with Peter, but Peter was too stupid to understand your words.
132. Admit that Peter declined your offer each time you brought it up.
133. Admit you were angry that Peter did not understand your “bribe.”
134. Admit that when James asked you for his money back, you claimed that the money was in the Fulton house and that there was no possible way he could get it back.
135. Admit you told James you could not sell your house to give him his money back.
136. Since you hold sole title to Fulton, explain why you had James pay for the entire PG&E bill and all the internet and cable services?
- ~~137. Since you claim and showed via Sterling Bank statements that James paid the mortgage from April 2017 through November 2018, explain why did you charged James rent on top of his paying the entire mortgage?~~

Financial--McCollum

138. ***Re-ask Special Rog 38: Describe in detail (including but not limited to the date, reason(s) for, and circumstances of) any and all conversations YOU had with JAMES RELATING TO his reporting of income and expenses RELATING TO the real property located at 1627 McCollum Street, Los Angeles, California on his tax returns (including without limitation his decision to stop reporting said income).
139. You claimed that James gave you McCollum as a gift: what was the exact amount of the gift?
140. State the amount of down payment you paid for Albany, and what was James’?
141. Admit you listed 1627 McCollum St, Los Angeles for sale.
142. Describe the dates and in detail your plans to sell McCollum.
143. Explain why did you want to sell McCollum.
144. State the years you claimed you had a “negative” (loss) on McCollum and the respective loss amounts.
145. Describe the source of the \$141,548 which you claimed you paid for the remodeling of McCollum?
146. Admit that in 2016, you told James and Peter that you needed the income from McCollum (on paper) so you could refinance or purchase a new home.
147. Describe your agreement with James on McCollum (why was James reporting McCollum on Schedule E of his taxes if you claim he gave everything to you as a gift)?
148. Admit that on your 2016 and 2017 taxes, you did not report to the IRS all the rental income you received from McCollum. (Admit you lied to the IRS and did not report ALL the income you received from your tenants at McCollum. [Proof in BA subpoenaed docs and her income tax returns.]
149. ***Incomplete answer to Special Rog 24: Describe in detail (including but not limited to the amount, date, reason(s) for, and circumstances of) the management of the real property commonly known as 1627 McCollum Street, Los Angeles, California, including the PERSONS involved in management of the property, the responsibilities of each of those PERSONS, and the compensation received by each of those PERSONS. [How much compensation was received by Judy Chang and Mark Moniz for the management of 1627 McCollum St? What remodeling was done, when was it done, and what were Judy and Mark’s responsibilities regarding the remodeling?] SEE REVISED VERSION OF LETTER (FORTHCOMING). NOTE THAT FOR THE INFORMATION ABOUT THE REMODELING, THAT BELONGS IN OUR SECOND SET OF INTERROGATORIES.
- ~~150. Admit that McCollum always had net positive cash flow since 2008 except for 1 year. [losses only in 4 years: 2005 (-\$3546), 2006 (-\$9556), 2007 (-\$14710), 2009 (-\$121)]~~

Financial--Flying Cloud

151. Admit you manipulated and pressured James to buy 107 Flying Cloud.
152. Admit James really disliked 107 Flying Cloud and regretted buying it.
153. Admit you pressured James to put your name on the title of 107 Flying Cloud.
154. Admit you told people more than once to complain that you wanted to buy a house in Foster City together with James, but could not get James to agree.
155. Admit that you asked James for a loan to buy Flying Cloud when James decided to sell it, but James refused.
156. Admit you were very angry with James that he wanted to sell Flying Cloud.
157. Admit that you attempted to get your name on the 107 Flying Cloud Isle Grant Deed or title (she tried selling McCollum).
158. Admit you told others you wanted to buy 107 Flying Cloud Isle but you didn’t have enough money.
159. Admit you told others you asked James to lend you money to buy 107 Flying Cloud Isle, but he refused.
160. Admit you attempted to sell McCollum in 2015 in order to buy 107 Flying Cloud Isle.

E-MAIL 1345

Medical and Care

161. Admit in 2006, James frequently complained of headaches, brain pressure, lightheadedness and not feeling well.
162. Explain why you fired the workers that were hired to help with James Ho's care?
163. Explain why no additional health care workers were hired?
164. Admit that James F. Ho paid for all the helpers you hired.
165. Admit that James paid for everything.
166. Admit that everything you claimed you paid for, you paid with money you received from James Ho.
167. Admit that James F. Ho paid for all the housekeepers and help used at 272 Boothbay Ave, Foster City; 107 Flying Cloud Isle, Foster City; 720 Promontory Point Ln #2401, Foster City; and 229 Fulton St, Redwood City.
168. Admit that James F. Ho urinated on the bathroom floor more than once at 229 Fulton St, Redwood City and you complained about it.
169. Admit that Peter C. Ho cleaned up Dad's urine from the bathroom floor at least once at 229 Fulton St, Redwood City.
170. Admit you hated cleaning up James F. Ho's urine from the bathroom floor at 229 Fulton St, Redwood City and complained to others about it.
171. Describe how many times you had to wipe up Dad's urine around the toilet in 2017...
172. If you were aware that James was not responding to chemo, state the date, how did you know, and how long did you expect James to live. [Peter Ho told you multiple times starting in July 2017 that James F. Ho was not responding to chemotherapy for multiple myeloma.]
173. Describe everyone you told, including but not limited to your daughters, that James Ho was not responding to chemo. [Peter told Rita and Rheinhard that James was not responding to chemo at the beginning of August].
174. ~~When you knew James was not responding to chemo, how long did you expect him to live? [Asked in #166]~~
175. Admit that by August 2017, when putting on James pants with belt, you discussed James weight loss with Peter.
176. **Describe how much food James was eating in July and August 2017.**
177. **Since you are "taking care of James Ho", describe how much weight James Ho lost or gained in July and August 2017.**
178. Admit that James F. Ho was open and honest in discussing his health with you.
179. You claim that "Peter did little to assist with James' care." Describe the few things Peter did to assist with James Ho's care.
180. Admit that you told others that for James' bed, you put two benches together with a thin mattress next to the kitchen. [Proof in nannycam tapes]
181. Admit you threatened James that he must move out of Promontory Point and buy a house if he wanted you to stay. [proof in tapes and witness testimony and John Martin notes.]
182. Admit that at Promontory Point, you get James to behave the way you want by threatening James that you will put him in a nursing home if he did not comply.
183. Admit that at Fulton "ditto" above
184. List all life insurance policies in which either you or James Ho is the beneficiary of?
185. List all payouts, all amounts, and any money you received for any life insurance policies as a result of the death of James Ho.

Carjacking

186. Admit that your daughters did not take care of you or help you.
187. Admit you were upset and complained that your daughters did not take care of you after the car jacking.
188. Admit that James and Peter took care of you and helped you with your car jacking more than your daughters did.
189. Admit that James and Peter took care of you during your carjacking -- the hospital, ICU, accompanying you to court, etc.

Miscellaneous

190. ~~Describe the agreement between you and James F. Ho regarding the approximately 2-carat diamond ring he bought around 2001-2002.~~
191. ~~Explain why you no longer wear the diamond ring.~~
192. ~~Describe when you stopped wearing the diamond ring.~~
193. ~~What document did James Ho sign that you brought over to Martin's office the following day after the August 21, 2018 meeting with Martin.~~
194. Follow-up to 1st interrogatory response -- Provide a copy of Reinhard Oesterle's posting for a lawyer on the online forum to which John Martin responded/contacted him.

E-MAIL 1346

195. Follow up to your first set of discovery answer: Name the online forum that Rheinhard Oesterle posted to find lawyer.

196. Describe how did you find Jeff Loew as your attorney? [Ans: John Martin's referral to Oesterle's email]

Peter's extra follow up questions to Debby's first set of responses that has not already been listed.

197. [Regarding Response to Petition Paragraph 53] Regarding your assertion that you and James shopped for furnishings together for the Redwood City Property, describe in detail (including but not limited to the store location, cost, date, and reason(s) for) any furnishings that were purchased for the Redwood City Property.

198. [Regarding Response to Petition Paragraph 94, asserting "James was not a dependent adult"] Admit James was dependent on you in 2017.

199. [Variation of Special Rog 16] Describe in detail (including but not limited to the date, reason(s) for, and circumstances of) the caregiving responsibilities of YOU, Peter, the workers you hired, and any other persons regarding the care provided to James in 2017.

200. [Regarding Response to Special Rog 42] Admit that the guardrails in the garage were installed in mid-August 2017.



Peter Ho <peter.ho@gmail.com>

Automatic reply: subpoenas

1 message

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Mon, Jul 23, 2018 at 1:50 AM

I am out of the office, returning August 13. I will have limited access to email until I return. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.



Peter Ho <peter.ho@gmail.com>

FW: Ho vs. Chang

3 messages

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Mon, Jul 23, 2018 at 11:51 AM

FYI – This is a nice precursor to a deposition so Mr. Garcia is fully pinned down in advance...

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Monday, July 23, 2018 11:40 AM
To: John Minton
Subject: Re: Ho vs. Chang

Hi John,

We would be open to Mr. Garcia executing a declaration. Would you like to provide a draft of what you think is pertinent information? We can review it with Mr. Garcia for accuracy and recommend any revisions necessary.

Thank You,

Andrew M. White
Assistant Vice President
Compliance Officer & Associate General Counsel

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606808418178718577&simpl=msg-f%3A16068084...> 1/3

E-MAIL 1349

Sterling Bank and Trust, FSB
 One Towne Square, Suite 1900
 Southfield, MI 48076
 direct telephone: 248-351-3303
 direct facsimile: 248-351-7202
awhite@sterlingbank.com

From: John Minton <jminton@ayhmh.com>
 To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>
 Date: 07/20/2018 06:16 PM
 Subject: Ho vs. Chang

Dear Andrew –

Thank you for the call the other day. A further thought: To forestall a deposition of Geoffrey Garcia, would the bank be open to having him sign a short declaration? The gist of it would be that the information in the documents about Debby Chang's employment history, which information purports to come from Debby Chang, was in fact provided by Debby Chang (as opposed to being made up by Mr. Garcia, which is what Ms. Chang implied in her deposition). If I have a declaration, I can use it to try to settle the case, and possibly Mr. Garcia's deposition won't be necessary. Let me know what you think.

Thank you,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Jul 24, 2018 at 9:43 AM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

John: This is great news. Would you detail the specifics and include copies of the 4 signed documents (in this case Garcia's deposition may not be needed but I think we still should take it, especially getting all the details pertaining to the gift letter), or would you have him sign something with a general umbrella term that all mortgage application info was completely supplied by Debby Chang?

-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Jul 24, 2018 at 10:01 AM

E-MAIL 1350

7/29/2020

Gmail - FW: Ho vs. Chang

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

We will attach exhibits. We'll send you a draft before we send it to Mr. White for his review. I agree we will probably still want his deposition testimony at some point.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1351

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606808418178718577&simpl=msg-f%3A16068084...> 3/3



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

4 messages

Carol Loza <cloza@ayhmh.com> Mon, Jul 23, 2018 at 11:50 AM
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
 Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of our letter to Sufen Tammy Yu.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
 Direct Phone: 650.212.5905
 Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
 www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 7-23-18 J. Minton Ltr to Sufen Tammy Yu.PDF
 249K

Carol Loza <cloza@ayhmh.com> Mon, Jul 23, 2018 at 12:06 PM
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
 Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

E-MAIL 1352

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of our Subpoena for records from Wells Fargo Bank, N.A., along with the Notices to Consumer.

Please note that the records are due on August 24, 2018.

[Quoted text hidden]

 **Ho_ Subpoena for Records from Wells Fargo Bank, N.A..PDF**
891K

Carol Loza <cloza@ayhmh.com> Mon, Jul 23, 2018 at 2:02 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of our Subpoena for records from Fidelity Investments, along with the Notices to Consumer.

[Quoted text hidden]

 **Ho_ Subpoena for Records from Fidelity Investments.PDF**
889K

Carol Loza <cloza@ayhmh.com> Mon, Jul 23, 2018 at 2:15 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find our subpoena status document which has been updated as of today's date.

Please let me know if you have any questions.

[Quoted text hidden]

 **Ho_ 7-23-18 Subpoena Status.DOCX**
13K

E-MAIL 1353

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

July 23, 2018

jminton@aymh.com

Ms. Sufen Tammy Yu
100 Lily Court
Hercules, CA 94547

Re: Ho vs. Chang

Dear Ms. Yu:

The records you produced included the tax year 2016 Amended Return but we did not receive the tax year 2016 original return before it was amended. Please produce the original tax year 2016 return that was filed with the IRS.

We did not receive Ms. Chang's tax returns for tax years 2004 to 2008. Please produce those as well.

Thank you for your attention to this matter.

Very truly yours,


John D. Minton

JDM/cal

51476-00001\WorkSite\9289052.1

The Ho Trust ~ Ho vs. Chang

List of Subpoenas	Served	Records Due	Records Received
Cathay Bank	June 15, 2018	July 25, 2018	
Chase Bank, USA (credit cards)	July 5, 2018	August 13, 2018 Per Extension	
Fidelity Investments		August 24, 2018	
J.P. Morgan Chase Bank (checking, savings, loans)	June 15, 2018	August 9, 2018 Per Second Extension	
Margot E. Mackerrow	June 15, 2018	July 5, 2018	Pending
Charles Schwab		August 20, 2018	
Wells Fargo Bank, N.A.		August 24, 2018	
Sufen Tammy Yu	June 19, 2018	July 5, 2018	July 9, 2018

Note: Margot Mackerrow still has not responded to our letter of July 12, 2018 ... Nor has she returned my call of last week. I will continue to follow-up with her.

On July 23, 2018, we sent a letter to Sufen Tammy Yu requesting additional records.

The Fidelity Investments and Wells Fargo Bank subpoenas were served by mail on Debby's counsel, James, Sophie, Rita and Judy on July 23, 2018. The subpoenas will be served on each of Fidelity

Investments and Wells Fargo on August 2, 2018. Records are due for each on August 24, 2018.

We expect the Cathay Bank records to be produced to County Legal by July 25, 2018.



Peter Ho <peter.ho@gmail.com>

RE: subpoenas [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Mon, Jul 23, 2018 at 10:02 AM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter:

The subpoenas to Fidelity Investments and Wells Fargo will go out today ... as will the letter to Ms. Yu. I'll email copies to you today.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]**Sent:** Monday, July 23, 2018 1:50 AM**To:** Carol Loza**Cc:** John Minton; Daniel E. Lassen; Shan-Yuan Ho (大姐); Della N. Lau**Subject:** Re: subpoenas**E-MAIL 1357**

7/29/2020

Gmail - RE: subpoenas [IWOV-WorkSite.FID72092]

Hi Carol,

We just found out that Debby deposited a large sum from Dad into a Wells Fargo account. Can you kindly send a subpoena to Wells Fargo for any and all of Debby's individual or joint accounts (essentially the same subpoena as you did for Schwab and Fidelity).

Also, were you able to follow up with Tammy Yu on the original 2016 tax return and the 2004-2008 returns that she did not produce?

Thanks,

Peter

On Thu, Jul 19, 2018 at 1:00 PM Peter C. Ho <peter.ho@gmail.com> wrote:

Hi Carol,

Can you kindly send a subpoena to Fidelity Investments for any and all of Debby's individual or joint accounts (essentially the same subpoena as you did for Schwab).

Also, the tax returns we received from the Tammy Yu subpoena include the TY2016 Amended Return but not the TY2016 original return (prior to being amended). Can you please ask Tammy to produce the original TY2016 return that was filed.

Finally, Dad told me that Tammy Yu did Debby's taxes every year starting around TY2004; Tammy also did Dad's taxes for a couple of years around the same time. Tammy only produced Debby's tax returns from 2009-2017; can you remind her that she needs to produce the ones for the previous years (TY2004 to TY2008 returns) as well.

Thanks,

Peter

E-MAIL 1358

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1606801536243823636&simpl=msg-f%3A16068015...> 2/2



Peter Ho <peter.ho@gmail.com>

Automatic reply: Ted Cotton

1 message

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Jul 24, 2018 at 5:25 PM

I am out of the office, returning August 13. I will have limited access to email until I return. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com> Tue, Jul 24, 2018 at 12:50 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

We have been advised by County Legal that it has received about 2000 pages of records from J.P. Morgan Chase. We will send the records to you as soon as we have them.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1360



Peter Ho <peter.ho@gmail.com>

Ted Cotton

2 messages

John Minton <jminton@ayhmh.com>

Tue, Jul 24, 2018 at 3:31 PM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>

Dear all –

I spoke with Ted Cotton. Ultimately he isn't going to be too great of a witness because he can't find any notes of his fateful call with your dad in April 2017. His general recollection is that your dad emailed him about the status of the Met Life accounts, Ted responded that those accounts were closed three years prior, and then your dad called him to ask the same question that had been in his email. (Ted can't seem to find either the email from your dad or his response.) This concerned him enough to call Peter. He doesn't remember anything else specifically about the conversation that caused him concern. It was just the failure to remember the email. As far as I'm aware, there isn't any evidence that your dad actually received/reviewed the reply email from Ted.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: "John D. Minton" <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Tue, Jul 24, 2018 at 5:25 PM

Hi John,

That's disappointing to hear. Ted told me that he usually takes notes for his phone conversations; it's really unfortunate he can't find any for April 11, 2017. I double-checked my Dad's email account, and there was no email correspondence between Dad and Ted around that time. This is in line with what I remember--that Ted called me and told me Dad had called him up (not email) asking about an account that was closed 3 years ago. Ted told me it was that phone conversation with Dad that prompted him to call me and ask about a "sensitive situation" (i.e., Dad's mental condition).

Thanks,

E-MAIL 1361

7/29/2020

Gmail - Ted Cotton

Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com> Wed, Jul 25, 2018 at 12:00 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find a copy of the transcript of Debby's deposition which took place on July 12, 2018.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
Direct Phone: 650.212.5905
Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 7-12-18 Deposition of Debby Chang - Volume 1.PDF
6673K

E-MAIL 1363



Peter Ho <peter.ho@gmail.com>

furniture and other personal property

2 messages

Peter C. Ho <peter.ho@gmail.com>
 To: Ned Fluet <NFLuet@lakinspears.com>

Thu, Jul 26, 2018 at 11:20 AM

Hi Ned,

Attached is the communications thread (5 attachments) regarding the furniture and personal property issues we have been dealing with.

Please let me know your thoughts regarding how best to get our money back for the furniture (we do NOT want the furniture back anymore since she rented out 229 Fulton St furnished (i.e., the furniture has now been used by strangers), where she made money off our furnishings by commanding a higher rent as furnished). The purchase receipts from my Dad are attached and can be summarized as follows:

- A. 3/31/2016 Lamps Plus Swivel Accent Chair \$250.34 (Chase Mileage Plus *2891)
- B. 5/21/2016 Lamps Plus Swivel Accent Chair \$240.34 (Chase Sapphire *5151)
- C. 5/28/2016 Scandinavian Designs (Dining Table, 6 Chairs, Leather Couch) \$3,754.35 (Also shown on the Chase Sapphire *5151 credit card statement (reference B))
- D. Lamps Plus Swivel Accent Chair description
- E. Picture of the Lamps Plus Swivel Accent Chairs in the previous residence (720 Promontory Point Ln, #2401, Foster City)

Furniture Total = \$4,245.03

However, we would like the paintings and other personal property returned, if possible.

Note on my experience with small claims: I initiated a small claims suit for my laptop that Dad/Debby used and that Debby would not return, but Debby eventually returned the laptop after several months in exchange for me dropping the small claims suit. If we go the small claims route for the furniture and personal property, we have to make sure that returning the furniture is not an option for her.

Thanks,
 Peter

10 attachments



E- Swivel Accent chairs 20160410_135434.jpg
 4248K

- 1- 20171212 Ho_ 12-12-17 J. Minton Ltr to J. Loew (Personal Property #1).PDF**
 59K
- 2- 20180201 Ho - 2-1-18 J. Minton Ltr to J. Loew (Personal Property #2).pdf**
 185K
- 3- 20180205 Gmail - FW_ Tangible Personal Property (Loew response 2-5-18).pdf**
 152K
- 4- 20180307 Ho_ 3-7-18 D. Lassen Ltr to J. Loew (2) (Personal Property #3).PDF**
 1022K

E-MAIL 1364

 **5- 20180313 Gmail - Tangible Property of James F. Ho Estate (furnishings).pdf**
72K

 **A- Chase credit card statement (2891) 20160418.pdf**
330K

 **B- Chase credit card statement (5151) 20160602.pdf**
1822K

 **C- Furniture Receipt (Dining Room Table, Chairs, Couch).pdf**
4134K

 **D- Elements Rocket Rivera Brown Swivel Accent Chair - #7R607 _ Lamps Plus.pdf**
295K

Peter C. Ho <peter.ho@gmail.com>
To: Ned Fluet <NFluet@lakinspears.com>

Fri, Aug 17, 2018 at 3:29 PM

Hi Ned,

Do you have any suggestions on how to proceed regarding the furniture and personal property issues?

Thanks,
Peter

[Quoted text hidden]

E-MAIL 1365

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ar8198527905789767833&simpl=msg-a%3Ar-82167...> 2/2



Peter Ho <peter.ho@gmail.com>

please advise

6 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Jul 26, 2018 at 3:21 PM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <BuniButt@launet.com>

Hi John,

Can I send the email below and cc all of Debby's daughters (in case Debby does not check her email). If yes, could you please edit, because I think I am saying to much.

Thanks,
Shan-Yuan

debbyiu@yahoo.com

Dear Debby,

Per my fiduciary duty, I am writing on behalf of the James F. Ho and Grace C. Ho Family Trust B, and NOT Trust A under the James F. Ho and Grace C. Ho Declaration of Trust, for which you are currently under litigation against. Peter is the trustee of Trust A and I am the trustee of Trust B. It has recently come to my attention that a trust check was written from the Family Trust B account for \$9,900 on October 10, 2011 and deposited by you (check image attached), which I did not authorize. Please explain what this check was for. [This part may be redundant: One of the Trust B rules state that all assets to come out of Trust B must be authorized by me and my father (as co-trustees) or solely by me (as trustee) if he is deceased. I never authorized this \$9,900 check written to you. However, if your explanation of this check is legitimate, then I will allow you to retain the funds. Otherwise, you must return \$9,900 to the James F. Ho and Grace C. Ho Family Trust B.]

Frankly, I am shocked to see this check because you have voluntarily told me on multiple occasions for the past 15 years that you never received any money from our family [John: if this sentence does not have the potential to hurt the big litigation case in any way, then I would like to say it].

[Debby Chang Check - Trust B-2011.pdf](#)

Thanks,
Shan-Yuan

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Jul 27, 2018 at 1:39 AM

To: John Minton <jminton@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Jul 27, 2018 at 10:54 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi Shan-Yuan –

E-MAIL 1366

This is better addressed via a discovery request. We're not going to get an answer anyway, or if we do, it will simply be to refer it to Loew and Sheppard. [Keep it mind too that this kind of claim is essentially an accusation that your father breached his fiduciary duties as trustee of the B trust by making an authorized principal invasion. I'd rather avoid anything that can be construed as an attack on James.]

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sat, Jul 28, 2018 at 10:32 PM

Hi John,

Thank you. Understood, your advice will be followed.

FYI, our father was a stingy stupid asshole that did all kinds of things he should not have done, because he had a weak and despicable character. Our father was the complete opposite of our mother in just about every way. He was able to maintain a gentleman superficial image and mask his shortcomings to a good extent socially, which is good for our case now. To be frank, I don't know how I am going to get around all these facts if I am deposed. Peter just handed me a file of personal letters between my father and I, all dated back 15-20 years ago. The contents are really really bad, and I must assume that Debby has copies of all these letters (she produced one of the personal letters in her second document production). My father took a lot of money from me which my siblings, relatives, and close friends know about. He also took quite a bit of money from Della. Debby milked these conflicts to her advantage. I originally thought Peter was the only one with a deposition problem. Now I have a big problem, too, because the truth is not in line with our current legal position. If we follow the line that Debby was scheming the entire time, that she had everything to gain each year: she was getting more tax free cash from James than her pension and SS combined; she was able to go on many exotic trips around the world which she could not otherwise afford; she was able to attend expensive live concerts purchase (or get James to buy) material goods which she could not afford; she finally succeeded in her 20 year push to get James to sell our mother's house and steal the entire proceeds; she cleaned out Trust A in the final year of James life. She was clearly attempting to clean out Trust B after getting John Martin's CIR and 15 days before James' death. She coerced James to replace me with her as the trustee of Trust B, which she did not succeed in doing. She asked her accountant to prepare a 706 even before James' death. I believe that if we take the position of truth of her overall strategy, with the main point of the financial elder abuse of the last 1-2 years of James life, then the pieces of the puzzle fit.

E-MAIL 1367

7/29/2020

Gmail - please advise

When I talk to my parents' close friends and get their sympathy (according to your advice back in September 2017), they universally say, "You must do this lawsuit for your mother.,,all her hard work and sacrifices...it is just not fair...it is not what she wanted nor intended...she said she wanted to leave everything to all her kids...you must get it back for your mother...you must defend her honor..." I don't bring up my mother in these conversations, they do.

The good news is that Peter had a very good relationship with his father and he was given power-of-attorney and medical directive, etc. Debby tried to topple Peter from this top position on James' list for the past 15-20 years (she told me this during various phone conversations). Debby told James' in front of Peter and Della that she will be the one to distribute James' estate according to who treated James the best (she said it was her). FYI, the majority of our family estate came from the hard work of my mother and me. James had little contribution (his salary was typically 1/4 of my mother's salary and my first salary after undergrad as a 22 year old was greater than James' salary at the same time and given to my folks).

I think you should be aware of these facts before our depositions.

best,
Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sun, Jul 29, 2018 at 9:50 AM

Hi Shan-Yuan –

Thank you for conveying this. We can and should discuss in more detail on my return.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sun, Jul 29, 2018 at 11:07 AM

Hi Shan-Yuan – Thinking about this a little bit further, I'm curious what letter you might have that could undermine our position in the case. Put simply, our position is that Debby took advantage of your dad when he was going downhill. He could have been the biggest jerk in the world, and have had a historically rocky relationship with you, and I think we're still fine, as long as we focus on the last 1-2 years of his life. This is among the reasons that I've always wanted to focus on that time frame – remember that I was aware that you and your father had a period of not talking, and that Della was not always extremely close with him. Our point is that that eventually changed. In any event, it would be helpful if you would send me one or two of the letters that you think are the worst and I'll let you know what I think.

Best,

John

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Saturday, July 28, 2018 10:33 PM
To: John Minton

E-MAIL 1368

7/29/2020

Gmail - please advise

[Quoted text hidden]

[Quoted text hidden]

E-MAIL 1369

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A160709342464458202&simpl=msg-f%3A16070934...> 4/4

JAMES F. HO
GRACE HO FAMILY TRUST B
148 CSM DR
SAN MATEO, CA 94402-3601

120
11-4288/12104321
05222387893

PAY TO THE
ORDER OF

Debby Chang \$ 9,900.00
Nine thousand Nine hundred — DOLLARS

WELLS FARGO
Wells Fargo Bank, N.A.
California
wellsfargo.com

FOR

1210428820 052238789300120

10/10/2011

DATE

Security
Seal
Sealed on
Back

J. Z. Ho

FordanChaseBank 11105740778 13190070665

Debby Chang

E-MAIL 1370



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

7 messages

Carol Loza <cloza@ayhmh.com> Sat, Jul 28, 2018 at 9:17 AM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

Attached please find the documents produced by Cathay Bank in response to our subpoena.

I am still awaiting receipt of the J.P. Morgan records ... I'll follow-up again on Monday and let you know what I find out.

Have a nice weekend ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Cathay Bank.pdf
14223K

E-MAIL 1371

7/29/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Carol Loza <cloza@ayhmh.com>

Sat, Jul 28, 2018 at 10:17 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Peter, Shan-Yuan and Della:

Attached please find additional records produced by Sufen Tammy Yu in response to our letter of July 23, 2018.

[Quoted text hidden]

3 attachments



Ho vs Chang 1.jpg

218K



Ho vs Chang.jpg

171K

2016 Tax Return Documents (Chang Debby).pdf

18K

Carol Loza <cloza@ayhmh.com>

Sat, Jul 28, 2018 at 10:22 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi:

Here is the just updated subpoena status document ...

[Quoted text hidden]



13K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Jul 30, 2018 at 2:49 PM

To: Carol Loza <cloza@ayhmh.com>

E-MAIL 1372

7/29/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@aymh.com>, "Daniel E. Lassen" <dlassen@aymh.com>

Hi Carol,

My sister found evidence in the Cathay Bank docs that Debby opened a new account at Bank of America around June 2017. We should go ahead and subpoena the five remaining banks and retirement fund companies on our list (**Bank of America, Union Bank, Citibank, VALIC** (Variable Annuity Life Insurance Company), and **Vanguard**) for any and all of Debby's individual or joint accounts (essentially the same subpoena as you did for Schwab, Fidelity, and Wells Fargo).

Since Tammy Yu says she does not have records for Debby's tax returns prior to 2009, are there other ways to obtain the tax returns or transcripts (e.g., subpoena the IRS or submit Form 4506-T)?

Thanks,
Peter

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5966
650.312.5893 Fax

image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Jul 30, 2018 at 3:50 PM

To: Carol Loza <cloza@aymh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@aymh.com>, "Daniel E. Lassen" <dlassen@aymh.com>

Hi Carol,

Please widen the date range for the subpoenas to "JANUARY 1, 2003 THROUGH **[the present]**" (previous end date was SEPTEMBER 5, 2017) because we were granted our Motion to Compel, which includes:

REQUEST FOR PRODUCTION NUMBER 23

Any and all DOCUMENTS RELATING TO YOUR finances from January 1, 2003 to the present, including but not limited to banking records, financial statements, accounting statements, and brokerage records.

Thanks,
Peter

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Jul 30, 2018 at 5:10 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>

Good job Peter! Very important catch!

[Quoted text hidden]

John Minton <jminton@aymh.com>

Mon, Jul 30, 2018 at 10:06 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Carol Loza <cloza@aymh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "Daniel E. Lassen" <dlassen@aymh.com>

Hi Peter –

I have always obtained tax returns either directly from the other side or via subpoena to the accountant. I have never tried to subpoena the IRS, though I don't see any obvious obstacle to doing that. Re a Form 4506-T, I think Debby would have to do something in connection with that (like fill out a form), and I don't believe our court order would require her to do that.

E-MAIL 1373

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Monday, July 30, 2018 2:50 PM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton; Daniel E. Lassen
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

My sister found evidence in the Cathay Bank docs that Debby opened a new account at Bank of America around June 2017. We should go ahead and subpoena the five remaining banks and retirement fund companies on our list (Bank of America, Union Bank, Citibank, VALIC (Variable Annuity Life Insurance Company), and Vanguard) for any and all of Debby's individual or joint accounts (essentially the same subpoena as you did for Schwab, Fidelity, and Wells Fargo).

Since Tammy Yu says she does not have records for Debby's tax returns prior to 2009, are there other ways to obtain the tax returns or transcripts (e.g., subpoena the IRS or submit Form 4506-T)?

Thanks,

Peter

On Sat, Jul 28, 2018 at 10:22 AM Carol Loza <cloza@ayhmh.com> wrote:

Hi:

Here is the just updated subpoena status document ...

E-MAIL 1374

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1375

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1607251760084852336&simpl=msg-f%3A16072517...> 5/5



Peter Ho <peter.ho@gmail.com>

voicemail and texts

1 message

Shan-Yuan Ho <shanyuan@gmail.com>

Sat, Jul 28, 2018 at 10:42 PM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>

Peter: I just realized that John was not on the shared list of the admissible evidence folder of voicemails and texts, so I just shared it. This is really important. I have already told you that John must be aware of and have access to all facts. We are in the middle of Debby's deposition and John may want to ask her some questions about these voicemails and texts and some he will save for trial (if it ever happens).



Peter Ho <peter.ho@gmail.com>

Garcia Declaration

7 messages

John Minton <jminton@ayhmh.com>

Sun, Jul 29, 2018 at 9:51 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

Attached is a draft declaration for Mr. Garcia. I have left out the gift letter because Garcia doesn't have specific personal knowledge about that issue.

I have included a carefully calibrated level of detail in the declaration, but I'm curious for any thoughts you may have before getting this over to Sterling's counsel.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho -- Declaration of Geofrey D. Garcia.pdf
676K

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Jul 30, 2018 at 2:41 AM

To: John Minton <jminton@ayhmh.com>

Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Hi John,

Garcia's declaration looks good. How do we get proceed with the gift letter? Although Debby signed it, she will deny filling it out and claim that she is seeing it for the first time if you present it in deposition. My guess is that she asked someone

E-MAIL 1377

7/29/2020

Gmail - Garcia Declaration

she knew to fill out the form, so the handwriting does not match hers, but we are fairly confident that Debby forged James' signature on the gift letter.

Update: We now have a number of Debby's check handwriting samples from Cathay Bank's subpoenas. We currently have about 8 checks that we are pretty sure Debby wrote and James signed in the last year of his life. This has not occurred the years prior to 2016 because James was always very guarded with his checkbook and did not allow anyone (except Peter) to touch, let alone write any checks. Rita/Reinhard also filled out James' checks in April 2017 and did something we would like to know the answer to (this one is definitely elder abuse). Do you have any references for or experience with a handwriting expert? How would this work in court?

thanks,
-SYH

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Mon, Jul 30, 2018 at 10:01 PM

Hi Shan-Yuan –

We can and should ask Debby about the gift letter at the next session of her deposition. I would be surprised (but not shocked) if she denies knowledge of the gift letter. It will damage her credibility yet further. The judge would roll his/her eyes at that claim.

In terms of handwriting experts, there are a handful of top notch ones. I've worked with two of the best. We will want to really think about and discuss whether it is essential to our case to justify the expense of going that route. I suggest we revisit after the next session of Debby's deposition. In terms of how it works, handwriting experts are pros. They are like a college professor, you wind them up with easy questions, and they have exhibits and big displays where they show the judge why this signature doesn't match that one, etc. But with their fees and the legal work related to what they do, it will easily add \$50-75K to the case.

Best,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Wed, Aug 1, 2018 at 3:46 PM

Hi John,

I'm pretty sure Carol will catch this typo, but here it is all the same: P. 2, Line 16 says "227 Fulton" when it should be "229 Fulton."

Thanks,
Peter

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

350 Pinole Road
Burlingame, CA 94010
www.ayhmh.com

650.312.5566
650.312.5593 Fax

image001.png
25K

image001.png

E-MAIL 1378

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

image001.png
25K

John Minton <jminton@ayhmh.com>

Wed, Aug 1, 2018 at 4:21 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Good catch, thank you.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Mon, Sep 17, 2018 at 11:12 AM

Hi John,

Can you kindly send us your recommended list of handwriting experts--we've decided to use them.

Thanks,
Peter

On Mon, Jul 30, 2018 at 10:01 PM John Minton <jminton@ayhmh.com> wrote:

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

image001.png
25K

E-MAIL 1379

Mon, Sep 17, 2018 at 12:49 PM

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Hi Peter –

The two go-to people are David Moore (<http://www.mooredocs.com/>) and Lloyd Cunningham (Mr. Cunningham doesn't have a website, but you can read about him if you Google him).

Note that these experts do not typically deal directly with the parties themselves; they work with counsel. Once you've researched them, please let me know who you might like to retain.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1380

1 ANDERSON YAZDI HWANG MINTON + HORN LLP
2 John D. Minton (Bar No. 223823)
3 Daniel E. Lassen (Bar No. 271446)
350 Primrose Road
3 Burlingame, California 94010
3 Telephone: (650) 212-5900
4 Facsimile: (650) 212-5999

5 Attorneys for Petitioner and Trustee
Peter C. Ho

8 SUPERIOR COURT OF CALIFORNIA
9 COUNTY OF SAN MATEO

11 In Re the Matter of

No. 17-PRO-00973

12 TRUST A UNDER THE JAMES F. HO
13 AND GRACE C. HO DECLARATION
13 OF TRUST DATED SEPTEMBER 11,
14 1992, as amended

DECLARATION OF GEOFREY D. GARCIA

15 PETER C. HO, TRUSTEE OF TRUST A
16 OF THE JAMES F. HO AND GRACE C.
17 HO DECLARATION OF TRUST DATED
17 SEPTEMBER 11, 1992,

18 Petitioner,

19 vs.

20 DEBBY CHANG, and DOES 1 through
20, inclusive,

21 Respondents.

1 I, Geofrey D. Garcia, declare as follows:

2 1. I am a mortgage consultant at Sterling Bank & Trust, FSB, in San Mateo, California.

3 2. In February 2017, I met with Debby Chang regarding her application for a residential
4 loan from Sterling Bank & Trust to finance the purchase of a single family residence located at
5 229 Fulton Street, Redwood City, California. I met with Ms. Chang alone to have a face to face
6 conversation about her creditability. I did not communicate with James Ho at any time. Based
7 on the information Ms. Chang provided, I recommended that Ms. Chang receive a loan of
8 \$1,135,000.

9 3. An essential part of evaluating Ms. Chang's application was determining whether Ms.
10 Chang had sufficient cash flow to make monthly mortgage payments. During our conversation,
11 Ms. Chang told me that she was currently employed with Evergreen Life Company where she
12 had been a sales executive and had done the company's accounting for the past five years. She
13 also told me that she received gross monthly employment income from Evergreen Life Company
14 of \$18,500.00. Ms. Chang also stated that James Ho was her husband, and that they were then
15 sharing one room in one of her rental properties and sharing the rest of the house with tenants.
16 She stated that she wanted to buy 227 Fulton Street so that she and her husband could live there
17 alone. I relied on Ms. Chang's statements during our conversation to recommend that she
18 receive the loan. I prepared a loan summary letter dated February 22, 2017 regarding my
19 conversation with Ms. Chang. A true and correct copy of the loan summary letter is attached as
20 **Exhibit A.** All the information in the third paragraph of the loan summary was provided by Ms.
21 Chang.

22 4. I entered the information Ms. Chang provided during our conversation into a Uniform
23 Residential Loan Application. A true and correct copy of that application is attached as **Exhibit**
24 **B.** All of the information entered into the application was provided by Ms. Chang.

25 5. Ms. Chang also provided verification of her employment with Evergreen Life
26 Company consistent with the information she provided in our face to face meeting. A true and
27 correct copy of the verification is attached as **Exhibit C.** I relied on this verification to
28 recommend providing the loan to Ms. Chang.

1 6. Ms. Chang also provided a letter of explanation of three large deposits into her Chase
2 Bank account. She stated that deposits of \$10,000 on February 27, 2017 and \$9,100 on February
3 13, 2017 were part of her regular employment income and bonus from Evergreen Life Company.
4 She also stated that a deposit of \$1,100,000 on February 22, 2017 was a gift from her husband,
5 James Ho. Further, she stated that she wanted to buy the 229 Fulton Street property because it
6 was closer to her clients at Evergreen Life Company. She also stated that she and her husband
7 were sharing a home with tenants, and she wanted to buy 229 Fulton Street so they could live
8 somewhere alone. I entered all this information into a letter of explanation, which Ms. Chang
9 reviewed and signed. A true and correct copy of the letter of explanation dated March 14, 2017
10 is attached as **Exhibit D**. I relied on this letter of explanation to recommend that Ms. Chang
11 receive the loan.

12 I declare under penalty of perjury pursuant to the laws of the State of California that the
13 foregoing is true and correct.

14 Executed July , 2018, at Burlingame, California.

Geofrey D. Garcia

51476-00001\WorkSite\9289259.2

EXHIBIT A

Sterling Bank & Trust, FSB
Advantage Home Loan Program

Loan Summary

Date: 02/22/2017
Loan #: 1702000571

Loan Amount: \$\$1,135,000
Terms: 3/1 ARM – Primary

To Whom It May Concern:

The aim of this letter is to indicate the creditability of Debby Chang for the Sterling Bank Advantage Home Loan Program.

I am convinced that Debby Chang is competent for the loan amount requested after my conversation with her face to face.

Debby Chang is a hard working individual and has been working as a sales executive and also doing the accounting for her employer. Debby Chang has been with the company since 2012. Borrower has also other rental properties that provided her a decent cash flow. Her current residence are currently rented for the past years and she's only living on one of the room sharing with the tenants. Debby Chang want to purchase the subject property so she and her husband have their own place to stay on their own.

I request and support the approval of this loan with the borrower's employment stability, and decent down payment and excellent credit history.

Best,



Geofrey Garcia

Mortgage Consultant-NMLS# 1066314
Sterling Bank & Trust, FSB
1210 Broadway Ave. Burlingame, CA 94010
ggarcia@sterlingbank.com



Debby Chang

EXHIBIT B

Sterling Bank & Trust, FSB
Uniform Residential Loan Application

This application is designed to be completed by the applicant(s) with the Lender's assistance. Applicants should complete this form as "Borrower" or "Co-Borrower", as applicable. Co-Borrower information must also be provided (and the appropriate box checked) when the income or assets of a person other than the Borrower (including the Borrower's spouse) will be used as a basis for loan qualification or the income or assets of the Borrower's spouse or other person who has community property rights pursuant to state law will not be used as a basis for loan qualification, but his or her liabilities must be considered because the spouse or other person has community property rights pursuant to applicable law and Borrower resides in a community property state, the security property is located in a community property state, or the Borrower is relying on other property located in a community property state as a basis for repayment of the loan.

If this is an application for joint credit, Borrower and Co-Borrower each agree that we intend to apply for joint credit (sign below).

Borrower		Co-Borrower			
I. TYPE OF MORTGAGE AND TERMS OF LOAN					
Mortgage <input type="checkbox"/> VA <input checked="" type="checkbox"/> Conventional <input type="checkbox"/> Other (explain):		Agency Case Number			
Applied for: <input type="checkbox"/> FHA <input type="checkbox"/> USDA/Rural Housing Service		Lender Case Number 1702000571			
Amount \$ 1,135,000.00	Interest Rate 5.625 %	No. of Months 360	Amortization <input type="checkbox"/> Fixed Rate <input type="checkbox"/> Other (explain): <input type="checkbox"/> GPM <input checked="" type="checkbox"/> ARM (type): 3/1 ADV		
II. PROPERTY INFORMATION AND PURPOSE OF LOAN					
Subject Property Address (street, city, state, & ZIP) 229 FULTON, Redwood City, CA 94062 County: San Mateo			No. of Units		
Legal Description of Subject Property (attach description if necessary)			Year Built		
Purpose of Loan: <input checked="" type="checkbox"/> Purchase <input type="checkbox"/> Construction <input type="checkbox"/> Other (explain): <input type="checkbox"/> Refinance <input type="checkbox"/> Construction-Permanent			Property will be: <input checked="" type="checkbox"/> Primary <input type="checkbox"/> Secondary <input type="checkbox"/> Investment Residence Residence		
Complete this line if construction or construction-permanent loan.					
Year Lot Acquired	Original Cost \$	Amount Existing Liens \$	(a) Present Value of Lot \$		
			(b) Cost of Improvements \$		
			Total (a+b) \$		
Complete this line if this is a refinance loan.					
Year Acquired	Original Cost \$	Amount Existing Liens \$	Purpose of Refinance		
			Describe Improvements <input type="checkbox"/> made <input type="checkbox"/> to be made Cost \$		
Title will be held in what Name(s) DEBBY CHANG			Manner in which Title will be held		
Source of Down Payment, Settlement Charges and/or Subordinate Financing (explain)			Estate will be held in: <input checked="" type="checkbox"/> Fee Simple <input type="checkbox"/> Leasehold (show expiration date)		
Borrower		Co-Borrower			
Borrower's Name (include Jr. or Sr. if applicable) DEBBY CHANG		Co-Borrower's Name (include Jr. or Sr. if applicable)			
Social Security Number 559-23-9785	Home Phone (incl. area code) 510-236-9727	DOB (MM/DD/YYYY) 06/02/1939	Yrs. School //		
<input type="checkbox"/> Married <input checked="" type="checkbox"/> Unmarried (include single, divorced, widowed)	Dependents (not listed by Co-Borrower) no. ages	<input type="checkbox"/> Married <input type="checkbox"/> Unmarried (include single, divorced, widowed)	Dependents (not listed by Borrower) no. ages		
<input type="checkbox"/> Separated		<input type="checkbox"/> Separated			
Present Address (street, city, state, ZIP) 1319 BREWSTER CT El Cerrito, CA 94530	<input checked="" type="checkbox"/> Own <input type="checkbox"/> Rent	No. Yrs. 15Y	Present Address (street, city, state, ZIP) No. Yrs.		
Mailing Address, if different from Present Address 1319 BREWSTER CT El Cerrito, CA 94530		Mailing Address, if different from Present Address			
If residing at present address for less than two years, complete the following:					
Former Address (street, city, state, ZIP)	<input type="checkbox"/> Own <input type="checkbox"/> Rent	No. Yrs.	Former Address (street, city, state, ZIP) No. Yrs.		
IV. EMPLOYMENT INFORMATION					
Name & Address of Employer EVERGREEN LIFE COMPANY 600 CLAYTON AVE El Cerrito, CA 94530	<input type="checkbox"/> Self Employed	Yrs. on this job 5Y	Name & Address of Employer	<input type="checkbox"/> Self Employed	Yrs. on this job
		<input type="checkbox"/> Yrs. employed in this line of work/profession			<input type="checkbox"/> Yrs. employed in this line of work/profession
Position/Title/Type of Business SALES EXECUTIVE AND ACCOUNTIN	Business Phone (incl. area code)		Position/Title/Type of Business	Business Phone (incl. area code)	
If employed in current position for less than two years or if currently employed in more than one position, complete the following:					



Sterling Bank & Trust, FSB

Borrower		IV. EMPLOYMENT INFORMATION			Co-Borrower	
Name & Address of Employer		<input type="checkbox"/> Self Employed	Dates (from-to)	Name & Address of Employer	<input type="checkbox"/> Self Employed	Dates (from-to)
			Monthly Income \$			
Position/Title/Type of Business		Business Phone (incl. area code)		Position/Title/Type of Business		Business Phone (incl. area code)
Name & Address of Employer		<input type="checkbox"/> Self Employed	Dates (from-to)	Name & Address of Employer	<input type="checkbox"/> Self Employed	Dates (from-to)
			Monthly Income \$			
Position/Title/Type of Business		Business Phone (incl. area code)		Position/Title/Type of Business		Business Phone (incl. area code)

V. MONTHLY INCOME AND COMBINED HOUSING EXPENSE INFORMATION						
Gross Monthly Income	Borrower	Co-Borrower	Total	Combined Monthly Housing Expense	Present	Proposed
Base Empl. Income*	\$ 18,500.00	\$	\$ 18,500.00	Rent	\$	
Overtime				First Mortgage (P&I)	2,111.00	\$ 6,533.70
Bonuses				Other Financing (P&I)		
Commissions				Hazard Insurance	100.00	189.17
Dividends/Interest				Real Estate Taxes	550.00	2,048.75
Net Rental Income	2,101.00		2,101.00	Mortgage Insurance		
Other (before completing, see the notice in "describe other income," below)				Homeowner Assn. Dues		
Total	\$ 20,601.00	\$	\$ 20,601.00	Other:		0.00
				Total	\$ 2,761.00	\$ 8,771.62

* Self Employed Borrower(s) may be required to provide additional documentation such as tax returns and financial statements.

Described Other Income Notice: Alimony, child support, or separate maintenance income need not be revealed if the Borrower (B) or Co-Borrower (C) does not choose to have it considered for repaying this loan.

B/C	Monthly Amount
SS/PENSION INCOME	\$ 2,100.00

VI. ASSETS AND LIABILITIES

This Statement and any applicable supporting schedules may be completed jointly by both married and unmarried Co-Borrowers if their assets and liabilities are sufficiently joined so that the Statement can be meaningfully and fairly presented on a combined basis; otherwise separate Statements and Schedules are required. If the Co-Borrower section was completed about a non-applicant spouse or other person, this Statement and supporting schedules must be completed about that spouse or other person also.

Completed Jointly Not Jointly

ASSETS	Cash or Market Value	Liabilities and Pledged Assets. List the creditor's name, address and account number for all outstanding debts, including automobile loans, revolving charge accounts, real estate loans, alimony, child support, stock pledges, etc. Use continuation sheet, if necessary. Indicate by (*) those liabilities which will be satisfied upon sale of real estate owned or upon refinancing of the subject property.		
		LIABILITIES	Monthly Payment & Months Left to Pay	Unpaid Balance
<i>List checking and savings accounts below</i>		Name and address of Company OCWEN LOAN SERVICING L.	\$ Payment/Months	\$
Name and address of Bank, S&L, or Credit Union STERLING BANK		12650 INGENUITY DR ORLANDO, FL 32826	3,692.00 224	614,648.00
Acct. no. 7440074607		Acct. no. 8673316594523		
Acct. no. \$ 1,100,000.00		Name and address of Company QUICKEN LOANS, INC.	\$ Payment/Months	\$
Name and address of Bank, S&L, or Credit Union		1050 WOODWARD AVE DETROIT, MI 48226	2,111.00 291	361,217.00
Acct. no. 8673316594523		Acct. no. 419401503556		
Acct. no. \$		Name and address of Company JPMORGAN CHASE BANK	\$ Payment/Months	\$
Name and address of Bank, S&L, or Credit Union		PO BOX 24696 COLUMBUS, OH 43224	511.00 0	199,123.00
Acct. no. 419401503556				



Sterling Bank & Trust, FSB

VI. ASSETS AND LIABILITIES (cont.)				
Acct. no.	\$	Name and address of Company	\$ Payment/Months	\$
Name and address of Bank, S&L, or Credit Union		CHASE CARD	25.00	278.00
		PO BOX 15298 WILMINGTON, DE 19850	12	
		Acct. no. 426684138414		
Acct. no.	\$	Name and address of Company	\$ Payment/Months	\$
Stocks & Bonds (Company name/number & description)	\$	CITICARDS CBNA	201.00	201.00
		PO BOX 6190 SIOUX FALLS, SD 57117	1	
		Acct. no. 4100390520015799		
Life insurance net cash value	\$	Name and address of Company	\$ Payment/Months	\$
Face amount: \$				
Subtotal Liquid Assets	\$ 1,100,000.00			
Real estate owned (enter market value from schedule of real estate owned)	\$ 2,850,000.00	Acct. no.		
Vested interest in retirement fund	\$	Name and address of Company	\$ Payment/Months	\$
Net worth of business(es) owned (attach financial statement)	\$			
Automobiles owned (make and year)	\$	Acct. no.		
Other Assets (itemize)	\$	Alimony/Child Support/Separate Maintenance Payments Owed to:	\$	
		Job-Related Expense (child care, union dues, etc.)	\$	
		Total Monthly Payments	\$ 6,540.00	
Total Assets a.	\$ 3,950,000.00	Net Worth (a minus b)	\$ 2,774,533.00	Total Liabilities b. \$ 1,175,467.00

Schedule of Real Estate Owned (If additional properties are owned, use continuation sheet.)

Property Address (enter S if sold, PS if pending sale or R if rental being held for income)		Type of Property	Present Market Value	Amount of Mortgages & Liens	Gross Rental Income	Mortgage Payments	Insurance, Maintenance, Taxes & Misc.	Net Rental Income
1627 MCCOLLUM ST Los Angeles, CA 90026	R	2-4	\$ 1,500,000.00	\$ 614,648.00	\$ 7,245.00	\$ 3,692.00	\$ 1,185.00	\$ 557
1319 BREWSTER CT El Cerrito, CA 94530	R	SFR	1,350,000.00	361,217.00	6,000.00	2,111.00	845.00	1,544
	Totals		\$ 2,850,000.00	\$ 975,865.00	\$ 13,245.00	\$ 5,803.00	\$ 2,030.00	\$ 2,101

List any additional names under which credit has previously been received and indicate appropriate creditor name(s) and account number(s):

Alternate Name

Creditor Name

Account Number

VII. DETAILS OF TRANSACTION

VIII. DECLARATIONS

a. Purchase Price	\$ 2,235,000.00
b. Alterations, improvements, repairs	
c. Land (if acquired separately)	
d. Refinance (incl. debts to be paid off)	
e. Estimated prepaid items	5,424.30
f. Estimated closing costs	15,392.45
g. PMI, MIP, Funding Fee	
h. Discount (if Borrower will pay)	
i. Total costs (add items a through h)	2,255,816.75
j. Subordinate financing	
k. Borrower's closing costs paid by Seller	

If you answer "Yes" to any questions a through i, please use continuation sheet for explanation.

- a. Are there any outstanding judgments against you?
 - b. Have you been declared bankrupt within the past 7 years?
 - c. Have you had property foreclosed upon or given title or deed in lieu thereof in the last 7 years?
 - d. Are you a party to a lawsuit?
 - e. Have you directly or indirectly been obligated on any loan which resulted in foreclosure, transfer of title in lieu of foreclosure, or judgment? (This would include such loans as home mortgage loans, SBA loans, home improvement loans, educational loans, manufactured (mobile) home loans, any mortgage, financial obligation bond, or loan guarantee. If "Yes," provide details, including date, name and address of Lender, FHA or VA case number, if any, and reason for the action.)

Uniform Residential Loan Application
Freddie Mac Form 65 7/05 (rev.6/09)



VII. DETAILS OF TRANSACTION		VIII. DECLARATIONS			
I. Other Credits (explain) LenderCredit	0.00	If you answer "Yes" to any questions a through i, please use continuation sheet for explanation.		Borrower	Co-Borrower
m. Loan amount (exclude PMI, MIP, Funding Fee financed)	1,135,000.00	f. Are you presently delinquent or in default on any Federal debt or any other loan, mortgage, financial obligation, bond or loan guarantee? If "Yes," give details as described in the preceding question.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
n. PMI, MIP, Funding Fee financed		g. Are you obligated to pay alimony, child support, or separate maintenance?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
o. Loan amount (add m & n)	1,135,000.00	h. Is any part of the down payment borrowed?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
p. Cash from /to Borrower (subtract j, k, l & o from i)	1,120,816.75	i. Are you a co-maker or endorser on a note?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
		j. Are you a U.S. citizen?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
		k. Are you a permanent resident alien?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
		l. Do you intend to occupy the property as your primary residence? If "Yes," complete question m below.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
		m. Have you had an ownership interest in a property in the last three years? (1) What type of property did you own – principal residence (PR), second home (SH), or investment property (IP)? (2) How did you hold title to the home – solely by yourself (S), jointly with your spouse (SP), or jointly with another person (O)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
				PR	
				S	

IX. ACKNOWLEDGEMENT AND AGREEMENT

Each of the undersigned specifically represents to Lender and to Lender's actual or potential agents, brokers, processors, attorneys, insurers, servicers, successors and assigns and agrees and acknowledges, that: (1) the information provided in this application is true and correct as of the date set forth opposite my signature and that any intentional or negligent misrepresentation of this information contained in this application may result in civil liability, including monetary damages, to any person who may suffer any loss due to reliance upon any misrepresentation that I have made on this application, and/or in criminal penalties including, but not limited to, fine or imprisonment or both under the provisions of Title 18, United States Code, Sec. 1001, et seq.; (2) the loan requested pursuant to this application (the "Loan") will be secured by a mortgage or deed of trust on the property described in this application; (3) the property will not be used for any illegal or prohibited purpose or use; (4) all statements made in this application are made for the purpose of obtaining a residential mortgage loan; (5) the property will be occupied as indicated in this application; (6) the Lender, its servicers, successors or assigns may retain the original and/or electronic record of this application, whether or not the Loan is approved; (7) the Lender and its agents, brokers, insurers, servicers, successors and assigns may continuously rely on the information contained in the application, and I am obligated to amend and/or supplement the information provided in this application if any of the material facts that I have represented herein should change prior to closing of the Loan; (8) in the event that my payments on the Loan become delinquent, the Lender, its servicers, successors or assigns may, in addition to any other rights and remedies that it may have relating to such delinquency, report my name and account information to one or more consumer reporting agencies; (9) ownership of the Loan and/or administration of the Loan account may be transferred with such notice as may be required by law; (10) neither Lender nor its agents, brokers, insurers, servicers, successors or assigns has made any representation or warranty, express or implied, to me regarding the property or the condition or value of the property; and (11) my transmission of this application as an "electronic record" containing my "electronic signature," as those terms are defined in applicable federal and/or state laws (excluding audio and video recordings), or my facsimile transmission of this application containing a facsimile of my signature, shall be as effective, enforceable and valid as if a paper version of this application were delivered containing my original written signature.

Acknowledgement: Each of the undersigned hereby acknowledges that any owner of the Loan, its servicers, successors and assigns, may verify or reverify any information contained in this application or obtain any information or data relating to the Loan, for any legitimate business purpose through any source, including a source named in this application or a consumer reporting agency.

X. INFORMATION FOR GOVERNMENT MONITORING PURPOSES

X. INFORMATION FOR GOVERNMENT MONITORING PURPOSES

The following information is requested by the Federal Government for certain types of loans related to a dwelling in order to monitor the lender's compliance with equal credit opportunity, fair housing and home mortgage disclosure laws. You are not required to furnish this information, but are encouraged to do so. The law provides that a lender may not discriminate either on the basis of this information, or on whether you choose to furnish it. If you furnish the information, please provide both ethnicity and race. For race, you may check more than one designation. If you do not furnish ethnicity, race, or sex, under Federal regulations, this lender is required to note the information on the basis of visual observation and surname if you have made this application in person. If you do not wish to furnish the information, please check the box below. (Lender must review the above material to assure that the disclosures satisfy all requirements to which the lender is subject under applicable state law for the particular type of loan applied for.)

BORROWER	<input type="checkbox"/> I do not wish to furnish this information.	CO-BORROWER	<input type="checkbox"/> I do not wish to furnish this information.
Ethnicity:	<input checked="" type="checkbox"/> Hispanic or Latino <input type="checkbox"/> Not Hispanic or Latino	Ethnicity:	<input type="checkbox"/> Hispanic or Latino <input type="checkbox"/> Not Hispanic or Latino
Race:	<input type="checkbox"/> American Indian or Alaska native <input checked="" type="checkbox"/> Asian <input type="checkbox"/> Black or African American <input type="checkbox"/> Native Hawaiian or Other Pacific Islander <input type="checkbox"/> White	Race:	<input type="checkbox"/> American Indian or Alaska native <input type="checkbox"/> Asian <input type="checkbox"/> Black or African American <input type="checkbox"/> Native Hawaiian or Other Pacific Islander <input type="checkbox"/> White
Sex:	<input checked="" type="checkbox"/> Female <input type="checkbox"/> Male	Sex:	<input type="checkbox"/> Female <input type="checkbox"/> Male

To be Completed by Loan Originator:

This information was provided:

- In a face-to-face interview
 In a telephone interview
 By the applicant and submitted by fax or mail
 By the applicant and submitted via e-mail or the Internet

Loan Originator's Signature 		Date 2/22/17
Loan Originator's Name (print or type) Geofrey D. Garcia	Loan Originator Identifier 1066314	Loan Originator's Phone Number (including area code) 650-685-6430
Loan Origination Company's Name Sterling Bank & Trust, FSB	Loan Origination Company Identifier 409418	Loan Origination Company's Address One Towne Square, Suite 1900 Southfield, MI 48076

DEBBY CHANG



Sterling Bank & Trust, FSB

Continuation Sheet/Residential Loan Application

Use this continuation sheet if you
need more space to complete the
Residential Loan Application.
Mark B for Borrower or C for
Co-Borrower.

Borrower:
DEBBY CHANG

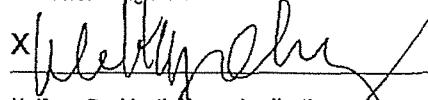
Agency Case Number:

Co-Borrower:

Lender Case Number:
1702000571

I/We fully understand that it is a Federal crime punishable by fine or imprisonment, or both, to knowingly make any false statements concerning any of the above facts as applicable under the provisions of Title 18, United States Code, Section 1001, et seq.

Borrower's Signature:



Date

2/22/11

Co-Borrower's Signature:

X

Date

Uniform Residential Loan Application
Freddie Mac Form 65 7/05 (rev.6/09)

1003 Page 5 (Letter) ~ 04/2010 ~ Encompass360®

Page 5 of 5



Fannie Mae Form 1003 7/05 (rev.6/09)

E-MAIL 1391

EXHIBIT C

Request for Verification of Employment

1702000571

Privacy Act Notice: This information is to be used by the agency collecting it or its assignees in determining whether you qualify as a prospective mortgagor under its program. It will not be disclosed outside the agency except as required and permitted by law. You do not have to provide this information, but if you do not your application for approval as a prospective mortgagor or borrower may be delayed or rejected. The information requested in this form is authorized by Title 38, USC, Chapter 37 (if VA); by 12 USC, Section 1701 et seq. (if HUD/FHA); by 42 USC, Section 1452b (if HUD/CPD); and Title 42 USC, 1471 et. seq., or 7 USC, 1921 et seq. (if USDA/FmHA).

Instructions: Lender – Complete items 1 through 7. Have applicant complete item 8. Forward directly to employer named in item 1.
 Employer – Please complete either Part II or Part III as applicable. Complete Part IV and return directly to lender named in item 2.
 The form is to be transmitted directly to the lender and is not to be transmitted through the applicant or any other party.

Part I - Request

1. To (Name and address of employer) EVERGREEN LIFE COMPANY 600 CLAYTON AVE El Cerrito, CA 94530	2. From (Name and address of lender) Geofrey D. Garcia Sterling Bank & Trust, FSB One Towne Square, Suite 1900 Southfield, MI 48076 Phone 650-685-6430
	Fax 245-286-4219

I certify that this verification has been sent directly to the employer and has not passed through the hands of the applicant or any other interested party.

3. Signature of Lender 	4. Title Mortgage Consultants	5. Date 3/10/2017	6. Lender's Number (Optional) 1702000571
----------------------------	----------------------------------	----------------------	---

I have applied for a mortgage loan and stated that I am now or was formerly employed by you. My signature below authorizes verification of this information.

7. Name and Address of Applicant (include employee or badge number) DEBBY CHANG 1319 BREWSTER CT, El Cerrito, CA 94530	8. Signature of Applicant See attached borrower's authorization
--	--

Part II – Verification of Present Employment

9. Applicant's Date of Employment Jan. 9, 2012	10. Present Position Sales Executive/Accounting	11. Probability of Continued Employment Yes
12A. Current Gross Base Pay (Enter Amount and Check Period) \$18,500 \$ Monthly Weekly		13. For Military Personnel Only Pay Grade Type Base Pay Rations
		14. If Overtime or Bonus is Applicable, Is Its Continuance Likely? Overtime <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Bonus <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
12B. Gross Earnings Type Base Pay Overtime Commissions Bonus Total		15. If paid hourly – average hours per week N/A 16. Date of applicant's next pay increase N/A 17. Projected amount of next pay increase N/A 18. Date of applicant's last pay increase 19. Amount of last pay increase N/A

20. Remarks (If employee was off work for any length of time, please indicate time period and reason)

Part III – Verification of Previous Employment

21. Date Hired	23. Salary/Wage at Termination Per (Year) (Month) (Week)			
22. Date Terminated	Base	Overtime	Commissions	Bonus
24. Reason for Leaving	25. Position Held			

Part IV – Authorized Signature - Federal statutes provide severe penalties for any fraud, intentional misrepresentation, or criminal connivance or conspiracy purposed to influence the issuance of any guaranty or insurance by the VA Secretary, the U.S.D.A., FmHA/FHA Commissioner, or the HUD/CPD Assistant Secretary.

26. Signature of Employer 	27. Title (Please print or type) Owner	28. Date 03/11/17
29. Please print or type name signed in Item 26. Shiow-Yuh Tsai	30. Phone No. (408) 417-5445	

Fannie Mae
Form 1005 July 96

EXHIBIT D

03/14/2017

Letter of Explanation

Large Deposits Chase Bank Account

02.27 \$10,000 Part of my income and Bonus

02/13 \$9,100 Part of my income and Bonus

Sterling Bank Account

02/22 \$1,100,000 Gift from my husband.

To whom it may concern:

Let me express my motivation to purchase the 229 Fulton St Redwood City, Ca property. I've been renting my current residence for the past few years already and I've been staying on one of the room so my husband and I decided to finally move out of the property and purchase a new one for our self. The subject property is much closer to transportation and to medical facilities. The neighborhood is also much nicer and more peaceful. Most of my clients are also in the peninsula area so it's closer to the property and easier for me to drive around. Thank you so much and I am looking forward for your approval for my request.

Sincerely,


Debby Chang



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

4 messages

Carol Loza <cloza@ayhmh.com>

Tue, Jul 31, 2018 at 11:37 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

We are in receipt of the J.P. Morgan Chase records and are printing them out now ... We received the records via Dropbox ... Would you like me to email you pdfs of the records as they were sent ... or would you prefer that I email pdfs once they are in date order?

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Jul 31, 2018 at 12:14 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Carol,

Date-order please.

Thanks,

E-MAIL 1396

Peter

[Quoted text hidden]

2 attachments



380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Thu, Aug 2, 2018 at 12:39 PM

Hi Carol,

Can you forward me the dropbox link where Chase deposited their original pdfs? I need to do a lot of cutting and pasting from the credit card statements, and I'd like to see if their pdfs were generated (yay) or scanned (booh).

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Aug 2, 2018 at 12:43 PM

Hi Peter:

You will not be able to access the documents if I send the link to you. I will have James Hajik of County Legal send the Dropbox link to you.

All of the documents produced are in date order ... we are in the process of copying them all now and will then scan and send them to you. We'll do our best to get them to you, Shan-Yuan and Della tomorrow.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

E-MAIL 1397



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Thursday, August 02, 2018 12:40 PM
To: Carol Loza
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

Can you forward me the dropbox link where Chase deposited their original pdfs? I need to do a lot of cutting and pasting from the credit card statements, and I'd like to see if their pdfs were generated (yay) or scanned (booh).

Thanks,

Peter

On Tue, Jul 31, 2018 at 12:14 PM Peter C. Ho <peter.ho@alumni.stanford.edu> wrote:

Hi Carol,

Date-order please.

Thanks,

Peter

On Tue, Jul 31, 2018 at 11:37 AM Carol Loza <cloza@ayhmh.com> wrote:

Good Morning:

We are in receipt of the J.P. Morgan Chase records and are printing them out now ... We received the records via Dropbox ... Would you like me to email you pdfs of the records as they were sent ... or would you prefer that I email pdfs once they are in date order?

Kind regards,

E-MAIL 1398

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1399

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1607532290178875615&simpl=msg-f%3A16075322...> 4/4



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com> Wed, Aug 1, 2018 at 10:31 AM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

Attached is Volume II of Debby's deposition which took place on July 18, 2018.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
Direct Phone: 650.212.5905
Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 7-18-18 Deposition of Debby Chang - Volume II.PDF
3519K

E-MAIL 1400



Peter Ho <peter.ho@gmail.com>

FW: James Hajik shared "Chase - Copy.pdf" with you

3 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Aug 2, 2018 at 12:48 PM

Peter:

On second thought, here's the link ... If you are unable to access the documents, please let me know and I'll have someone from County Legal send the link to you.

Carol



Hi John,

James Hajik (orders@countylegalsvc.com) invited you to view the file "**Chase - Copy.pdf**" on Dropbox.

[View file](#)

Enjoy!

The Dropbox team

James and others will be able to see when you view this file. Other files shared with you through Dropbox may also show this info. [Learn more](#) in our help center.

ANDERSON YAZDI
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
650.212.5900
650.212.5999 Fax
www.andersonyazdi.com

image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Thu, Aug 2, 2018 at 12:53 PM

Hi Carol,

jminton@ayhmh.com has access, but not my login (peter.ho@gmail.com), so please have County Legal send a link to me after giving me access.

Thanks,
Peter

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Aug 2, 2018 at 12:54 PM

Will do.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Thursday, August 02, 2018 12:54 PM

E-MAIL 1402

7/29/2020

Gmail - FW: James Hajik shared "Chase - Copy.pdf" with you

To: Carol Loza

Subject: Re: FW: James Hajik shared "Chase - Copy.pdf" with you

Hi Carol,

jminton@ayhmh.com has access, but not my login (peter.ho@gmail.com), so please have County Legal send a link to me after giving me access.

Thanks,

Peter

On Thu, Aug 2, 2018 at 12:49 PM Carol Loza <cloza@ayhmh.com> wrote:

Peter:

On second thought, here's the link ... If you are unable to access the documents, please let me know and I'll have someone from County Legal send the link to you.

Carol

Hi John,

James Hajik (orders@countylegalsvc.com) invited you to view the file "**Chase - Copy.pdf**" on Dropbox.

[View file](#)

Enjoy!

The Dropbox team

*James and others will be able to see when you view this file.
Other files shared with you through Dropbox may also show
this info. [Learn more](#) in our help center.*

E-MAIL 1403

7/29/2020

Gmail - FW: James Hajik shared "Chase - Copy.pdf" with you

© 2018 Dropbox

||

E-MAIL 1404

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1607717975275869020&simpl=msg-f%3A16077179...> 4/4



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang - JP Morgan 1 [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Fri, Aug 3, 2018 at 12:38 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

This is the first in a series of 15 emails I will be sending you, transmitting the J.P. Morgan Chase documents. The documents are all in chronological order.

Attached are the 2002 documents.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_JP Morgan Chase Production - 2002.PDF
1055K

E-MAIL 1405



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang - JP Morgan 16

2 messages

Carol Loza <cloza@ayhmh.com>

Fri, Aug 3, 2018 at 12:52 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

This is the final email transmission ... Here is 2017 ...

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_JP Morgan Chase Production - 2017.PDF
6046K

Shan-Yuan Ho <shanyuan@gmail.com>

Fri, Aug 3, 2018 at 6:11 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Carol,

This 2017 ends in August 2017 (our father was still alive at this time. We need the rest of 2017 and I believe we can ask to the present. Could you please ask Chase to send us the rest of the statements up to date? We also need all the

E-MAIL 1406

deposit information into the accounts as well. Thanks!

Thank you for the excellent compilation,

Shan-Yuan

[Quoted text hidden]



Peter Ho <peter.ho@gmail.com>

RE: Ho vs. Chang - JP Morgan 16 [IWOV-WorkSite.FID72092]

4 messages

Carol Loza <cloza@ayhmh.com>

Sat, Aug 4, 2018 at 9:08 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

The date range for the records we subpoenaed was January 1, 2003 through September 5, 2017. J.P. Morgan Chase produced what we asked for ... The only way to get the additional records now is to subpoena them. I'll do my best to get the subpoena out on Monday.

Have a nice weekend ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Friday, August 03, 2018 6:12 PM

E-MAIL 1408

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1607885314621646182&simpl=msg-f%3A16078853...> 1/4

To: Carol Loza
Cc: Peter C. Ho; Della N. Lau; John Minton; Daniel E. Lassen
Subject: Re: Ho vs. Chang - JP Morgan 16

Hi Carol,

This 2017 ends in August 2017 (our father was still alive at this time. We need the rest of 2017 and I believe we can ask to the present. Could you please ask Chase to send us the rest of the statements up to date? We also need all the deposit information into the accounts as well. Thanks!

Thank you for the excellent compilation,

Shan-Yuan

On Fri, Aug 3, 2018 at 12:52 PM, Carol Loza <cloza@ayhmh.com> wrote:

This is the final email transmission ... Here is 2017 ...

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
To: Carol Loza <cloza@ayhmh.com>

Mon, Aug 6, 2018 at 9:44 AM

E-MAIL 1409

7/29/2020

Gmail - RE: Ho vs. Chang - JP Morgan 16 [IWOV-WorkSite.FID72092]

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Hi Carol,

For the Chase subpoenaed documents, in addition to all deposit information (deposited check images, deposit, slips, etc.), we also need all wire instructions and EPAY out information (there were large amounts of money, e.g. \$13,000, \$10,000, \$8,000, \$4,000, etc. transferred out of Debby's personal account -- these funds traveled very quickly from James' individual account --> James&Debby joint account --> Debby's individual account --> EPAY out), so we need to see where the funds eventually landed. Peter or Della will send a detailed list shortly with the transaction numbers and Tel ID, because I'm flying out in 32 hours and too much to take care before I leave. For all future bank subpoenas, we need to additionally add "all deposit related documents, e.g., deposited checks, deposit slips, etc." and ask to the present. The reason is that Trust A money is still being used to pay the 229 Fulton mortgage even after James' death.

Thanks,
Shan-Yuan

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Mon, Aug 6, 2018 at 9:57 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Hi Shan-Yuan:

We'll take care of it.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Aug 13, 2018 at 12:46 AM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Hi Carol,

Please send Chase a new subpoena with new date range (to the present), deposit info ("all deposit related documents, e.g., deposited checks, deposit slips, etc."), and all wire instructions and EPAY out information.

From the subpoenaed documents, here are the larger EPAY amounts listed in the statements (we need to know where these funds ended up):

11/21/05 \$5099.44 CHASE EPAY 000000196634661
1/5/06 \$22,883.43 CHASE EPAY 000000208997115
4/28/06 \$4974.09 CHASE EPAY 000000240926130
1/4/07 \$4040.20 CHASE EPAY 000000320509104
3/26/07 \$8161.33 CHASE EPAY XXXXX0371
6/13/07 \$9800.00 CHASE EPAY XXXXX1722
8/20/07 \$10,000.00 CHASE EPAY XXXXX7237
9/4/07 \$6656.86 CHASE EPAY XXXXX7392
12/14/09 \$13,000.00 Chase Epay 835537755 Tel ID: 5760039224
5/3/10 \$10,000.00 Chase Epay 913708255 Tel ID: 5760039224
1/6/11 \$8003.56 Chase Epay 1047283094 Tel ID: 5760039224
5/9/11 \$4000.00 Chase Epay 1115875106 Tel ID: 5760039224
5/11/11 \$4304.53 Chase Epay 1117885659 Tel ID: 5760039224
1/9/12 \$8000.00 Chase Epay 1254321435 Tel ID: 5760039224
5/3/15 \$8890.32 Chase Epay 1325057687 Tel ID: 5760039224

Also, can you follow-up with Chase and ask them why Debby's line of credit for loan #0746503556 is \$481,105 as shown on page JPMC 02220. Usually, the credit limit is a nice, round number, so we're wondering why hers is not (i.e., how was this number determined?).

E-MAIL 1410

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1607885314621646182&simpl=msg-f%3A16078853...> 3/4

Thanks,
Peter

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



Peter Ho <peter.ho@gmail.com>

Debby Chang's Trust

1 message

Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Aug 6, 2018 at 2:54 PM

To: Carol Loza <cloza@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, John Minton <jminton@ayhmh.com>

Hi Carol,

In our Motion to Compel and Discovery Requests, we asked for Debby's Trust and all amendments. She produced her 2003 Trust redacted, but no amendments. I see a 2006 cancelled check by Debby written to Paul R. Malone, Attorney at law for \$650 with the memo: Living Trust Amendment.

Can we subpoena Paul Malone for the amendment?

Thanks!
Shan-Yuan

E-MAIL 1412<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608088271869748054&simpl=msg-f%3A16080882...>

1/1



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang ~ Draft Subpoenas [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>

Tue, Aug 7, 2018 at 5:31 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached for your review are draft subpoenas to Bank of America, Citibank, Union Bank, VALIC and Vanguard.

I am waiting for additional information from Peter and Della regarding the Chase subpoena.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Carol Loza <cloza@ayhmh.com>

Tue, Aug 7, 2018 at 5:36 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

E-MAIL 1413

Sorry ... I hit the send button too quickly ...

[Quoted text hidden]

5 attachments

-  **Ho - Draft Subpoena for Records from Bank of America.pdf**
853K
-  **Ho - Draft Subpoena for Records from Citibank.pdf**
1151K
-  **Ho - Draft Subpoena for Records from Union Bank.pdf**
1159K
-  **Ho - Draft Subpoena for Records from VALIC.pdf**
1160K
-  **Ho - Draft Subpoena for Records from Vanguard Group.pdf**
1159K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Aug 13, 2018 at 12:46 AM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Carol,

Please add the following (or similar) to all the subpoenas: "all deposit related documents, e.g., deposited checks, deposit slips, etc."

We would also like to subpoena Genworth Financial/Genworth Life Insurance Co ([genworth.com](#)) like the 5 below. Debby made payments to both Genworth Financial and Genworth Life Insurance Co (the former owns the latter). We need all records from anything under Genworth's umbrella related to what Debby paid for.

Thanks,
Peter

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

389 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

5 messages

Carol Loza <cloza@ayhmh.com>

Tue, Aug 7, 2018 at 2:24 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi:

I just called D&L Bookkeeping & Tax Services to confirm its address. The woman who answered the phone questioned why I was calling. I asked if they prepare tax returns, etc., and she told me that they haven't done that since 2014. She also told me that they are required to keep all tax returns for four years. Please let me know if you'd still like me to subpoena Debby's tax records from 2006 forward.

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com>

Wed, Aug 8, 2018 at 10:25 AM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau"
<DellaLau@launet.com>**E-MAIL 1415**

Dear all – FYI. I have also attached my response.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Tuesday, August 07, 2018 8:15 AM
To: John Minton
Subject: RE: Ho vs. Chang

Hi John,

We have a couple suggested revisions. Please note that I did not use the updated one with the address revision.

Please let me know if you have any questions or would like to discuss.

Thank You,

Andrew M. White
Assistant Vice President
Compliance Officer & Associate General Counsel
Sterling Bank and Trust, FSB
One Towne Square, Suite 1900
Southfield, MI 48076
direct telephone: 248-351-3303
direct facsimile: 248-351-7202
awhite@sterlingbank.com

From: John Minton <jminton@ayhmh.com>
To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608176984326225664&simpl=msg-f%3A1608176...> 2/12

E-MAIL 1416

7/29/2020

Gmail - Ho vs. Chang

Date: 08/02/2018 11:54 AM
Subject: RE: Ho vs. Chang

Thank you, Andrew. I noticed a typo regarding the address for the property, so please use this version.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Wednesday, August 01, 2018 12:11 PM
To: John Minton
Subject: RE: Ho vs. Chang

Hi John,

We will review your draft and should have a response to you by early next week.

Thank You,

Andrew M. White
Assistant Vice President
Compliance Officer & Associate General Counsel
Sterling Bank and Trust, FSB
One Towne Square, Suite 1900
Southfield, MI 48076
direct telephone: 248-351-3303
direct facsimile: 248-351-7202
awhite@sterlingbank.com

From: John Minton <jminton@ayhmh.com>
To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>
Date: 07/31/2018 11:09 AM
Subject: RE: Ho vs. Chang

Hi Andrew –

E-MAIL 1417

Please see the attached declaration. Please let me know whether this works for you and Mr. Garcia or whether you or he requests any changes.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: John Minton
Sent: Monday, July 23, 2018 11:53 AM
To: 'AWhite@sterlingbank.com'
Subject: RE: Ho vs. Chang

Hi Andrew –

Great – I will put something together and send over to you.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Monday, July 23, 2018 11:40 AM
To: John Minton
Subject: Re: Ho vs. Chang

Hi John,

We would be open to Mr. Garcia executing a declaration. Would you like to provide a draft of what you think is pertinent information? We can review it with Mr. Garcia for accuracy and recommend any revisions necessary.

Thank You,

E-MAIL 1418

Andrew M. White
Assistant Vice President
Compliance Officer & Associate General Counsel
Sterling Bank and Trust, FSB
One Towne Square, Suite 1900
Southfield, MI 48076
direct telephone: 248-351-3303
direct facsimile: 248-351-7202
awhite@sterlingbank.com

From: John Minton <jminton@aymh.com>
To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>
Date: 07/20/2018 06:16 PM
Subject: Ho vs. Chang

Dear Andrew –

Thank you for the call the other day. A further thought: To forestall a deposition of Geofrey Garcia, would the bank be open to having him sign a short declaration? The gist of it would be that the information in the documents about Debby Chang's employment history, which information purports to come from Debby Chang, was in fact provided by Debby Chang (as opposed to being made up by Mr. Garcia, which is what Ms. Chang implied in her deposition). If I have a declaration, I can use it to try to settle the case, and possibly Mr. Garcia's deposition won't be necessary. Let me know what you think.

Thank you,

John

John D. Minton

ANDERSON YAZDI

HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[attachment "Ho -- Declaration of Geofrey D. Garcia.pdf" deleted by Andrew White/Sterling] [attachment "Ho Declaration of Geofrey D. Garcia.pdf" deleted by Andrew White/Sterling]

----- Forwarded message -----

From: John Minton <jminton@aymh.com>
To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>
Cc:
Bcc:
Date: Wed, 8 Aug 2018 04:21:46 +0000
Subject: RE: Ho vs. Chang

Hi Andrew –

E-MAIL 1419

Attached is a revised version of the declaration incorporating all of your suggested revisions. There is one place where I came up with alternative language that I'm hoping works. It is in the first sentence of paragraph 5. Can you and Mr. Garcia take a look and let me know if you're comfortable with it?

Thank you again,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Tuesday, August 07, 2018 8:15 AM
To: John Minton
Subject: RE: Ho vs. Chang

Hi John,

We have a couple suggested revisions. Please note that I did not use the updated one with the address revision.

Please let me know if you have any questions or would like to discuss.

Thank You,

Andrew M. White
Assistant Vice President
Compliance Officer & Associate General Counsel
Sterling Bank and Trust, FSB
One Towne Square, Suite 1900
Southfield, MI 48076
direct telephone: 248-351-3303
direct facsimile: 248-351-7202
awhite@sterlingbank.com

E-MAIL 1420

From: John Minton <jminton@ayhmh.com>
To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>
Date: 08/02/2018 11:54 AM
Subject: RE: Ho vs. Chang

Thank you, Andrew. I noticed a typo regarding the address for the property, so please use this version.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
650.212.5900
650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Wednesday, August 01, 2018 12:11 PM
To: John Minton
Subject: RE: Ho vs. Chang

Hi John,

We will review your draft and should have a response to you by early next week.

Thank You,

Andrew M. White
Assistant Vice President
Compliance Officer & Associate General Counsel
Sterling Bank and Trust, FSB
One Towne Square, Suite 1900
Southfield, MI 48076
direct telephone: 248-351-3303
direct facsimile: 248-351-7202
awhite@sterlingbank.com

From: John Minton <jminton@ayhmh.com>
To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>
Date: 07/31/2018 11:09 AM
Subject: RE: Ho vs. Chang

E-MAIL 1421

Hi Andrew –

Please see the attached declaration. Please let me know whether this works for you and Mr. Garcia or whether you or he requests any changes.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: John Minton
Sent: Monday, July 23, 2018 11:53 AM
To: 'AWhite@sterlingbank.com'
Subject: RE: Ho vs. Chang

Hi Andrew –

Great – I will put something together and send over to you.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Monday, July 23, 2018 11:40 AM
To: John Minton
Subject: Re: Ho vs. Chang

Hi John,

We would be open to Mr. Garcia executing a declaration. Would you like to provide a draft of what you think is pertinent information? We can review it with Mr. Garcia for accuracy and recommend any revisions necessary.

E-MAIL 1422

Thank You,

Andrew M. White
Assistant Vice President
Compliance Officer & Associate General Counsel
Sterling Bank and Trust, FSB
One Towne Square, Suite 1900
Southfield, MI 48076
direct telephone: 248-351-3303
direct facsimile: 248-351-7202
awhite@sterlingbank.com

From: John Minton <jminton@ayhmh.com>
To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>
Date: 07/20/2018 06:16 PM
Subject: Ho vs. Chang

Dear Andrew –

Thank you for the call the other day. A further thought: To forestall a deposition of Geofrey Garcia, would the bank be open to having him sign a short declaration? The gist of it would be that the information in the documents about Debby Chang's employment history, which information purports to come from Debby Chang, was in fact provided by Debby Chang (as opposed to being made up by Mr. Garcia, which is what Ms. Chang implied in her deposition). If I have a declaration, I can use it to try to settle the case, and possibly Mr. Garcia's deposition won't be necessary. Let me know what you think.

Thank you,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road **650.212.5900**
Burlingame, CA 94010 650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[attachment "Ho -- Declaration of Geofrey D. Garcia.pdf" deleted by Andrew White/Sterling] [attachment "Ho Declaration of Geofrey D. Garcia.pdf" deleted by Andrew White/Sterling]

3 attachments

 **Declaration of Geofrey D. Garcia with Sterling Comments.pdf**
554K

 **Ho_ Declaration of G Garcia (rev).docx**
22K

 **noname.eml**
107K

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Aug 9, 2018 at 12:08 PM

To: John Minton <jminton@ayhmh.com>

Cc: "Della N. Lau" <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Excellent doc. Please let us know when you are in possession of Garcia's signed document. -SYH

[Quoted text hidden]

[Quoted text hidden]

Hi Andrew –

Attached is a revised version of the declaration incorporating all of your suggested revisions. There is one place where I came up with alternative language that I'm hoping works. It is in the first sentence of paragraph 5. Can you and Mr. Garcia take a look and let me know if you're comfortable with it?

Thank you again,

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Fri, Aug 10, 2018 at 1:35 PM

To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>

Cc: "CKimmel@sterlingbank.com" <CKimmel@sterlingbank.com>

Thank you, Andrew.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1424

From: AWhite@sterlingbank.com [mailto:AWhite@sterlingbank.com]
Sent: Friday, August 10, 2018 12:30 PM
To: John Minton
Cc: CKimmel@sterlingbank.com
Subject: RE: Ho vs. Chang

Hi John,

This is acceptable. I will have Mr. Garcia execute and we will send you the original. I am out of the office next week, so the Bank's General Counsel, Colleen Kimmel, will be able to wrap this up with you next week. Please feel free to e-mail any questions to her, but you may also copy myself. I will be trying to periodically check e-mails.

Thank You,

Andrew M. White
Assistant Vice President
Compliance Officer & Associate General Counsel
Sterling Bank and Trust, FSB
One Towne Square, Suite 1900
Southfield, MI 48076
direct telephone: 248-351-3303
direct facsimile: 248-351-7202
awhite@sterlingbank.com

From: John Minton <jminton@ayhmh.com>
To: "AWhite@sterlingbank.com" <AWhite@sterlingbank.com>
Date: 08/08/2018 08:24 AM
Subject: RE: Ho vs. Chang

Hi Andrew –

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]
[attachment "Ho -- Declaration of Geofrey D. Garcia.pdf" deleted by Andrew White/Sterling] [attachment "Ho Declaration of Geofrey D. Garcia.pdf" deleted by Andrew White/Sterling] [attachment "Ho_ Declaration of G Garcia (rev).docx" deleted by Andrew White/Sterling]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Mon, Aug 13, 2018 at 12:45 AM

Hi Carol,

Yes, let's subpoena D&L Bookkeeping & Tax Services for the tax returns from 2003-2008.

E-MAIL 1425

7/29/2020

Gmail - Ho vs. Chang

Thanks,
Peter

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

300 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5940
650.312.5989 Fax

image001.png
25K



Peter Ho <peter.ho@gmail.com>

out of town until Friday (8/10/18)

1 message

Peter C. Ho <peter.ho@gmail.com>

Tue, Aug 7, 2018 at 8:39 AM

To: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hello Team,

I will be out of town for the next three days and will respond to any messages on Friday (8/10/18).

Thanks,
Peter

E-MAIL 1427<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ar795521808633339131&simpl=msg-a%3Ar-868629...>

1/1



Peter Ho <peter.ho@gmail.com>

Debby Chang credit card statements

2 messages

Shan-Yuan Ho <shanyuan@gmail.com>

Thu, Aug 9, 2018 at 1:57 PM

To: Carol Loza <cloza@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, John Minton <jminton@ayhmh.com>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

All,

After reviewing Debby's 2,000 page bank statements, I no longer want any of her credit card statements. None of it. We really don't want to see it (I will explain later), because it will not help us and might help her (I doubt Jeff and Debby realize why, otherwise, they would have produced all of the credit card statements). We will compile the financial data from what she has produced. If the Chase credit card statements are on the way, then let it arrive, but please do not request any more of Debby credit card statements.

John: We really need to subpoena Paul R. Malone, Attorney for Debby's Living Trust Amendment, for his work on Debby's amended Trust. This is the amendment where the McCollum title was transferred from James into Debby's Trust, and Debby did not produce it. We really need to see the entire Trust and amendment. Do we need to file a motion or can we just subpoena it? My conjecture back in January about McCollum was proven correct by our subpoenaed Chase records. There is still a lot of scut work required but the argument and doc proof is fairly clean. Instead of 1/2, we are now considering asking for all of it. From documents and financial data, I actually think the McCollum Property is much more easily argued than Fulton.

best,
Shan-Yuan

John Minton <jminton@ayhmh.com>

Thu, Aug 9, 2018 at 3:30 PM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Carol Loza <cloza@ayhmh.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Shan-Yuan –

The subpoena to Mr. Malone went out yesterday. Understood re the credit card statements.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1429

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608356460863572990&simpl=msg-f%3A16083564...> 2/2



Peter Ho <peter.ho@gmail.com>

Two Things

18 messages

John Minton <jminton@ayhmh.com>

Fri, Aug 10, 2018 at 10:04 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Dear all –

We should set up a conference call to discuss our plan going forward. As you know, our trial date is November 26. I have been mapping out how I'm currently seeing trial unfolding, and, as a result, focusing on what we need to do between now and then to get ready. Can you give me some days and times next week that are good for you for a conference call?

Separate from this, I have not looked through Debby's supplemental document production from last month. I figured one or more of you are poring through those. Please let me know if you think I need to do an independent review.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Aug 10, 2018 at 12:45 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Hi John,

I am available all next week except Friday afternoon.

I am in the process of compiling a list of what Debby did not produce (i.e., what we are still missing) based on the Motion to Compel. I should have this list to you on Monday.

Thanks,

E-MAIL 1430

7/29/2020

Gmail - Two Things

Peter

[Quoted text hidden]

2 attachments



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>

Fri, Aug 10, 2018 at 3:55 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Thanks, Peter. Shan-Yuan and Della, please let me know what days/times work best for you.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]

Sent: Friday, August 10, 2018 12:46 PM

To: John Minton

Cc: Shan-Yuan Ho (大姐); Della N. Lau

Subject: Re: Two Things

Hi John,

I am available all next week except Friday afternoon.

E-MAIL 1431

7/29/2020

Gmail - Two Things

I am in the process of compiling a list of what Debby did not produce (i.e., what we are still missing) based on the Motion to Compel. I should have this list to you on Monday.

Thanks,

Peter

On Fri, Aug 10, 2018 at 10:04 AM John Minton <jminton@ayhmh.com> wrote:

Dear all –

We should set up a conference call to discuss our plan going forward. As you know, our trial date is November 26. I have been mapping out how I'm currently seeing trial unfolding, and, as a result, focusing on what we need to do between now and then to get ready. Can you give me some days and times next week that are good for you for a conference call?

Separate from this, I have not looked through Debby's supplemental document production from last month. I figured one or more of you are poring through those. Please let me know if you think I need to do an independent review.

Thanks,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Della Lau <DellaLau@launet.com>

Fri, Aug 10, 2018 at 9:10 PM

To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Hi Everyone,

I am available anytime on Wed (8/15) or Thursday (8/16).

Thanks,
Della

At 03:55 PM 8/10/2018, John Minton wrote:

E-MAIL 1432

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608432411562958843&simpl=msg-f%3A1608432...> 3/17

Thanks, Peter. Shan-Yuan and Della, please let me know what days/times work best for you.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [<mailto:peter.ho@alumni.stanford.edu>]
Sent: Friday, August 10, 2018 12:46 PM
To: John Minton
Cc: Shan-Yuan Ho (å¤§å§); Della N. Lau
Subject: Re: Two Things

Hi John,

I am available all next week except Friday afternoon.

I am in the process of compiling a list of what Debby did not produce (i.e., what we are still missing) based on the Motion to Compel. I should have this list to you on Monday.

Thanks,
Peter

On Fri, Aug 10, 2018 at 10:04 AM John Minton <jminton@ayhmh.com> wrote:

Dear all –

We should set up a conference call to discuss our plan going forward. As you know, our trial date is November 26. I have been mapping out how I'm currently seeing trial unfolding, and, as a result, focusing on what we need to do between now and then to get ready. Can you give me some days and times next week that are good for you for a conference call?

Separate from this, I have not looked through Debby's supplemental document production from last month. I figured one or more of you are poring through those. Please let me know if you think I need to do an independent review.

Thanks,

John

John D. Minton

E-MAIL 1433

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>

Sat, Aug 11, 2018 at 11:45 AM

To: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Thanks, Della. I am in all-day mediation on Wednesday, so let's do Thursday. Does 3:00 p.m. work?

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]

Sent: Friday, August 10, 2018 9:10 PM

To: John Minton; 'Peter C. Ho'

Cc: Shan-Yuan Ho

Subject: RE: Two Things

Hi Everyone,

I am available anytime on Wed (8/15) or Thursday (8/16).

Thanks,
Della

E-MAIL 1434

At 03:55 PM 8/10/2018, John Minton wrote:

Thanks, Peter. Shan-Yuan and Della, please let me know what days/times work best for you.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [<mailto:peter.ho@alumni.stanford.edu>]
Sent: Friday, August 10, 2018 12:46 PM
To: John Minton
Cc: Shan-Yuan Ho (å¤§å§); Della N. Lau
Subject: Re: Two Things

Hi John,

I am available all next week except Friday afternoon.

I am in the process of compiling a list of what Debby did not produce (i.e., what we are still missing) based on the Motion to Compel. I should have this list to you on Monday.

Thanks,
Peter

On Fri, Aug 10, 2018 at 10:04 AM John Minton <jminton@ayhmh.com> wrote:

Dear all –

We should set up a conference call to discuss our plan going forward. As you know, our trial date is November 26. I have been mapping out how I'm currently seeing trial unfolding, and, as a result, focusing on what we need to do between now and then to get ready. Can you give me some days and times next week that are good for you for a conference call?

Separate from this, I have not looked through Debby's supplemental document production from last month. I figured one or more of you are poring through those. Please let me know if you think I need to do an independent review.

Thanks,

John

John D. Minton

E-MAIL 1435

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

Della Lau <DellaLau@launet.com>
To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Sun, Aug 12, 2018 at 8:39 PM

Hi John,

Thursday 3:00 pm works for me!

Della :-)

At 11:45 AM 8/11/2018, John Minton wrote:

Thanks, Della. I am in all-day mediation on Wednesday, so let's do Thursday.
Does 3:00 p.m. work?

[Quoted text hidden]

We should set up a conference call to discuss our plan going forward. As you know, our trial date is November 26. I have been mapping out how I'm currently seeing trial unfolding, g, and, as a result, focusing on what we need to do between now and then to get ready. Can you give me some days and times next week that are good for you for a conference call?

Separate from this, I have not looked through Debby's supplemental document production from last month. I figured one or more of you are poring through those. Please let me know if you think I need to do an independent review.

Thanks,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original

E-MAIL 1436

message.



Virus-free. www.avast.com



Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>

To: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>

Mon, Aug 13, 2018 at 9:03 AM

Dear all – Let's tentatively plan on Thursday at 3:00 p.m. However, I need to have my one-on-one call with Shan-Yuan first. I am waiting for proposed days/times on that.

Thank you,

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Sunday, August 12, 2018 8:39 PM
To: John Minton; 'Peter C. Ho'
Cc: Shan-Yuan Ho
Subject: RE: Two Things

Hi John,

Thursday 3:00 pm works for me!

Della :-)

E-MAIL 1437

At 11:45 AM 8/11/2018, John Minton wrote:

Thanks, Della. I am in all-day mediation on Wednesday, so let's do Thursday. Does 3:00 p.m. work?

[Quoted text hidden]

We should set up a conference call to discuss our plan going forward. As you know, our trial date is November 26. I have been mapping out how I'm currently seeing trial unfolding, g, and, as a result, focusing on what we need to do between now and then to get ready. Can you give me some days and times next week that are good for you for a conference call?

Separate from this, I have not looked through Debby's supplemental document pr production from last month. I figured one or more of you are poring through those. Please let me know if you think I need to do an independent review.

Thanks,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com



Virus-free. www.avast.com

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Aug 15, 2018 at 4:51 PM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Hi John,

Sorry for the delayed response--I've been trying to finish the list of what Debby did not produce (i.e., what we are still missing) based on the Motion to Compel--I'll be working on that tonight. Also, 3pm tomorrow works for me.

Thanks,
Peter

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

759e9a35.png

25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

759e9a35.png

25K

E-MAIL 1438

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com650.212.5900
650.212.5999 Fax**759e9a35.png**
25K

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <DellaLau@launet.com>

Wed, Aug 15, 2018 at 7:01 PM

Thanks, Peter. I have not heard back from Shan-Yuan about the timing of our one-on-one conversation. If 3:00 p.m. tomorrow works for her, then I suggest I have the call with her, and we find another time for the conference call.

Best,

John

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com**650.212.5900**
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Wednesday, August 15, 2018 4:52 PM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Two Things

Hi John,

Sorry for the delayed response--I've been trying to finish the list of what Debby did not produce (i.e., what we are still missing) based on the Motion to Compel--I'll be working on that tonight. Also, 3pm tomorrow works for me.

Thanks,

Peter

On Sun, Aug 12, 2018 at 8:39 PM Della Lau <DellaLau@launet.com> wrote:

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608432411562958843&simpl=msg-f%3A160843...> 10/17

E-MAIL 1439

Hi John,

Thursday 3:00 pm works for me!

Della :-)

At 11:45 AM 8/11/2018, John Minton wrote:

Thanks, Della. I am in all-day mediation on Wednesday, so let's do Thursday. Does 3:00 p.m. work?

Thanks,
John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [<mailto:DellaLau@LauNet.Com>]
Sent: Friday, August 10, 2018 9:10 PM
To: John Minton; 'Peter C. Ho'
Cc: Shan-Yuan Ho
Subject: RE: Two Things

Hi Everyone,

I am available anytime on Wed (8/15) or Thursday (8/16).

Thanks,
Della

At 03:55 PM 8/10/2018, John Minton wrote:

Thanks, Peter. Shan-Yuan and Della, please let me know what days/times work best for you.

Best,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [<mailto:peter.ho@alumni.stanford.edu>]
Sent: Friday, August 10, 2018 12:46 PM
To: John Minton
Cc: Shan-Yuan Ho (Ã¥Â¤Â§Ã¥Â§Ã§); Della N. Lau
Subject: Re: Two Things

Hi John,

I am available all next week except Friday afternoon.

I am in the process of compiling a list of what Debby did not produce (i.e., what we are still missing) based on the Motion to Compel. I should have this list to you on Monday.

E-MAIL 1440

Thanks,
Peter

On Fri, Aug 10, 2018 at 10:04 AM John Minton <jminton@ayhmh.com> wrote:
Dear all –

We should set up a conference call to discuss our plan going forward. As you know, our trial date is November 26. I have been mapping out how I'm currently seeing trial unfolding, g, and, as a result, focusing on what we need to do between now and then to get ready. Can you give me some days and times next week that are good for you for a conference call?

Separate from this, I have not looked through Debby's supplemental document pr production from last month. I figured one or more of you are poring through those. Please let me know if you think I need to do an independent review.

Thanks,

John

John D. Minton

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com



Virus-free. www.avast.com

Shan-Yuan Ho <shanyuan@gmail.com>

To: John Minton <jminton@ayhmh.com>

Cc: "Della N. Lau" <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Aug 15, 2018 at 10:26 PM

John: I am on the road traveling and in meetings all day all this week and next. I have no time for any call, conference or individual. I have no idea what it is you wish to talk to me about that you don't want Peter or Della to hear. In any case, can you put your concerns directly into an email to me? Thanks, Shan-Yuan

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>

Cc: "Della N. Lau" <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Aug 16, 2018 at 9:33 AM

Hi Shan-Yuan – I understand you are busy, but we need to find time to talk. When I represent multiple clients, I like to occasionally have one-on-one conversations to discuss a variety of issues, including litigation and trial strategy, settlement possibilities, client and attorney expectations, etc. Let me know when you might be able to talk. Because of your critical role in this case, I would like to have this call in advance of our next conference call.

E-MAIL 1441

Thanks, John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Aug 28, 2018 at 12:38 PM

To: John Minton <jminton@ayhmh.com>

Cc: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Hi John,

On your list of things to discuss below, there appears no reason why Della and Peter should not be on the call. For time efficiency, they ought to. We are all in agreement and nothing has changed: (1) Debby does not get to keep what she stole and embezzled, (2) No settlement, unless the offer is the full amount (of what we asked) plus all attorney fees.

There are new developments from the financial docs. We can show with strong proof that Debby also embezzled money without our father's knowledge (she used the classic embezzlement algorithm). The settlement amount is now higher. We would like to submit an amended petition before trial.

For 12 months, I chose not to work (no pay and no health insurance), took no vacations among other sacrifices, so I can devote my time and energies on this lawsuit. I felt the work product I produced and provided was not used effectively, as evidenced by the sending, resending, the forgetting, rewriting the same arguments, etc.

The majority of the world cannot understand how busy the time constraints are on my professional life. My boss's response to my complaint after my first year, "Welcome to academia. The job is so flexible that you get to choose which 100 hours of the week that you will work, and it will be like this for the next 30 years of your life." It has not been 30, but my boss is right so far.

best,
Shan-Yuan

[Quoted text hidden]

3 attachments



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



image002.gif
8K

image001.png

E-MAIL 1442

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5988
650.312.0889 Fax

25K

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Tue, Aug 28, 2018 at 4:05 PM

Hi Shan-Yuan (et al) –

Given your schedule, I will go ahead and talk to Della and Peter. You and I can talk when your schedule allows. Peter and Della, is there a good time to talk on Thursday or Friday?

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>
To: John Minton <jminton@ayhmh.com>
Cc: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Tue, Aug 28, 2018 at 9:12 PM

Hi John,

Sounds good.

On another note, I would like to sign something that states that the entirety of what I receive from this lawsuit (if we win) will be donated to the non-profit and/or charity of my choice, and anyone can know the organization(s) of where the funds went. I can also sign something that says that my entire share will be given to Della and Peter, if this makes no difference for the lawsuit. The plan is to have this document forwarded to Jeff along with a letter to Debby from me (the contents of this letter is a curve ball). My hope is that this move will deflate their attack against me and consequently, my deposition will not be important, since I don't care and have no interest in any of the money.

Please let me know your thoughts on this donation document.

best,
Shan-Yuan

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5988
650.312.0889 Fax

image001.png

25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5988
650.312.0889 Fax

image001.png

25K

Della Lau <DellaLau@launet.com>
To: John Minton <jminton@ayhmh.com>, Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>

Tue, Aug 28, 2018 at 9:50 PM

Hi John and Peter,

Does Thursday (8/30) at 11:45a work for a conference call?

Thanks,
Della

E-MAIL 1443

At 04:05 PM 8/28/2018, John Minton wrote:

Hi Shan-Yuan (et al) –



Virus-free. www.avast.com

John Minton <jminton@ayhmh.com>

To: Della Lau <DellaLau@launet.com>, Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Peter Ho <peter.ho@alumni.stanford.edu>

Wed, Aug 29, 2018 at 9:02 AM

Yes, that works for me.

Thanks,

John

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Tuesday, August 28, 2018 9:51 PM
To: John Minton; 'Shan-Yuan Ho'
Cc: Peter Ho
Subject: RE: Two Things

Hi John and Peter,

[Quoted text hidden]

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>
Cc: Della Lau <DellaLau@launet.com>, Peter Ho <peter.ho@alumni.stanford.edu>

Wed, Aug 29, 2018 at 9:09 AM

Hi Shan-Yuan –

I know that attorneys at my firm have drafted irrevocable trusts that, for example, make the trustor the beneficiary of income during his or her lifetime, but the principal goes to someone else upon the trustor's death, and the latter provision cannot be changed.

And of course people make present gifts all the time.

E-MAIL 1444

What you're describing is something different, and I've never seen it done, which is to bind oneself to make a gift if/when he or she receives property in the future. I don't see any immediate reason why it cannot be done. But I'm not sure there is a compelling reason to do it. I think you are giving undue credit to the "Shan-Yuan is greedy" argument out of Jeff Loew. If the judge in our case thinks Debby stole the money, Peter's motivations (or yours, or Della's) for suing her to secure its return is not going to matter.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]
[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Wednesday, August 15, 2018 10:27 PM
To: John Minton
Cc: Della N. Lau; Peter C. Ho
Subject: Re: Two Things

E-MAIL 1445

John: I am on the road traveling and in meetings all day all this week and next. I have no time for any call, conference or individual. I have no idea what it is you wish to talk to me about that you don't want Peter or Della to hear. In any case, can you put your concerns directly into an email to me? Thanks, Shan-Yuan

On Wed, Aug 15, 2018 at 9:01 PM John Minton <jminton@ayhmh.com> wrote:

Thanks, Peter. I have not heard back from Shan-Yuan about the timing of our one-on-one conversation. If 3:00 p.m. tomorrow works for her, then I suggest I have the call with her, and we find another time for the conference call.

Best,

John

John D. Minton

Error! Filename not specified.

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

Virus-free. www.avast.com

Error!
Filename Virus-free. www.avast.com
not
specified.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Wed, Aug 29, 2018 at 10:08 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Thurs 11:45am works for me, too.

-Peter

[Quoted text hidden]

E-MAIL 1446



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>

Mon, Aug 13, 2018 at 10:00 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Good Morning:

Attached please find John's letter of today's date to Margot Mackerrow.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 8-13-2018 J. Minton Ltr to M. Mackerrow.PDF
 453K

Carol Loza <cloza@ayhmh.com>

Mon, Aug 13, 2018 at 12:43 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

E-MAIL 1447

Dear Peter, Shan-Yuan and Della:

I am mailing to Peter today the two videotapes of the deposition of Debby on each of July 12, 2018 and July 18, 2018.

[Quoted text hidden]

E-MAIL 1448

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608703974558918454&simpl=msg-f%3A16087039...> 2/2

ANDERSON YAZDI
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@aymh.com

August 13, 2018

Ms. Margot E. Mackerrow
135 Baxter Street
Vallejo, CA 94590

Re: Ho vs. Chang

Dear Ms. Mackerrow:

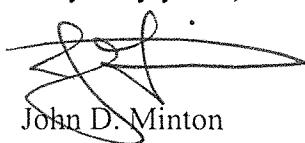
As you know, we represent Peter Ho, Trustee of the James F. Ho and Grace C. Ho Declaration of Trust. On June 15, 2018, you were personally served with a copy of the enclosed Notice to Consumer, along with a Subpoena for your records pertaining to Debby Chang.

Shortly thereafter, we received from you in the mail a copy of the Notice to Consumer and Subpoena with an undated note attached saying "Do not know this Person."

In response, we sent you a letter on July 12, 2018, a copy of which is also enclosed, providing you with a copy of the paid preparer's page of a tax return prepared by you for Debby and James Chang. We have not received the records nor have you returned any of the messages left for you by my secretary regarding this matter.

Please produce the records immediately, or we will be required to obtain a court order compelling you to do so. If that is required, please be advised that we will seek recovery from you of our client's attorneys' fees for having to bring the motion.

Very truly yours,



John D. Minton

JDM/cal

Encls.

51476-00001\WorkSite\9297404.1

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar number, and address): ANDERSON YAZDI HWANG MINTON + HORN LLP John D. Minton (Bar No. 223823) 350 Primrose Road Burlingame, CA 94010 TELEPHONE NO.: (650) 212-5900 FAX NO. (Optional): (650) 212-5999 E-MAIL ADDRESS (Optional): Petitioner and Trustee, Peter C. Ho		FOR COURT USE ONLY
SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN MATEO STREET ADDRESS: 400 County Center MAILING ADDRESS: 400 County Center CITY AND ZIP CODE: Redwood City, California 94063 BRANCH NAME:		
PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust Dated DEFENDANT/RESPONDENT: September 11, 1992, as amended		CASE NUMBER: 17-PRO-00973
NOTICE TO CONSUMER OR EMPLOYEE AND OBJECTION (Code Civ. Proc., §§ 1985.3, 1985.6)		

NOTICE TO CONSUMER OR EMPLOYEE

TO (name): Debby Chang

1. PLEASE TAKE NOTICE THAT REQUESTING PARTY (name): Trustee, Peter C. Ho SEEKS YOUR RECORDS FOR EXAMINATION by the parties to this action on (specify date): July 5, 2018 The records are described in the subpoena directed to witness (specify name and address of person or entity from whom records are sought): Margot E. Mackerrow, Lewnar Tax Services, 22 Florida Street, Vallejo, CA 94590-0337 A copy of the subpoena is attached.
2. IF YOU OBJECT to the production of these records, YOU MUST DO ONE OF THE FOLLOWING BEFORE THE DATE SPECIFIED. IN ITEM a. OR b. BELOW:
 - a. If you are a party to the above-entitled action, you must file a motion pursuant to Code of Civil Procedure section 1987.1 to quash or modify the subpoena and give notice of that motion to the witness and the deposition officer named in the subpoena at least five days before the date set for production of the records.
 - b. If you are not a party to this action, you must serve on the requesting party and on the witness, before the date set for production of the records, a written objection that states the specific grounds on which production of such records should be prohibited. You may use the form below to object and state the grounds for your objection. You must complete the Proof of Service on the reverse side indicating whether you personally served or mailed the objection. The objection should not be filed with the court. **WARNING: IF YOUR OBJECTION IS NOT RECEIVED BEFORE THE DATE SPECIFIED IN ITEM 1, YOUR RECORDS MAY BE PRODUCED AND MAY BE AVAILABLE TO ALL PARTIES.**
3. YOU OR YOUR ATTORNEY MAY CONTACT THE UNDERSIGNED to determine whether an agreement can be reached in writing to cancel or limit the scope of the subpoena. If no such agreement is reached, and if you are not otherwise represented by an attorney in this action, YOU SHOULD CONSULT AN ATTORNEY TO ADVISE YOU OF YOUR RIGHTS OF PRIVACY.

Date: June 5, 2018

John D. Minton

(TYPE OR PRINT NAME)

(SIGNATURE OF REQUESTING PARTY ATTORNEY)**OBJECTION BY NON-PARTY TO PRODUCTION OF RECORDS**

1. I object to the production of all of my records specified in the subpoena.
2. I object only to the production of the following specified records:

3. The specific grounds for my objection are as follows:

Date:

(TYPE OR PRINT NAME)

(Proof of service on reverse)

(SIGNATURE)

Page 1 of 2

Form Adopted for Mandatory Use
Judicial Council of California
SUBP-025 [Rev. January 1, 2008]

NOTICE TO CONSUMER OR EMPLOYEE AND OBJECTION

Code of Civil Procedure,
§§ 1985.3, 1985.6,
2020.010-2020.510
www.courtinfo.ca.gov

PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust Dated	CASE NUMBER:
DEFENDANT/RESPONDENT: September 11, 1992, as amended	17-PRO-00973

PROOF OF SERVICE OF NOTICE TO CONSUMER OR EMPLOYEE AND OBJECTION

(Code Civ. Proc., §§ 1985.3, 1985.6)

 Personal Service Mail

1. At the time of service I was at least 18 years of age and not a party to this legal action.
2. I served a copy of the *Notice to Consumer or Employee and Objection* as follows (check either a or b):
 - a. Personal service. I personally delivered the *Notice to Consumer or Employee and Objection* as follows:

(1) Name of person served:	(3) Date served:
(2) Address where served:	(4) Time served:
 - b. Mail. I deposited the *Notice to Consumer or Employee and Objection* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:

(1) Name of person served: Debby Chang, c/o Jeffrey R. Loew, Esq.	(3) Date of mailing: June 5, 2018
(2) Address: Loew Law Group 1650 Borel Place, Suite 104, San Mateo, CA 94402	(4) Place of mailing (city and state): Burlingame, California
(5) I am a resident of or employed in the county where the <i>Notice to Consumer or Employee and Objection</i> was mailed.	
- c. My residence or business address is (specify): 350 Primrose Road, Burlingame, CA 94010
- d. My phone number is (specify): (650) 212-5905

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

Date: June 5, 2018

Carol Loza

(TYPE OR PRINT NAME OF PERSON WHO SERVED)

(SIGNATURE OF PERSON WHO SERVED)

PROOF OF SERVICE OF OBJECTION TO PRODUCTION OF RECORDS

(Code Civ. Proc., §§ 1985.3, 1985.6)

 Personal Service Mail

1. At the time of service I was at least 18 years of age and not a party to this legal action.
2. I served a copy of the *Objection to Production of Records* as follows (complete either a or b):
 - a. ON THE REQUESTING PARTY
 - (1) Personal service. I personally delivered the *Objection to Production of Records* as follows:

(i) Name of person served:	(iii) Date served:
(ii) Address where served:	(iv) Time served:
 - (2) Mail. I deposited the *Objection to Production of Records* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:

(i) Name of person served:	(iii) Date of mailing:
(ii) Address:	(iv) Place of mailing (city and state):
(v) I am a resident of or employed in the county where the <i>Objection to Production of Records</i> was mailed.	
 - b. ON THE WITNESS
 - (1) Personal service. I personally delivered the *Objection to Production of Records* as follows:

(i) Name of person served:	(iii) Date served:
(ii) Address where served:	(iv) Time served:
 - (2) Mail. I deposited the *Objection to Production of Records* in the United States mail, in a sealed envelope with postage fully prepaid. The envelope was addressed as follows:

(i) Name of person served:	(iii) Date of mailing:
(ii) Address:	(iv) Place of mailing (city and state):
(v) I am a resident of or employed in the county where the <i>Objection to Production of Records</i> was mailed.	
3. My residence or business address is (specify):
4. My phone number is (specify):

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

Date:

(TYPE OR PRINT NAME OF PERSON WHO SERVED)

(SIGNATURE OF PERSON WHO SERVED)

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar number, and address): ANDERSON YAZDI HWANG MINTON + HORN LLP John D. Minton (Bar No. 223823) 350 Primrose Road Burlingame, CA 94010 TELEPHONE NO.: (650) 212-5900 FAX NO.: (650) 212-5999 E-MAIL ADDRESS: ATTORNEY FOR (Name): Petitioner and Trustee, Peter C. Ho		FOR COURT USE ONLY
SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN MATEO STREET ADDRESS: 400 County Center MAILING ADDRESS: 400 County Center CITY AND ZIP CODE: Redwood City, California 94063 BRANCH NAME:		
PLAINTIFF/PETITIONER: In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992, DEFENDANT/RESPONDENT: as amended		
DEPOSITION SUBPOENA FOR PRODUCTION OF BUSINESS RECORDS		CASE NUMBER: 17-PRO-00973

THE PEOPLE OF THE STATE OF CALIFORNIA, TO (name, address, and telephone number of deponent, if known):

Margot E. Mackerrow, Lewmar Tax Services
22 Florida Street, Vallejo, CA 94590-0337

(Telephone: 707-643-1040)

1. YOU ARE ORDERED TO PRODUCE THE BUSINESS RECORDS described in item 3, as follows:

To (name of deposition officer): County Legal and Notary Service (Telephone: 408-564-7360)

On (date): July 5, 2018 At (time): 10:00 a.m.

Location (address): 111 North Market Street, Suite 116, San Jose, CA 95113

Do not release the requested records to the deposition officer prior to the date and time stated above.

- a. by delivering a true, legible, and durable copy of the business records described in item 3, enclosed in a sealed inner wrapper with the title and number of the action, name of witness, and date of subpoena clearly written on it. The inner wrapper shall then be enclosed in an outer envelope or wrapper, sealed, and mailed to the deposition officer at the address in item 1.
 - b. by delivering a true, legible, and durable copy of the business records described in item 3 to the deposition officer at the witness's address, on receipt of payment in cash or by check of the reasonable costs of preparing the copy, as determined under Evidence Code section 1563(b).
 - c. by making the original business records described in item 3 available for inspection at your business address by the attorney's representative and permitting copying at your business address under reasonable conditions during normal business hours.
2. The records are to be produced by the date and time shown in item 1 (but not sooner than 20 days after the issuance of the deposition subpoena, or 15 days after service, whichever date is later). Reasonable costs of locating records, making them available or copying them, and postage, if any, are recoverable as set forth in Evidence Code section 1563(b). The records shall be accompanied by an affidavit of the custodian or other qualified witness pursuant to Evidence Code section 1561.
3. The records to be produced are described as follows (if electronically stored information is demanded, the form or forms in which each type of information is to be produced may be specified):

Please see Attachment 3.

Continued on Attachment 3.

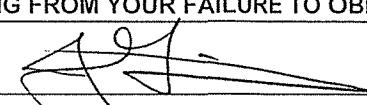
4. IF YOU HAVE BEEN SERVED WITH THIS SUBPOENA AS A CUSTODIAN OF CONSUMER OR EMPLOYEE RECORDS UNDER CODE OF CIVIL PROCEDURE SECTION 1985.3 OR 1985.6 AND A MOTION TO QUASH OR AN OBJECTION HAS BEEN SERVED ON YOU, A COURT ORDER OR AGREEMENT OF THE PARTIES, WITNESSES, AND CONSUMER OR EMPLOYEE AFFECTED MUST BE OBTAINED BEFORE YOU ARE REQUIRED TO PRODUCE CONSUMER OR EMPLOYEE RECORDS.

DISOBEDIENCE OF THIS SUBPOENA MAY BE PUNISHED AS CONTEMPT BY THIS COURT. YOU WILL ALSO BE LIABLE FOR THE SUM OF FIVE HUNDRED DOLLARS AND ALL DAMAGES RESULTING FROM YOUR FAILURE TO OBEY.

Date issued: June 5, 2018

John D. Minton

(TYPE OR PRINT NAME)



(SIGNATURE OF PERSON ISSUING SUBPOENA)

Attorneys for Petitioner and Trustee, Peter C. Ho

(Proof of service on reverse)

(TITLE)

Page 1 of 2

TRUST A UNDER THE JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED SEPTEMBER 11, 1992, AS AMENDED

**San Mateo Superior Court
Case No. 17-PRO-00973**

**ATTACHMENT 3
MARGOT E. MACKERROW ~ LEWMAR TAX SERVICES**

TO: MARGOT E. MACKERROW ~ LEWMAR TAX SERVICES
RECORDS PERTAINING TO: DEBBY CHANG
DATE OF BIRTH: JUNE 2, 1939
SOCIAL SECURITY NUMBER: 559-23-9785
TIME PERIOD: JANUARY 1, 2003 THROUGH SEPTEMBER 5, 2017

DOCUMENTS REQUESTED

ANY AND ALL DOCUMENTS INCLUDING, BUT NOT LIMITED TO, TAX RETURNS, TAX FILES, ALL DOCUMENTATION RELATING TO SAID TAX RETURNS (PROPERTY TAX BILLS, 1099s, ETC.), CONVERSATION NOTES, TELEPHONE NOTES, CORRESPONDENCE, ACCOUNTANT WORK PAPERS, FINANCIAL STATEMENTS AND REPORTS AND AUDITS RELATING TO DEBBY CHANG.

NOTE: IF THE COST OF REPRODUCING THE REQUESTED DOCUMENTS EXCEEDS \$500, PLEASE CONTACT US AS FOLLOWS:

JOHN D. MINTON, ESQ.
ANDERSON YAZDI HWANG MINTON + HORN LLP
350 PRIMROSE ROAD
BURLINGAME CA 94010
TELEPHONE: (650) 212-5900
EMAIL: jminton@ayhmh.com

ANDERSON YAZDI

HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
VIRGINIA H. PERKINS
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

July 12, 2018

jminton@aymh.com

Ms. Margot E. Mackerrow
135 Baxter Street
Vallejo, CA 94590

Re: Ho vs. Chang

Dear Ms. Mackerrow:

On June 15, 2018, you were served with the enclosed subpoena requiring the production of records pertaining to Respondent Debby Chang. In response to the subpoena, you sent a note indicating "Do not know this person." My assistant has not been able to reach you to discuss the records requested in the subpoena.

The subpoena requests records from Debby Chang. Ms. Chang filed jointly with her husband James Chang, and while both of their Social Security Numbers are listed on the tax returns, his Social Security Number is listed first as the primary number (566-25-6755). For your reference, please see the enclosed paid preparer's page of a tax return prepared by you for Debby and James Chang. Please check your records for James Chang (SSN 566-25-6755) and produce all records responsive to the enclosed subpoena.

Please feel free to call with any questions.

Very truly yours,



John D. Minton

JDM/cal

Encl.

51476-00001\WorkSite\9285029.1

• People who checked any box on line 36a or 36b or who can be claimed as a dependent, see instructions.

• All others: Single or Married filing separately, \$4,750

Married filing jointly or Qualifying widow(er), \$9,500

Head of household, \$7,000

35	Amount from line 34 (adjusted gross income)	35	9,044.
36a	Check <input checked="" type="checkbox"/> You were born before January 2, 1939, <input type="checkbox"/> Spouse was born before January 2, 1939,	Blind: <input type="checkbox"/> Total boxes checked <input type="checkbox"/> 36a 1	
b	If you are married filing separately and your spouse itemizes deductions, or you were a dual-status alien, see instructions and check here	36b	<input type="checkbox"/>
37	Itemized deductions (from Schedule A) or your standard deduction (see left margin)	37	13,482.
38	Subtract line 37 from line 35	38	-4,438.
39	If line 35 is \$104,625 or less, multiply \$3,050 by the total number of exemptions claimed on line 6d. If line 35 is over \$104,625, see the worksheet in the instructions	39	6,100.
40	Taxable income. Subtract line 39 from line 38.	40	0.
41	Tax (see instrs). Check if any tax is from a <input type="checkbox"/> Form(s) 8814 b <input type="checkbox"/> Form 4972	41	0.
42	Alternative minimum tax (see instructions). Attach Form 6251	42	
43	Add lines 41 and 42	43	0.
44	Foreign tax credit. Attach Form 1116 if required	44	
45	Credit for child and dependent care expenses. Attach Form 2441	45	
46	Credit for the elderly or the disabled. Attach Schedule R	46	
47	Education credits. Attach Form 8863	47	
48	Retirement savings contributions credit. Attach Form 8890	48	
49	Child tax credit (see instructions)	49	
50	Adoption credit. Attach Form 8839	50	
51	Credits from: a <input type="checkbox"/> Form 8396 b <input type="checkbox"/> Form 8859	51	
52	Other credits. Check applicable box(es): a <input type="checkbox"/> Form 3800 b <input type="checkbox"/> Form c <input type="checkbox"/> Specify 8801	52	
53	Add lines 44 through 52. These are your total credits	53	
54	Subtract line 53 from line 43. If line 53 is more than line 43, enter -0-	54	0.
55	Self-employment tax. Attach Schedule SE	55	324.
56	Social security and Medicare tax on tip income not reported to employer. Attach Form 4137	56	
57	Tax on qualified plans, including IRAs, and other tax-favored accounts. Attach Form 5329 if required	57	
58	Advance earned income credit payments from Form(s) W-2	58	
59	Household employment taxes. Attach Schedule H	59	
60	Add lines 54-59. This is your total tax SEE STATEMENT 1	60	350.
Payments	61 Federal income tax withheld from Forms W-2 and 1099	61	221.
If you have a qualifying child, attach Schedule EIC.	62 2003 estimated tax payments and amount applied from 2002 return	62	
	63 Earned income credit (EIC)	63	189.
	64 Excess social security and tier 1 RRTA tax withheld (see instructions)	64	
	65 Additional child tax credit. Attach Form 8812	65	
	66 Amount paid with request for extension to file (see instructions)	66	
	67 Other pmts from: a <input type="checkbox"/> Form 2439 b <input type="checkbox"/> Form 4136 c <input type="checkbox"/> Form 8885	67	
	68 Add lines 61 through 67. These are your total payments	68	410.
Refund	69 If line 68 is more than line 60, subtract line 60 from line 68. This is the amount you overpaid	69	60.
Direct deposit? See instructions and fill in 70b, 70c, and 70d.	70a Amount of line 69 you want refunded to you	70a	60.
	b Routing number <input type="checkbox"/> XXXXXXXXXXXX c Type: <input type="checkbox"/> Checking <input type="checkbox"/> Savings		
	d Account number <input type="checkbox"/> XXXXXXXXXXXXXXXXXXXXXXXXX		
	71 Amount of line 69 you want applied to your 2004 estimated tax	71	
Amount You Owe	72 Amount you owe. Subtract line 68 from line 60. For details on how to pay, see instructions	72	
	73 Estimated tax penalty (see instructions)	73	
Third Party Designee	Do you want to allow another person to discuss this return with the IRS (see instructions)? <input checked="" type="checkbox"/> Yes. Complete the following. <input type="checkbox"/> No		
Sign Here	Under penalties of perjury, I declare that I have examined this return and accompanying schedules and statements, and to the best of my knowledge and belief, they are true, correct, and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.		
Joint return? See instructions.	Your signature	Date	Your occupation
Keep a copy for your records.	Spouse's signature. If a joint return, both must sign.	Date	Spouse's occupation
Paid Preparer's Use Only	MARGOT E. MACKERROW	Date	Preparer's SSN or PTIN
	LEWMAR TAX SERVICE	EIN	549-76-0595
	PO BOX 3372		
	VALLEJO, CA 94590-0337	Phone no.	(707) 643-1040



Peter Ho <peter.ho@gmail.com>

Automatic reply: FW: HO v. Chang- Malone subpoena/ discovery [IWOV-WorkSite.FID72092]

1 message

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Wed, Aug 15, 2018 at 4:03 PM

I am out of the office at a mediation on Wednesday, August 15. I will have limited access to email until I return. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.

E-MAIL 1456<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608907974039194250&simpl=msg-f%3A16089079...> 1/1



Peter Ho <peter.ho@gmail.com>

Automatic reply: Two Things

1 message

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Aug 15, 2018 at 4:52 PM

I am out of the office at a mediation on Wednesday, August 15. I will have limited access to email until I return. If you need immediate assistance, please call (650) 212-5900 and ask for my assistant, Carol Loza. Thank you.

E-MAIL 1457<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608911069031162319&simpl=msg-f%3A16089110...> 1/1



Peter Ho <peter.ho@gmail.com>

FW: HO v. Chang- Malone subpoena/ discovery [IWOV-WorkSite.FID72092]

4 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Wed, Aug 15, 2018 at 3:03 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

All:

Forwarding an exchange with Sarah Sheppard.

Best,

Dan

From: Daniel E. Lassen**Sent:** Wednesday, August 15, 2018 3:01 PM**To:** 'Sarah Sheppard'**Cc:** Jeff Loew; John Minton**Subject:** RE: HO v. Chang- Malone subpoena/ discovery [IWOV-WorkSite.FID72092]

Dear Sarah:

We agree to extend your motion to compel deadline to September 17, 2018 and will respond to the substance of your August 13, 2018 letter in due course.

Regarding Debby's offer to produce the unredacted trust agreement, she is under Court order to do so. Please send it to me as soon as practicable but in no event later than September 20.

We will not withdraw our subpoena. We have reason to believe Ms. Chang paid Mr. Malone to amend her trust. Given that Ms. Chang denies amending the trust, we have no choice but to seek records directly from Mr. Malone.

Sincerely,

Daniel E. Lassen

Attorney

E-MAIL 1458

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Monday, August 13, 2018 5:19 PM
To: Daniel E. Lassen
Cc: Jeff Loew; John Minton
Subject: HO v. Chang- Malone subpoena/ discovery

Hello Daniel:

Hope this message finds you well. We are in receipt of your letter and subpoena concerning Debby Chang's estate planning documents. Please be advised, our client has not amended her Trust. In addition, we produced a redacted version of the Trust, based on your assertion, that only the beneficiary information was relevant.

Please be advised, our client intends to object to the subpoena of her estate planning documents from Mr. Malone's office. However, we are happy to meet and confer concerning Ms. Chang's estate planning documents, and are willing to produce an unredacted copy of her Trust.

Also please find attached correspondence of today's date concerning Petitioner's document production. A hard copy will follow by mail.

Please confirm you are willing to extend our deadline to file a motion to compel until September 17, 2018, in order to allow the parties further time to meet and confer.

Please let us know if you have any questions or concerns.

Thank you,

Sarah

E-MAIL 1459

Sarah B. Sheppard, Esq.

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

From: Sarah Sheppard
Sent: Friday, August 10, 2018 12:30 PM
To: Debby Chang <debbyiu@yahoo.com>; 'Rita Chang' <ritachang1@gmail.com>; Sophie Chang Saeed <sculptures4wildlife@gmail.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>
Subject: Chang- Subpoena EP file

Hello All:

We look forward to speaking with you shortly. Please be advised we have received the following letter and subpoena from Lassen requesting any trust amendments. It was my understanding that Debby has not amended her Trust. Please confirm.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

E-MAIL 1460



1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

Peter C. Ho <peter.ho@gmail.com>

Wed, Aug 15, 2018 at 4:02 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>, "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Dan,

We didn't get the attachment from Sarah "concerning Petitioner's document production." Please forward when you get the chance.

Also, for your reference only for now, I am attaching the check Debby wrote to Mr. Malone with "Living Trust Amend" written in the memo.

Thanks,
Peter

[Quoted text hidden]

3 attachments

**ANDERSON YAZDI
HWANG MINTON + HORN**

350 Pinewood Road
Burlingame, CA 94010
www.andersonyazdi.com

664.312.5900

660.312.5982 Fax

image001.png
25K

**ANDERSON YAZDI
HWANG MINTON + HORN**

350 Pinewood Road
Burlingame, CA 94010
www.andersonyazdi.com

664.312.5900

660.312.5982 Fax

image001.png
25K

Paul Malone - Living Trust Amendment.pdf
53K

Daniel E. Lassen <dlassen@ayhmh.com>

Wed, Aug 15, 2018 at 4:06 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, John Minton <jminton@ayhmh.com>

E-MAIL 1461

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thank you, Peter. I'll forward Sarah's email with attachment.

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

From: Sarah Sheppard
Sent: Friday, August 10, 2018 12:30 PM
To: Debby Chang <debbyiu@yahoo.com>; 'Rita Chang' <ritachang1@gmail.com>; Sophie Chang Saeed <sculptures4wildlife@gmail.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>
Subject: Chang- Subpoena EP file

Hello All:

We look forward to speaking with you shortly. Please be advised we have received the following letter and subpoena from Lassen requesting any trust amendments. It was my understanding that Debby has not amended her Trust. Please confirm.

Thank you,

Sarah

E-MAIL 1462

Sarah B. Sheppard, Esq.

Error! Filename not specified.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Wed, Aug 15, 2018 at 7:02 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

When we next speak, we should discuss the timing of our next production. I suggest August 31.

Thanks,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]

Sent: Wednesday, August 15, 2018 4:02 PM

To: Daniel E. Lassen; John Minton

Cc: Shan-Yuan Ho (大姐); Della N. Lau

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1463

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]
Sent: Monday, August 13, 2018 5:19 PM
To: Daniel E. Lassen
Cc: Jeff Loew; John Minton
Subject: HO v. Chang- Malone subpoena/ discovery

Hello Daniel:

Hope this message finds you well. We are in receipt of your letter and subpoena concerning Debby Chang's estate planning documents. Please be advised, our client has not amended her Trust. In addition, we produced a redacted version of the Trust, based on your assertion, that only the beneficiary information was relevant.

Please be advised, our client intends to object to the subpoena of her estate planning documents from Mr. Malone's office. However, we are happy to meet and confer concerning Ms. Chang's estate planning documents, and are willing to produce an unredacted copy of her Trust.

Also please find attached correspondence of today's date concerning Petitioner's document production. A hard copy will follow by mail.

Please confirm you are willing to extend our deadline to file a motion to compel until September 17, 2018, in order to allow the parties further time to meet and confer.

Please let us know if you have any questions or concerns.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

Error! Filename not specified.

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

E-MAIL 1464

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

From: Sarah Sheppard
Sent: Friday, August 10, 2018 12:30 PM
To: Debby Chang <debbyiu@yahoo.com>; 'Rita Chang' <ritachang1@gmail.com>; Sophie Chang Saeed <sculptures4wildlife@gmail.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>
Subject: Chang- Subpoena EP file

Hello All:

We look forward to speaking with you shortly. Please be advised we have received the following letter and subpoena from Lassen requesting any trust amendments. It was my understanding that Debby has not amended her Trust. Please confirm.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1465

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608904203784756569&simpl=msg-f%3A16089042...> 8/8

11-Jul-18

05Jul18-170

THIS ITEM IS PART OF A LEGAL STATEMENT RECONSTRUCTION
GROUP ID G05Jul18-170

Sequence number 000026249372 Posting date 26-Apr-06 Amount 650.00

DEBBY CHANG
1310 BREWSTER CT.
EL CERRITO, CA 94630-2621

05/11/2022
0833718228

549

PAY TO THE
ORDER OF

Paul R. Malone Attorney at Law \$650.00

Six hundred fifty dollars

13 Washington Mutual

Washington Mutual Bank, FA
Richmond Financial Center 727
32121 San Pablo Avenue
Richmond, CA 94805

140-1000-1000-1000-1000-1000

NOTES

Two of trust Amex

0322271627409337182250054900000065000

SEARCHED	INDEXED
SERIALIZED	FILED
FEB 25 2006	
FBI - OAKLAND	
12244-96	
MSC LEGAL BRIEFS	
ALAMEDA, CA	
026249372 04-26-06	
FEDERAL BUREAU OF INVESTIGATION U.S. DEPARTMENT OF JUSTICE	

ENDORSE HERE

5375 205184
DO NOT WRITE, STAMP OR SIGN BELOW THIS LINE
PRESERVE ORGANIZATIONAL INFORMATION

122391314

FBI - OAKLAND

122391314



Peter Ho <peter.ho@gmail.com>

FW: HO v. Chang- Malone subpoena/ discovery

7 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Wed, Aug 15, 2018 at 4:06 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

From: Sarah Sheppard [mailto:ssheppard@loewlawgroup.com]**Sent:** Monday, August 13, 2018 5:19 PM**To:** Daniel E. Lassen**Cc:** Jeff Loew; John Minton**Subject:** HO v. Chang- Malone subpoena/ discovery

Hello Daniel:

Hope this message finds you well. We are in receipt of your letter and subpoena concerning Debby Chang's estate planning documents. Please be advised, our client has not amended her Trust. In addition, we produced a redacted version of the Trust, based on your assertion, that only the beneficiary information was relevant.

Please be advised, our client intends to object to the subpoena of her estate planning documents from Mr. Malone's office. However, we are happy to meet and confer concerning Ms. Chang's estate planning documents, and are willing to produce an unredacted copy of her Trust.

Also please find attached correspondence of today's date concerning Petitioner's document production. A hard copy will follow by mail.

Please confirm you are willing to extend our deadline to file a motion to compel until September 17, 2018, in order to allow the parties further time to meet and confer.

Please let us know if you have any questions or concerns.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

E-MAIL 1467

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

From: Sarah Sheppard
Sent: Friday, August 10, 2018 12:30 PM
To: Debby Chang <debbiyu@yahoo.com>; 'Rita Chang' <ritachang1@gmail.com>; Sophie Chang Saeed <sculptures4wildlife@gmail.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>
Subject: Chang- Subpoena EP file

Hello All:

We look forward to speaking with you shortly. Please be advised we have received the following letter and subpoena from Lassen requesting any trust amendments. It was my understanding that Debby has not amended her Trust. Please confirm.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

E-MAIL 1468

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

 **Chang v Ho- Letter to Lassen- 8-13-18.pdf**
57K

Peter C. Ho <peter.ho@gmail.com>

Tue, Sep 4, 2018 at 12:22 AM

To: "Daniel E. Lassen" <dllassen@ayhmh.com>, "John D. Minton" <jminton@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John and Dan,

In response to Sarah's letter and requests for production of documents, we are producing my Dad's 2010 and 2011 tax returns. At this point in time, we've produced what we have. Discovery is on-going.

Here's the pdf file (31 pages) for you to download: [Additional Further Supplemental Production 1.pdf](#)

The index showing what's in the file can be found here: [Document Index](#)

Thanks,
Peter
[Quoted text hidden]

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

image001.png
8K

Daniel E. Lassen <dllassen@ayhmh.com>

Tue, Sep 4, 2018 at 1:33 PM

E-MAIL 1469

To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@aymh.com>

Peter:

We will produce the tax returns under the attached cover letter. It states that, with this production, our production pursuant to Debby's first set of document requests is now complete. Would you confirm whether that is accurate? I'm attaching a copy of Sarah's recent letter on this topic so that you may confirm that the production is complete.

Best,

Dan

[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

1650 Borel Place, Suite 104

San Mateo, CA 94402

Email: ssheppard@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: (650) 397-8700 ext. 2

Notice: Recently adopted Internal Revenue Service regulations generally provide that, for the purpose of avoiding federal tax penalties, a taxpayer may rely only on formal written advice meeting specific requirements. Any tax advice in this message does not meet those requirements. Accordingly, any such tax advice is not intended or written to be used, and it cannot be used, for the purpose of avoiding federal tax penalties that may be imposed or for the purpose of promoting, marketing or recommending to another party any tax-related matters

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU.

From: Sarah Sheppard
Sent: Friday, August 10, 2018 12:30 PM
To: Debby Chang <debbiyiu@yahoo.com>; 'Rita Chang' <ritachang1@gmail.com>; Sophie Chang Saeed <sculptures4wildlife@gmail.com>
Cc: Jeff Loew <jloew@loewlawgroup.com>
Subject: Chang- Subpoena EP file

E-MAIL 1470

Hello All:

We look forward to speaking with you shortly. Please be advised we have received the following letter and subpoena from Lassen requesting any trust amendments. It was my understanding that Debby has not amended her Trust. Please confirm.

Thank you,

Sarah

Sarah B. Sheppard, Esq.

Error! Filename not specified.

[Quoted text hidden]

2 attachments

 Ho_ 9-4-2018 D. Lassen Ltr to S. Sheppard.DOCX
13K

 Chang v Ho- Letter to Lassen- 8-13-18.pdf
57K

Peter C. Ho <peter.ho@gmail.com>

Tue, Sep 4, 2018 at 6:43 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Hi Dan,

John mentioned that we can avoid answering Sarah's questions and just produce some more documents for now. I think that's what we should do. Production is not complete, discovery is on-going, and we're still finding things. Our intention was to produce any new documents to Debby and Jeff as we find them. If we say production is complete, wouldn't they object to any newly discovered responsive documents that we produce in the future?

Thanks,
Peter

[Quoted text hidden]

Daniel E. Lassen <dlassen@ayhmh.com>

Wed, Sep 5, 2018 at 5:45 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Peter:

I didn't know you were still searching for records. We should respond to Sarah's letter. I revised our response accordingly.

[Quoted text hidden]

E-MAIL 1471

 Ho_ 9-4-2018 D. Lassen Ltr to S. Sheppard.DOCX
13K

Peter C. Ho <peter.ho@gmail.com>

Thu, Sep 6, 2018 at 12:41 PM

To: "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Hi Dan,

Thanks for making the revision. Before you send out the letter and thumb drive, can you have your guy stamp (or watermark) "Confidential" somewhere on all the pages of the documents (I forgot to do this). Also, please make sure you don't include the Document Index (or links), which is for our reference only.

Thanks,

Peter

[Quoted text hidden]

Daniel E. Lassen <dllassen@ayhmh.com>

Thu, Sep 6, 2018 at 2:06 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Will do. Thanks.

Dan

From: Peter C. Ho [mailto:peter.ho@gmail.com]

Sent: Thursday, September 06, 2018 12:41 PM

To: Daniel E. Lassen

Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton

Subject: Re: FW: HO v. Chang- Malone subpoena/ discovery

Hi Dan,

Thanks for making the revision. Before you send out the letter and thumb drive, can you have your guy stamp (or watermark) "Confidential" somewhere on all the pages of the documents (I forgot to do this). Also, please make sure you don't include the Document Index (or links), which is for our reference only.

Thanks,

Peter

[Quoted text hidden]

E-MAIL 1472

August 13, 2018

Via Email & U.S. Mail
Daniel E. Lassen, Esq.
Anderson Yazdi Hwang Minton & Horn
350 Primrose Road
Burlingame, CA 94010

Re: Ho v. Chang, *San Mateo County Superior Court Case No. 17PRO00973*

Dear Daniel:

We are in receipt of the additional documents produced on July 23, 2018, by Petitioner Peter Ho, in response to Respondent Debby Chang's First Request for Production of Documents. We are contacting you to further discuss deficiencies in your client's document production as specified below.

Requests for Production of Documents

Request for Production No. 1 requests documents concerning any financial accounts in the Decedent's name (either in his personal capacity or trustee), including but not limited to beneficiary designation forms, account statements, checks registers, canceled checks, and deposit slips from January 1, 2005 - September 5, 2017. Petitioner has produced account statements from approximately January 2016 - September 2017 for Decedent's Wells Fargo accounts and Chase accounts, as well as other miscellaneous accounts. **Please confirm whether Petitioner has any further responsive documents in his possession or control, pursuant to Request No. 1.**

Request for Production Nos. 5, 6 and 7 request documents concerning any money/loan/gift paid by Decedent to Debby Chang including but not limited to account statements, checks registers and canceled checks, from January 1, 2005 - September 5, 2017. **Please confirm whether Petitioner has any further responsive documents in his possession or control, pursuant to Request Nos. 5, 6, or 7.**

Request for Production No. 9 requests all documents concerning Decedent's tax returns from January 1, 2005 through September 5, 2017. Petitioner has produced Decedent's tax return information from approximately 2012- 2016. **Please confirm whether Petitioner has any further responsive documents in his possession or control, pursuant to Request No. 9.**

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

Request for Production No. 10 requests all documents concerning Decedent's estate planning documents, including but not limited to beneficiary designation forms. **Please confirm whether Petitioner has any further responsive documents in his possession or control, pursuant to Request for Production No. 10, specifically Decedent's beneficiary designation forms.**

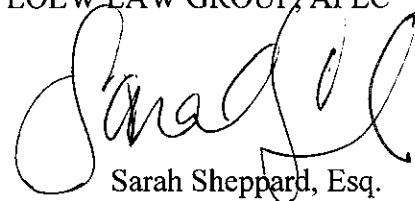
Our client's deadline to file a motion to compel is on or before August 20, 2018. Please confirm, that you will agree to extend our deadline to file such a motion to September 17, 2018.

Please also agree to provide a written response to the concerns raised above by September 3, 2018, or, in the alternative, agree to produce additional responsive documents to Request Nos. 1, 5, 6, 7, 9 and 10.

Please let me know when you would like to schedule a time to further discuss these issues.

Sincerely,

LOEW LAW GROUP, APLC



The image shows a handwritten signature in black ink, which appears to read "Sarah". Below the signature, the name "Sarah Sheppard, Esq." is printed in a smaller, standard font.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

4 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Aug 15, 2018 at 3:49 PM

Hi Peter:

Does the attached meet with your approval as to the date ranges for the JP Morgan Chase subpoena ...

I'll hold the subpoena for tomorrow ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Ho_Attachment 3 to J. P. Morgan Chase Bank (Bank Accounts) (Second Subpoena).DOC

38K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Wed, Aug 15, 2018 at 4:22 PM

E-MAIL 1475<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1608907074104601749&simpl=msg-f%3A16089070...> 1/3

Hi Carol,

As we discussed over the phone, let's go ahead and ask Chase for everything again with the more comprehensive wording matching that of the latest subpoenas to BofA, Vanguard, et al. (with the addition of the deposit information):

FOR THE PERIOD JANUARY 1, 2003 TO THE PRESENT:

ANY AND ALL DOCUMENTS IN PAPER, PHOTOGRAPHIC, MICROFILM, OR ANY ELECTRONIC FORM INCLUDING THE ENTIRE CONTENTS OF ALL FINANCIAL FILES, **ANY AND ALL DEPOSIT RELATED DOCUMENTS, E.G., DEPOSITED CHECKS, DEPOSIT SLIPS, AND ALL WIRE INSTRUCTIONS AND E-PAYOUT INFORMATION**, ACCOUNT

STATEMENTS, CHECKING ACCOUNT STATEMENTS, SAVINGS ACCOUNT STATEMENTS, CANCELLED CHECKS, APPLICATIONS AND/OR ACCOUNT OPENING AND CLOSING DOCUMENTATION, CORRESPONDENCE, REPORTS, NOTES, WRITINGS, DIAGRAMS, FORMS, PRINTOUTS, WORK PAPERS CONCERNING PREPARATION OF FINANCIAL DOCUMENTS AND RECORDS, SIGNATURE CARDS, CERTIFICATES, RECORDS REFLECTING INTEREST EARNED, WITHDRAWN OR REINVESTED, RECORDS REFLECTING ROLLOVERS, FORMS 1099, 1089 OR BACK-UP WITHHOLDING DOCUMENTS, RA, KEOGH OR OTHER RETIREMENT PLANS, DOCUMENTS REFLECTING THE MEANS BY WHICH SECURITIES WERE TRANSFERRED, RECEIPTS FOR DELIVERY OF SECURITIES, BENEFICIARY DESIGNATION DOCUMENTS, MONTHLY STATEMENTS, AND ANY AND ALL OTHER INFORMATION IN YOUR POSSESSION, CUSTODY OR CONTROL NOT SPECIFICALLY REQUESTED ABOVE.

Note: we intend to leave out all credit card info--my sister says we don't want any of it and don't want them to give us any of it.

Thanks,
Peter

[Quoted text hidden]

ANDERSON YAZDI
Hwang Minton + Horn

300 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png

25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Aug 16, 2018 at 11:08 AM

Peter:

We received a production from Chase last night ... 870 pages of credit card statements. I understand that Shan-Yuan is not now interested in the statements ... Would you like me to hold onto them for now ... Or would you like to see them?

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

E-MAIL 1476



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Aug 16, 2018 at 12:34 PM

To: Carol Loza <cloza@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Carol,

Please hold them for now. We were told the opposing attorney (Jeff) normally requests and pays for a copy of subpoenaed documents. Is it possible to find out from the subpoena service exactly which of the subpoenaed documents Jeff has a copy of (e.g., he might have decided to save money by not requesting a copy of the credit card production from Chase because Debby already has them)?

Thanks,
Peter

[Quoted text hidden]



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Aug 16, 2018 at 12:17 PM

Here you go, Peter.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Attachment 3 to J. P. Morgan Chase Bank (Bank Accounts) (Additional Subpoena).DOC
 38K

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: Carol Loza <cloza@ayhmh.com>

Thu, Aug 16, 2018 at 12:36 PM

Hi Carol,

It looks good to go--pretty comprehensive. Hope Chase doesn't balk. =)

Thanks,
 Peter

E-MAIL 1478

[Quoted text hidden]

2 attachments

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Aug 16, 2018 at 2:07 PM

Great. Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1479



Peter Ho <peter.ho@gmail.com>

Trial Witnesses

1 message

John Minton <jminton@ayhmh.com>

Thu, Aug 16, 2018 at 9:35 AM

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <DellaLau@launet.com>

Dear all –

On our next conference call, we can discuss the attached document, which is a rough sketch of possible trial witnesses and areas of testimony. I'm sure you will have a lot of questions – I suggest holding them for our call, as they are easier addressed verbally rather than over email.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho Trial Witnesses.docx
22K

E-MAIL 1480

1 **Petitioner's Case**

2 1. Della

3 a. Family relationships

4 b. Debby's evolving role

5 c. Fulton a terrible house for James

6 2. Dr. Canick

7 a. James' physical and mental decline

8 3. Debby

9 a. James very ill in 2017

10 b. Care she provided in 2016-2017; James' reliance on her

11 c. Checks for cash, etc.

12 d. Loan/gift

13 e. Fulton mortgage fraud

14 f. Scheme to remove him from title to Fulton

15 g. Pocketing remaining \$47K

16 h. Looks for broker and then lists Fulton right after James goes to Peter's

17 i. Didn't attend James' funeral

18 j. McCollum

19 k. No divorce from husband

20 l. Premature estate tax return (will depend on what else we learn about this)

21 4. Geofrey Garcia

22 5. Shiow-Yuh Tsai ("Evergreen")

- 1 6. Peter
- 2 a. James' and Grace's Trust and Amendments
- 3 b. McCollum – purchase, tax treatment, down payment repayment, etc.
- 4
- 5 c. Rescue of James in August 2017; Debby happy to be rid of him
- 6
- 7 d. James-Debby relationship; sleeping in separate rooms; staying at different homes, etc.

7 **Respondent's Case**

- 8 1. James Martin
- 9
- 10 2. Debby
- 11 a. Like a married couple
- 12 3. Rita

13 **Petitioner's Rebuttal**

- 14 1. Debby
- 15
- 16 a. Impeach with The Transcript
- 17 2. Peter
- 18 b. Facts regarding James Martin visit
- 19
- 20 c.

21
22
23
24
25
26
27
28



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

5 messages

Carol Loza <cloza@ayhmh.com>

Sun, Aug 19, 2018 at 10:54 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>

Good Morning:

Attached please find a letter from Charles Schwab & Company in response to our subpoena for records.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 8-15-18 S. Bass Ltr to J. Minton (Charles Schwab).PDF
 34K

Carol Loza <cloza@ayhmh.com>

Sun, Aug 19, 2018 at 11:22 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

E-MAIL 1483

Dear Peter, Shan-Yuan and Della:

Please be advised that the Mandatory Settlement Conference in this matter is now scheduled for November 8, 2018, at 9:30 a.m. at the San Mateo Superior Court. Your attendance at this conference is mandatory.

Please let us know if you have any questions or concerns.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Aug 20, 2018 at 11:24 AM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Hi Carol,

I am attaching pages from Debby's 2009-2012 tax returns that show she reported dividends/interest from Schwab and that she also had brokerage activity at Schwab. Please follow up with Schwab because Debby was certainly their client.

Thanks,
Peter

[Quoted text hidden]

6 attachments

ANDERSON YAZDI
 HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.aydh.com

image001.png

25K

ANDERSON YAZDI
 HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.aydh.com

image001.png

25K

 **2012 Schwab.pdf**
252K

 **2009 Schwab.pdf**
169K

 **2010 Schwab.pdf**
174K

 **2011 Schwab.pdf**
153K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Aug 20, 2018 at 11:38 AM

To: Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Hi Carol,

Is this Mandatory Settlement Conference mandatory for my sisters to attend in person, even though they are not listed as a party in the lawsuit? If they wanted to join in, but because one of my sisters lives out of state, would it be possible for them to dial in or video conference in?

Thanks,
Peter

[Quoted text hidden]

E-MAIL 1484

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900

650.212.5999 Fax

image001.png

25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900

650.212.5999 Fax

image001.png

25K

John Minton <jminton@ayhmh.com>

Mon, Aug 20, 2018 at 11:50 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Carol Loza <cloza@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "Daniel E. Lassen" <dllassen@ayhmh.com>

Hi Peter –

The MSC is only for actual “parties,” meaning you and Debby. We can discuss the MSC process on our next conference call.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1485

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1609250920132635220&simpl=msg-f%3A16092509...> 3/3



Corporate Legal Group
P.O. Box 636010
Highlands Ranch, CO 80163
Fax (888) 368-6355

August 15, 2018

John D. Minton
Anderson Yazdi Hwang Minton & Horn LLP
350 Primrose Road
Burlingame, CA 94010

Re: Subpoena / *In the Matter of Trust A Under the James F. Ho and Grace C. Ho Declaration of Trust dated September 11, 1992*

Dear John D. Minton,

Please be advised that CHARLES SCHWAB & CO., INC. ("Schwab") has no documents responsive to the subpoena issued by your office. The individual listed in the subpoena has no accounts currently or previously with Charles Schwab & Co. Inc.

Sincerely,

Handwritten signature of Sabrina Bass.
Sabrina Bass
Corporate Legal Services
Charles Schwab & Co., Inc.
Tel (720) 418-4215
Fax (888) 368-6355

C/O County Legal and Notary Services
111 North Market Street, Suite 116
San Jose, CA 95113



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

3 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Aug 20, 2018 at 12:29 PM

Dear Peter:

Attached please find draft subpoenas for Citibank and Union Bank. Please review Attachment 3 attached to each subpoena and let me know if the subpoenas can be sent out ...

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho - 8-20-18 Draft Citibank Subpoena.pdf
872K

Ho - 8-20-18 Draft Union Bank Subpoena.pdf
872K

E-MAIL 1487

7/29/2020

Gmail - Ho vs. Chang

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: Carol Loza <cloza@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Aug 21, 2018 at 12:22 PM

Hi Carol,

Sorry for the delay in responding. The Citibank attachment has "ATTACHMENT 3 ~UNION BANK" and "TO: UNION BANK" and need to be corrected. Other than that, both subpoenas look good and are ready to go.

Thanks,
Peter

[Quoted text hidden]



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Aug 21, 2018 at 12:28 PM

I'll make the correction and get the subpoenas out in today's mail. Thank you ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]

Sent: Tuesday, August 21, 2018 12:23 PM

To: Carol Loza

Subject: Re: Ho vs. Chang

E-MAIL 1488

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1609347478543727469&simpl=msg-f%3A1609347474...> 2/3

Hi Carol,

Sorry for the delay in responding. The Citibank attachment has "ATTACHMENT 3 ~UNION BANK" and "TO: UNION BANK" and need to be corrected. Other than that, both subpoenas look good and are ready to go.

Thanks,

Peter

On Mon, Aug 20, 2018 at 12:29 PM Carol Loza <cloza@ayhmh.com> wrote:

Dear Peter:

Attached please find draft subpoenas for Citibank and Union Bank. Please review Attachment 3 attached to each subpoena and let me know if the subpoenas can be sent out ...

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1489

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1609347478543727469&simpl=msg-f%3A16093474...> 3/3



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Aug 22, 2018 at 11:18 AM

Hi Peter:

Schwab advises that it absolutely does not have any records pertaining to Debby ... When I asked the representative to check under James Chang's SSN, I was told that records definitely exist but that Debby's name is not on the account(s). In order to get the records, we'll need to serve a new subpoena on Schwab, this time asking for James Chang's records.

While I have not yet prepared a new subpoena, etc., attached is a draft Attachment 3 re James' records. It has been revised in accordance with your instructions regarding the Vanguard, et al. subpoenas. Please review it and let me know what you think.

Thanks ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Ho - Draft Attachment 3 to Schwab Subpoena re James.pdf

94K

E-MAIL 1490

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: Carol Loza <cloza@ayhmh.com>
 Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Aug 22, 2018 at 11:36 AM

Hi Carol,

Thank you for following up with Schwab and figuring out the account conundrum. The subpoena for James Chang's financial documents at Schwab looks good.

Thanks,
 Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5993 Fax

image001.png
 25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5993 Fax

image001.png
 25K

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Aug 22, 2018 at 11:39 AM

Great. I'll get it out in the next day or so.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1491

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1609524247953426814&simpl=msg-f%3A1609524242...> 2/3

E-MAIL 1492

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1609524247953426814&simpl=msg-f%3A160952424...> 3/3

TRUST A UNDER THE JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED SEPTEMBER 11, 1992, AS AMENDED

San Mateo Superior Court
Case No. 17-PRO-00973

ATTACHMENT 3 ~ CHARLES SCHWAB & CO., INC.

TO: CHARLES SCHWAB & CO., INC.
RECORDS PERTAINING TO: JAMES CHANG
DATE OF BIRTH: UNKNOWN
SOCIAL SECURITY NUMBER: 566-25-6755
TIME PERIOD: JANUARY 1, 2003 THROUGH THE PRESENT

DOCUMENTS REQUESTED

ALL DOCUMENTS RELATING TO ACCOUNTS HELD IN THE NAME OF JAMES CHANG, INDIVIDUALLY, OR JAMES CHANG JOINTLY WITH DEBBY CHANG, SOPHIE CHANG (SAEED), RITA CHANG, AND/OR JUDY CHANG, INCLUDING, BUT NOT LIMITED TO, THE FOLLOWING:

ANY AND ALL DOCUMENTS IN PAPER, PHOTOGRAPHIC, MICROFILM, OR ANY ELECTRONIC FORM INCLUDING THE ENTIRE CONTENTS OF ALL FINANCIAL FILES, ACCOUNT STATEMENTS, CHECKING ACCOUNT STATEMENTS, SAVINGS ACCOUNT STATEMENTS, CANCELLED CHECKS, ALL DEPOSIT RELATED DOCUMENTS, E.G., DEPOSITED CHECKS, DEPOSIT SLIPS, ETC., AND ALL WIRE INSTRUCTIONS AND E-PAYOUT INFORMATION, APPLICATIONS AND/OR ACCOUNT OPENING AND CLOSING DOCUMENTATION, CORRESPONDENCE, REPORTS, NOTES, WRITINGS, DIAGRAMS, FORMS, PRINTOUTS, WORK PAPERS CONCERNING PREPARATION OF FINANCIAL DOCUMENTS AND RECORDS, SIGNATURE CARDS, CERTIFICATES, RECORDS REFLECTING INTEREST EARNED, WITHDRAWN OR REINVESTED, RECORDS REFLECTING ROLLOVERS, FORMS 1099, 1089 OR BACK-UP WITHHOLDING DOCUMENTS, RA, KEOGH OR OTHER RETIREMENT PLANS, DOCUMENTS REFLECTING THE MEANS BY WHICH SECURITIES WERE TRANSFERRED, RECEIPTS FOR DELIVERY OF SECURITIES, BENEFICIARY DESIGNATION DOCUMENTS, MONTHLY STATEMENTS, AND ANY AND ALL OTHER INFORMATION IN YOUR POSSESSION, CUSTODY OR CONTROL NOT SPECIFICALLY REQUESTED ABOVE.

NOTE: IF THE COST OF REPRODUCING THE REQUESTED DOCUMENTS EXCEEDS \$500, PLEASE CONTACT US AS FOLLOWS:

JOHN D. MINTON, ESQ.
ANDERSON YAZDI HWANG MINTON + HORN LLP
350 PRIMROSE ROAD
BURLINGAME CA 94010
TELEPHONE: (650) 212-5900
EMAIL: jminton@ayhmh.com

51476-00001\WorkSite\9302299.1



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>

Fri, Aug 24, 2018 at 3:14 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Afternoon ...

Attached please find a copy of Sarah Sheppard's letter of August 22, 2018, along with a copy of the unredacted "Debby Chang 2003 Revocable Trust".

Have a nice weekend.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 8-22-18 S. Sheppard Ltr to D. Lassen with Unredacted Trust (2).PDF
 1216K

John Minton <jminton@ayhmh.com>

Fri, Aug 24, 2018 at 3:18 PM

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1609720279470662235&simpl=msg-f%3A16097202...> 1/2

7/29/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

To: Carol Loza <cloza@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear all – FYI, this does not affect our pending subpoena, in my view. We do not plan on responding to Ms. Sheppard's letter.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1496

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1609720279470662235&simpl=msg-f%3A16097202...> 2/2

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402
650.397.8700 (phone) / 650.397.8889 (fax)
ssheppard@loewlawgroup.com

August 22, 2018

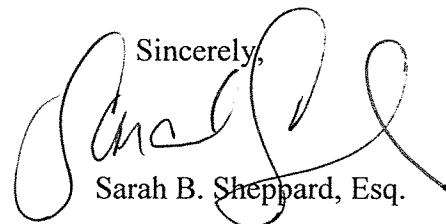
Daniel E. Lassen, Esq.
Anderson Yazdi Hwang Minton + Horn
350 Primrose Road
Burlingame, CA 94010

Re: Ho vs. Chang, et al. *San Mateo Superior Court Case No. 17PRO00973*

Dear Daniel:

Per your request, please find enclosed an unredacted copy of Debby Chang's Trust, bates stamped DC 03010- DC 03029. Ms. Chang further asserts no amendments have been made to her Trust.

Please feel free to contact our office with any questions or concerns.

Sincerely,

Sarah B. Sheppard, Esq.

Enclosure

DEBBY CHANG 2003 REVOCABLE TRUST

ARTICLE ONE

TRUST DECLARATION

DEBBY CHANG (called the **settlor** or the **trustee**, depending on the context), also known as Debby Da Ming Yiu and Da Ming Yiu (maiden name), declares that she has set aside and holds in trust the property described in Schedule A attached to this instrument.

ARTICLE TWO

TRUST ESTATE

All property subject to this instrument from time to time, including but not limited to the property listed in Schedule A, is referred to as the **trust estate** and shall be held, administered, and distributed according to this instrument.

ARTICLE THREE

INCOME AND PRINCIPAL TO SETTLOR

A. The trustee shall pay to or apply for the benefit of the settlor as much of the net income of the trust estate as the settlor demands in quarter-annual or more frequent installments and shall accumulate and add to principal any undistributed net income.

B. If the trustee considers the net income of the trust estate insufficient to provide for the settlor's proper health, education, support, and maintenance, in accordance with the standard of living the settlor enjoys at the date of this instrument, the trustee shall pay to or apply for the settlor's benefit as much of the principal of the trust estate, up to and including the whole of this trust, as is necessary in the trustee's discretion for these purposes, without taking into consideration other funds and assets available to the settlor held free of this trust.

In addition, the trustee shall pay the settlor as much of the principal of trust as the settlor shall request in writing.

ARTICLE FOUR
INCAPACITY OF SETTLOR

If at any time, either in the settlor's discretion, or as certified in writing by two licensed physicians not related by blood or marriage to the settlor or to any beneficiary of this trust, the settlor has become physically or mentally incapacitated, whether or not a court of competent jurisdiction has declared the settlor incompetent or mentally ill or has appointed a conservator, the successor trustee will replace the incapacitated trustee if the incapacitated trustee is the settlor, and the trustee shall apply for the settlor's benefit the amounts of net income and principal necessary in the trustee's discretion or desirable for the settlor's health, support, comfort, enjoyment, and welfare until either the trustee's determination, or the certification in writing by two licensed physicians not related by blood or marriage to the settlor or to any beneficiary of this trust, that the incapacity is removed and that the settlor is again able to manage her own affairs. Any income in excess of the amounts so applied for the settlor's benefit shall be added to principal.

If a conservator of the person or estate is appointed for the settlor, the trustee shall take into account any payments made for the settlor's benefit by the conservator.

ARTICLE FIVE
DISTRIBUTION OF ESTATE

A. On the settlor's death, and subject to any power of appointment exercised by the settlor, the trustee may in the trustee's discretion pay out of the principal of the trust estate the settlor's debts outstanding at the time of his or her death and not barred by the statute of limitations, Statute of Frauds, or any other provision of law; last-illness and funeral expenses; attorneys' fees; other probate expenses or other costs incurred in administering the settlor's probate estate; and estate and inheritance taxes, including interest and penalties arising on the settlor's death.

B(1). On the settlor's death, the trustee shall divide the trust into equal shares, one for each living child of the settlor, and one for each group of the living issue of a deceased child of the settlor. Each share shall be distributed or retained in trust as further provided in this instrument. However, all the jewelry, clothing, household furniture and furnishing, personal automobiles, books, and other tangible articles of a household or personal nature, or the interest in any such property not otherwise specifically disposed of by this trust or in a will or in any other manner, together with any insurance on the property, shall be distributed to the settlor's children who survive by thirty days

in substantially equal shares as they may select on the basis of valuation. These gifts shall be free of all death taxes. If none of the children survive by thirty days, these gifts shall lapse and pass as part of the rest of the trust estate as directed above.

B(2). Each share allocated to a living child of the settlor shall be distributed to each child outright, free of trust.

B(3). Each share allocated to a group composed of the living issue of a deceased child of the settlor shall be distributed to those issue by right of representation, free of trust, subject to article five, paragraph B(7).

B(4). If a child of the settlor dies before becoming entitled to receive distribution of his or her entire share or trust, the undistributed balance of that child's share or trust, including undistributed or accrued income, shall be distributed outright to the child's then-living issue by right of representation or, if there are none, to the settlor's then-living issue by right of representation. If a person or group of persons entitled to distribution has a trust being administered under this instrument for his or her or the group's benefit, his or her or the group's share shall not be distributed outright but shall be added to that trust and administered according to its terms. Any distributions under this paragraph are subject to article five, paragraph B(7).

B(5). If at any time before full distribution of the trust estate the settlor and all the settlor's issue are deceased and no other disposition of the property is directed by this instrument, the remaining portion of the trust shall then be distributed, all to the settlor's brother CHANG-LI YIU if and only if he survives the settlor by thirty days or more, or if not, in equal shares, one to CHANG-LI YIU'S WIFE if and only if she survives the settlor by thirty days or more, and one to THE SETTLOR'S SISTER'S SON SHUH CHTU SONG if and only if he survives the settlor by thirty days or more.

B(6). If the trust share held for any beneficiary who is over 18 years has a total value at the end of any calendar year of less than \$10,000, the trustee in the trustee's discretion may distribute the entire trust estate to that beneficiary and may terminate the trust for that beneficiary.

B(7). If any beneficiary, other than a child of the settlor, entitled to outright distribution of a trust or of a portion of a trust is under age 25, the trustee shall hold and administer the beneficiary's portion of the trust estate for his or her benefit. Income of the property retained in trust shall be added to principal, and the trustee shall pay to or apply for the benefit of the beneficiary as much of the beneficiary's trust, whether principal or income, as the trustee in the trustee's

discretion considers necessary for the beneficiary's proper health, education, support, and maintenance. When the beneficiary attains the age of 25, the trustee shall distribute to the beneficiary all property retained in trust for his or her benefit.

B(8). If a beneficiary, other than a child of the settlor, dies before attaining age 25, the property retained for him or her shall be distributed, subject to the provisions of article five, paragraph B(7), to the beneficiary's issue, or if there is none, to the beneficiary's sibling(s) who are also issue of the settlor, or if there is none, to the settlor's living issue by right of representation, provided, however, that any part of the balance that would otherwise be distributed to a person for whose benefit a trust is then being administered under this instrument shall be added instead to that trust and administered according to its terms. However, if the beneficiary is a grandchild of the settlors, his or her share shall instead be distributed to his or her estate.

C. If the value of any trust or share exceeds the amount of the settlor's Generation-Skipping Transfer Tax ("GST") Exemption (hereinafter referred to as GST Exemption) available at the settlor's death and not otherwise allocated, then the Trustee shall divide the trust or share into two separate trusts or shares designated the exempt trust and the non-exempt trust. The **exempt trust** shall consist of that amount of property equal in value to the amount of the settlor's GST Exemption not otherwise allocated and available at the settlor's death for allocation to the exempt trust; the **non-exempt trust** shall consist of the balance of the trust. This division of a trust into two separate trusts shall result in the **exempt trust** having a Generation-Skipping inclusion ratio of zero and the **non-exempt trust** having a Generation-Skipping inclusion ratio of 1. Each such separate trust shall have the same provisions as the original trust or share from which it is established and references in this trust declaration to the trust or share shall collectively refer to the separate trusts derived from it. To the extent practicable, the trustee shall make all discretionary invasions of principal from the non-exempt trust. When investing and reinvesting the exempt trust and nonexempt trust assets, the trustee may invest primarily to maximize income of the non-exempt trust and to maximize capital gain or growth in the exempt trust.

ARTICLE SIX

REVOCATION AND AMENDMENT

A. The settlor may at any time revoke this instrument in whole or in part by a written instrument. If the settlor revokes this instrument, the trustee shall deliver promptly to the settlor or the settlor's designee all or the designated portion of the trust assets. If the settlor revokes this instrument entirely or

with respect to a major portion of the assets subject to the instrument, the trustee shall be entitled to retain sufficient assets reasonably to secure payment of liabilities the trustee has lawfully incurred in administering the trust, including trustee's fees that have been earned, unless the settlor shall indemnify the trustee against loss or expense.

B. The settlor may at any time amend any terms of this trust by written instrument signed by the settlor. No amendment shall substantially increase the trustee's duties or liabilities or change the trustee's compensation without the trustee's consent, nor shall the trustee be obligated to act under such an amendment unless the trustee accepts it. If a trustee is removed as a result of refusal to accept an amendment, the settlor shall pay to the trustee any sums due and shall indemnify the trustee against liability the trustee has lawfully incurred in administering the trust.

ARTICLE SEVEN

PROBATE COURT

Probate Code sections 17200-17210 or any successor or substitute provisions of that code authorizing optional probate court jurisdiction over living trusts hereby are made expressly applicable to all trusts.

ARTICLE EIGHT

POWERS OF TRUSTEE

To carry out the provisions of the trusts created by this instrument, the trustee shall have the following powers besides those now or later conferred by law:

A. To invest and reinvest all or any part of the trust estate in any common or preferred stocks, shares of investment trusts and investment companies, bonds, debentures, mortgages, deeds of trust, mortgage participations, notes, real estate, or other property the trustee in the trustee's discretion selects. The trustee may continue to hold in the form in which received (or the form to which changed by reorganization, split-up stock dividend, or other like occurrence) any securities or other property the trustee may at any time acquire under this trust, it being the settlor's express desire and intention that the trustee shall have full power to invest and reinvest the trust funds without being restricted to forms of investment that the trustee may otherwise be permitted to make by law; and to consider individual investments as part of an overall investment strategy; and the investments need not be diversified.

B. To continue to hold any property, including any shares

of a trustee's own stock, and to operate at the risk of the trust estate any business that the trustee receives or acquires under the trust as long as the trustee considers advisable.

C. To purchase bonds and to pay any premiums connected with the purchase that the trustee in the trustee's discretion considers advisable, provided, however, each premium is repaid periodically to principal from the interest on the bond in a reasonable manner as the trustee determines and, to the extent necessary, from the proceeds on the sale or other disposition of the bond.

D. To purchase bonds at a discount as the trustee in the trustee's discretion considers advisable. If, however, the trustee determines in the trustee's discretion that the current yield on the bonds is materially less than the rate of return that the trust could otherwise obtain with equivalent safety, all or a portion of the discount shall be credited periodically to income of the trust in a reasonable manner as the trustee determines and, to the extent necessary, paid from the proceeds on the sale or other disposition of the bond or from principal.

E. To retain, purchase, or otherwise acquire unproductive property.

F. To have all the rights, powers, and privileges of an owner of the securities held in trust, including, but not limited to, the powers to vote, give proxies, and pay assessments; to participate in voting trusts, pooling agreements, foreclosures, reorganizations, consolidations, mergers, and liquidations and, incident to such participation, to deposit securities with and transfer title to any protective or other committee on any terms the trustee considers advisable; and to exercise or sell stock subscription or conversion rights.

G. Except as otherwise specifically provided in this instrument, including but not limited to paragraph S of this article eight, or in either settlor's will, federal estate taxes imposed on or by reason of the inclusion of any portion of the trust estate in the gross taxable estate of either settlor under the provisions of any federal tax law shall be paid by the trustee and charged to, prorated among, or recovered from the trust estate or the persons entitled to the benefits under these trusts as and to the extent provided by any applicable tax law or any proration statute. Except when otherwise specifically provided, state death taxes shall be paid and charged to the trust estate or deducted and collected as provided by law.

H. To manage, control, grant options on, sell (for cash or on deferred payments), convey, exchange, partition, divide, improve, and repair trust property.

I. To lease trust property for terms within or beyond the

term of the trust for any purpose, including exploration for and removal of gas, oil, and other minerals; and to enter into community oil leases, pooling, and unitization agreements.

J. To lend money to any person, including the probate estate of the settlor, provided any such loan shall be adequately secured and shall bear a reasonable rate of interest.

K. To purchase property at its fair market value, as determined by the trustee in the trustee's discretion, from the probate estate of the settlor.

L. To loan or advance the trustee's own funds to the trust for any trust purpose, with interest at current rates; to receive security for such loans in the form of a mortgage, pledge, deed of trust, or other encumbrance of any assets of the trust; to purchase assets of the trust at their fair market value as determined by an independent appraisal of those assets; and to sell property to the trust at a price not in excess of its fair market value as determined by an independent appraisal.

M. Each trustee shall have the power to release or to restrict the scope of any power that the trustee may hold in connection with the trust created under this instrument, whether this power is expressly granted in this instrument or implied by law. The trustee shall exercise this power in a written instrument specifying the powers to be released or restricted and the nature of any restriction. Any released power shall pass to and be exercised by the other trustee(s), if any, unless all the trustee(s) have released such power.

N. To take any action and to make any election, in the trustee's discretion, to minimize the tax liabilities of this trust and its beneficiaries. The trustee shall have the power to allocate the benefits among the various beneficiaries, and shall have the power to make adjustments in the rights of any beneficiaries, or between the income and principal accounts to compensate for the consequences of any tax election that the trustee believes has had the effect of directly or indirectly preferring one beneficiary or group of beneficiaries over others.

O. To borrow money and to encumber trust property by mortgage, deed of trust, pledge, or otherwise, for the debts of the trust or the joint debts of the trust and a co-owner of the property in which the trust has an interest, or for a settlor's debts; to guarantee a settlor's debts.

P. To initiate or defend, at the expense of the trust, any litigation relating to the trust or any property of the trust estate the trustee considers advisable, and to compromise or otherwise adjust any claims or litigation against or in favor of the trust.

Q. To carry insurance of the kinds and in the amounts the trustee considers advisable, at the expense of the trust, to protect the trust estate and the trustee personally against any hazard.

R. To withhold from distribution, in the trustee's discretion, at the time for distribution of any property in this trust without the payment of interest, all or any part of the property, if the trustee determines in the trustee's discretion that the property may be subject to conflicting claims, to tax deficiencies, or to liabilities, contingent or otherwise.

S. To purchase in the trustee's discretion at less than par obligations of the United States of America that are redeemable at par in payment of any federal estate tax liability of the settlor in the amounts the trustee considers advisable. The trustee shall exercise the trustee's discretion and purchase these obligations if the trustee believes that the settlor is in substantial danger of death, and may borrow funds and give security for that purpose. The trustee shall resolve any doubt concerning the desirability of making the purchase and its amount in favor of making the purchase and in purchasing a larger, even though somewhat excessive amount. The trustee shall not be liable to the settlor, any heir of the settlor, or any beneficiary of this trust for losses resulting from purchases made in good faith. Notwithstanding anything in this instrument to the contrary, the trustee is directed to pay the federal estate tax due on the settlor's death in an amount not less than the par value plus accrued interest of the obligations that are eligible for redemption to pay the deceased settlor's federal estate taxes, without apportionment or charge against any beneficiary of the trust estate or transferee of property passing outside the trust estate. The legal representative of the deceased settlor's estate, or if none was appointed, the trustee acting under this instrument, shall select the redemption date of these obligations.

T. To partition, allot, and distribute the trust estate on any division or partial or final distribution of the trust estate, in undivided interests or in kind, or partly in money and partly in kind, at valuations determined by the trustee, and to sell any property the trustee considers necessary for division or distribution. In making any division or partial or final distribution of the trust estate, the trustee is not obligated to make a prorata division or to distribute the same assets to beneficiaries similarly situated. The trustee may, in the trustee's discretion, make a nonprorata division between trusts or shares and nonprorata distributions to the beneficiaries if the respective assets allocated to separate trusts or shares, or distributed to the beneficiaries, have equivalent or proportionate fair market value and income tax bases.

U. To retain in the trustee's complete discretion any property of my estate for as long as the trustee considers appropriate. The trustee shall not be liable for any loss incurred by my estate by retaining any such property.

ARTICLE NINE

PRINCIPAL AND INCOME ALLOCATION

A. Except as otherwise specifically provided in this instrument, the determination of all matters with respect to what is principal and income of the trust estate and the apportionment and allocation of receipts and expenses between these accounts shall be governed by the provisions of the California Revised Uniform Principal and Income Act from time to time existing. The trustee in the trustee's discretion shall determine any matter not provided for either in this instrument or in the California Revised Uniform Principal and Income Act.

Notwithstanding any other provision of this instrument or of the California Revised Uniform Principal and Income Act, the trustee must establish a reserve for depreciation of all income-producing real and personal property and of capital improvements and extraordinary repairs. In addition:

A reasonable reserve for depletion of all depletable natural resources, including, but not limited to, oil, gas, and mineral and timber property, shall be charged to income from time to time;

Distributions by mutual funds and similar entities of gains from the sale or other disposition of property shall be credited to principal;

A reasonable reserve for amortization of all intangible property with a limited economic life including, but not limited to, patents and copyrights shall be charged to income from time to time.

B. Income accrued or unpaid on trust property when received into the trust shall be treated as any other income. Income accrued or held undistributed by the trustee at the termination of any trust or any interest in a trust created under this instrument, other than any trust that may be a qualified terminable interest property trust, shall go to the next beneficiaries of that interest or trust in proportion to their interest in it. Income accrued or held in trust on the termination of a qualified terminable interest property trust shall go to the beneficiary of that trust immediately before the termination or to his or her estate. This provision shall not apply to income accrued on Treasury bonds redeemed in payment of the settlor's federal estate tax.

C. Among successive beneficiaries of this trust, all taxes

and other current expenses shall be deemed to have been paid and charged to the period in which they first became due and payable.

D. The trustee need not physically segregate or divide the various trusts, except when segregation or division is required because one of the trusts terminates, but the trustee shall keep separate accounts for the different trusts.

ARTICLE TEN

GENERAL TRUST PROVISIONS

A. Other property acceptable to the trustee may be added to these trusts by any person, by the will or codicil of the settlor, by the proceeds of any life insurance, or otherwise.

Unless otherwise specified in this instrument or in any instrument of transfer, any addition to any trust that has been subdivided into multiple trusts shall augment proportionately the trusts into which such trust has been divided.

Any addition to a trust that at such time has been wholly distributed shall be distributed to the beneficiary of such trust or, if he or she shall not be living, to his or her then-living issue, on the principle of representation. Any addition to a trust that at such time has been partially distributed shall augment proportionately the distributed and undistributed portions of such trust. Any addition to a trust over which a power of appointment has been exercised shall be held in a separate trust or distributed as if the power had not been exercised, unless the instrument exercising that power specifies the manner in which a subsequent addition to the trust shall be distributed.

As used in this instrument, the term "**proportionately**" shall mean equally with respect to all trusts set aside for the settlor's children and, with respect to the trusts for grandchildren into which a trust for a deceased child has been divided, shall refer to a fractional part of the trust set aside for that child, the numerator of which fraction shall be one, and the denominator of which shall be the number of trusts into which the deceased child's trust shall be divided from time to time. Comparable principles shall apply with respect to other beneficiaries.

B. Unless the trustee has received actual notice of the occurrence of an event affecting the beneficial interests of this trust, the trustee shall not be liable to any beneficiary of this trust for distribution made as though the event had not occurred, provided this clause shall not exculpate the trustee from liability arising from nonpayment of death or generation-skipping taxes that may be payable by the trust on occurrence of an event affecting the beneficial interests of this trust.

C. Unless terminated earlier in accordance with other provisions of this instrument, all trusts created under this instrument shall terminate 21 years after the death of the last survivor of the issue of the settlor living on the date of the death of the settlor. The principal and undistributed income of a terminated trust shall be distributed to the income beneficiaries of that trust in the same proportion that the beneficiaries are entitled to receive income when the trust terminates. If at the time of termination the rights to income are not fixed by the terms of the trust, distribution under this clause shall be made, by right of representation, to the persons who are then entitled or authorized, in the trustee's discretion, to receive trust payments.

D. No interest in the principal or income of any trust created under this instrument shall be anticipated, assigned, encumbered, or subjected to creditor's claim or legal process before actual receipt by the beneficiary.

If the creditor of any beneficiary (other than DEBBY CHANG) who is entitled to any distributions from a trust established under this instrument attempts by any means to subject to the satisfaction of his or her claim that beneficiary's interest in any distribution, then, notwithstanding any other provision in this instrument, until the release of the writ of attachment or garnishment or other process, the distribution set aside for such beneficiary shall be disposed of as follows:

(1) The trustee shall pay to or apply for the benefit of the beneficiary all sums the trustee determines to be necessary for the reasonable health, education (including study at an institution of higher learning or vocational school), and support of the beneficiary according to his or her accustomed mode of life; and

(2) The portion of the distribution that the trustee determines to exceed the amount necessary for health, education (including study at an institution of higher learning or vocational school), and support shall in the trustee's discretion either be added to and become principal in whole or in part or be paid to or applied for the benefit of the other beneficiaries then entitled to receive payments from any trust established under this instrument, in proportion to their respective interests in the trust estate; or, if there are no other beneficiaries, the excess income may be paid to or applied for the benefit of the person or persons presumptively entitled to the next eventual interest, in proportion to their respective interest in the trust.

E. The validity of this trust and the construction of its beneficial provisions shall be governed by the laws of the State of California in force on the date of execution of this instrument. This paragraph shall apply regardless of any change of residence of a trustee or any beneficiary, or the appointment or substitution

of a trustee residing or doing business in another state.

Notwithstanding the foregoing, the validity and construction of this trust in relation to any real property located in a jurisdiction outside the State of California shall be determined under the laws of such jurisdiction. If the situs or place of administration of the trust is changed to another state, the law of that state shall govern the administration of the trust.

F(1). In this instrument, in all matters of interpretation, whenever necessary to give effect to any provision of this instrument, the masculine shall include the feminine and neuter and vice versa, the singular shall include the plural, and the plural shall include the singular.

F(2). The headings, titles, underlining, bolding and subtitles, if any, are inserted solely for convenient reference and shall be ignored in any construction of this instrument.

F(3). Whenever this document refers to a provision contained in a specific article, the reference shall be to that article of this instrument.

F(4). All references to specific statutes, codes, or regulations shall include any successors. The term "Internal Revenue Code" shall refer to the Internal Revenue Code of 1954, as amended from time to time, and to any successor statute to it.

F(5). All references to trustee, special trustee, or any other fiduciary shall refer to the individuals or institutions serving from time to time in such capacity under this instrument.

F(6). Whenever this instrument directs that distributions be made to the settlor's then-living issue, on the principle of representation, distributions shall be made in equal shares to the settlor's children, excluding each child who is not living on the happening of the event requiring distribution and who has no issue then living, but including, by right of representation, the then-living issue of each deceased child.

F(7). The use of the word "shall" indicates a mandatory direction, while the use of the word "may" indicates a permissive, but not mandatory, grant of authority.

G(1). Whenever provision is made to pay for the education of a beneficiary, the term "education" shall include vocational school, college, and postgraduate study, if in the trustee's discretion it is pursued to advantage by the beneficiary, at an institution of the beneficiary's choice. In determining payments to be made to the beneficiary for education, the trustee shall consider the beneficiary's reasonable related living and traveling expenses.

G(2). In this instrument, the term "issue" refers to lawful lineal descendants of all degrees, and the terms "child," "children," and "issue" do include adopted children who were five years old or younger at the date of adoption but do not include adopted children who were older than five years of age at the date of adoption.

The terms "issue," "child," and "children" include a child born out of wedlock if a parent-child relationship existed between the child and his or her deceased parent, determined under California law.

G(3). References in this trust to a person's spouse, husband, or wife shall mean any individual who is that person's then lawfully married spouse (determined by the laws of the jurisdiction in which the person then resides), except that an individual shall not be considered a spouse, husband, or wife unless that individual is living with the person as husband or wife (disregarding temporary absences due to vacation, illness, or other emergency) at the time it is necessary to determine the individual's status as a spouse, husband, or wife. The term "spouse," "husband," or "wife" also shall include a widow or widower, if that individual was residing at the time of the deceased person's death with the deceased as husband or wife (disregarding temporary absences due to vacation, illness, or other emergency). This determination shall be made in the trustee's discretion.

G(4). As used in this instrument, the term "charitable organization" shall mean any organization or trust, contributions to which are deductible under Internal Revenue Code sections 501(c)(3), 2055, and 2522 at the time any distributions shall be made to the organization or trust under this instrument.

H. Except as otherwise provided in this instrument, the settlor has intentionally and with full knowledge omitted to provide for some of the settlor's heirs. If any beneficiary under this trust, singly or in conjunction with any other person or persons, directly or indirectly, contests in any court the validity of this trust or of a deceased settlor's last will or seeks to obtain an adjudication in any proceeding in any court that this trust or any of its provisions or that such will or any of its provisions is void, or seeks otherwise to void, nullify, or set aside this trust or any of its provisions or such will or any of its provisions, then that person's right to take any interest given to him or her by this trust shall be determined as it would have been determined if the person had predeceased the execution of this declaration of trust without surviving issue. The provisions of this paragraph shall not apply to any disclaimer by any person of any benefit under this trust or under any will.

The trustee is hereby authorized to defend, at the expense of the trust estate, any contest or other attack of any nature on this trust or any of its provisions and is hereby authorized to pay for any defense, at the expense of the trust estate, any contest or other attack of any nature on such will or any of its provisions.

I. The trustee shall not be personally liable to any creditor or to any other person for making distributions from any trust under the terms of this instrument if the trustee has no notice of the claim of such creditor.

J. Except as otherwise specifically provided in this instrument, if any person named herein fails to survive the settlor for thirty days, for all purposes of this trust, the person shall be considered to have predeceased the settlor.

K. Any beneficiary shall have the right to disclaim all or any part of any interest in property to which he or she may be entitled under this instrument. Except as otherwise provided herein, any interest so disclaimed shall be distributed as if the beneficiary predeceased the settlor. No other interest of the beneficiary shall be affected by the disclaimer, unless that interest also shall be disclaimed.

L. Except as otherwise specifically provided herein, all provisions of this instrument regarding distribution of any trust shall be subject to the exercise of any power of appointment over the trust given under this instrument.

If, on the expiration of six months after the death of any person holding a power of appointment given him or her in this instrument, no instrument purporting to exercise that power has been brought to the attention of the trustee after reasonable investigation, any property may be distributed according to the terms of this instrument as if the power had not been exercised. If a document purporting to exercise the power shall be located later, the trustee shall not be liable to the appointees under the exercise, and the rights of the appointees and the persons receiving property from the trustee shall be governed by applicable law.

Any power of appointment given herein may be exercised by the beneficiary of the power even if the assets constituting the trust over which the power is exercised have not been received by the trustee on the date of the death of the beneficiary.

Any exercise of a lifetime power of appointment shall be implemented immediately on the exercise of the power. A testamentary power shall not apply to any property over which a beneficiary has exercised his or her lifetime power.

A testamentary power shall be considered to have been

exercised only if, by specific reference to the power in his or her will or codicil, a beneficiary has expressed an intention to exercise it.

M. Payments to any beneficiary who is a minor or is under any other disability may be made for the beneficiary's account to the beneficiary's conservator, guardian of the person, custodian under the Uniform Gifts to Minors Act or the Uniform Transfers to Minors Act, parent, or any other suitable adult with whom the beneficiary shall reside, or may be applied for the beneficiary's benefit. Sums may be paid directly to minor beneficiaries who, in the fiduciaries' judgment, have attained sufficient age and discretion to render it probable that such sums will be properly expended. No bond or other security shall be required of any such payee.

No distribution under this instrument to or for the benefit of a minor beneficiary shall discharge the legal obligation of the beneficiary's parents to support him or her in accordance with the laws of the state of the parents' domicile from time to time, unless a court of competent jurisdiction determines that this distribution is necessary for the minor's support, health, or education.

N. All required distributions of income shall be made at least annually.

ARTICLE ELEVEN

TRUSTEES

A. Any trustee may resign at any time. If DEBBY CHANG for any reason fails to qualify or ceases to act as the trustee, then SHIRLEY CHANG SAEED, RITA CHANG and JUDY CHANG shall act as the successor cotrustees. If SHIRLEY CHANG SAEED, RITA CHANG or JUDY CHANG for any reason fails to qualify or ceases to act as a cotrustee, then THE REMAINING TWO COTRUSTEES shall act as the successor cotrustees. If ONE OF THE REMAINING TWO COTRUSTEES for any reason fails to qualify or ceases to act as a cotrustee, then THE REMAINING TRUSTEE shall act as successor trustee.

If all individuals appointed above as trustees or cotrustees are unable or unwilling to act as trustee, all the surviving adult children of the settlor and all the then already appointed guardians of the estates of the minor children of the settlor shall select the successor trustee or cotrustees by unanimous decision. If minor children of the settlor do not already have a guardian of the estate, the consent of the minor children or their guardian or agent or legal representative is not necessary.

B. No bond shall be required of any person named in this

instrument as trustee, or of any person appointed as the trustee in the manner specified in this instrument, for the faithful performance of his or her duties as trustee.

C. Any action by a majority of the trustees, if there is more than one trustee, shall be binding on the trust estate and may be relied on by third parties dealing with the trustees.

D. If there are individual and corporate cotrustees, as long as any individual named in this instrument serves as cotrustee of these trusts, that individual shall have the power from time to time to delegate to the corporate trustee, if any, all or any of his or her powers as cotrustee during temporary vacation periods or other temporary absences from the State of California. The power of delegation shall be exercised by delivery by the individual cotrustee to the corporate trustee of written notice specifying the powers delegated; this delegation shall terminate when the individual cotrustee delivers to the corporate trustee written notice that the delegation has terminated. The individual cotrustee shall incur no liability to any beneficiary of the trust estate as a result of any actions taken or not taken within the scope of delegation during the period of delegation.

E. If the trust(s) have individual and corporate cotrustees and if the individual trustee cannot participate in trust activities because of illness, disability, or any other reason, the corporate trustee, if any, shall, during any incapacity, make all decisions regarding the trust estate as though it were the sole trustee. In determining the individual trustee's illness or disability, the corporate trustee may rely on a certificate or other written statement from two licensed physicians who have examined the individual trustee.

Absent a certificate or statement, the corporate trustee shall petition the court having jurisdiction over this trust for authority to proceed as sole trustee, under authority of this paragraph.

The corporate trustee shall incur no liability to any beneficiary of the trust or to the individual trustee as a result of any action taken under this paragraph.

F. During the settlor's lifetime, the settlor shall have the power, in the settlor's discretion, to direct that the trustee employs a reputable professional investment counsel of the settlor's choice, provided the investment counsel is currently handling five other accounts of similar or larger size. Any investment counsel designated by the settlor shall continue to be retained in that capacity after the settlor's death, absent compelling circumstances to the contrary or except as provided below. On the settlor's death or legal disability, each child of the settlor who has attained the age of 25 shall have the power,

in his or her discretion, to direct that the trustee employ a reputable professional investment counsel of his or her choice (provided the investment counsel is currently handling five other accounts of similar or greater size) to supervise the investment of the trust set aside for that child and his or her issue, and to remove any investment counsel previously acting.

The trustee shall abide by the investment counsel's decision regarding property placed under the investment counsel's control, but shall not be held liable or otherwise surcharged for losses directly attributable to investments made on the independent counsel's advice. While independent counsel is retained by the trustee, the trustee need not conduct reviews of estate or trust investments subject to the investment counsel's supervision and the trustee need not take action on those estate or trust investments, other than to invest otherwise idle cash at interest, unless the trustee receives written instructions from the investment counsel.

If investment counsel is obtained, the trustee's fees for its ordinary services as set out in article thirteen for property subject to the investment counsel's supervision for the period the counsel is retained shall be reduced by 50 percent to account for the absence of investment responsibility for that property.

G. At all times while two or more persons serve as cotrustees under this instrument and if one of the cotrustee is a corporate trustee, the corporate trustee may be given exclusive custody of all or any assets of the trust estate.

H. No trustee shall be liable or responsible for any act, omission, or default of any other trustee, provided the trustee has no knowledge of facts that might reasonably be expected to put the trustee on notice of it.

I. No successor trustee shall be liable for any act, omission, or default of a predecessor trustee. Unless requested in writing within 120 days of appointment by an adult beneficiary of the trust, no successor trustee shall have any duty to investigate or review any action of a predecessor trustee. The successor trustee may accept the accounting records of the predecessor trustee showing assets on hand without further investigation and without incurring any liability to any person claiming or having an interest in the trust.

ARTICLE TWELVE

ACCOUNTING

The trustee, except the settlor, shall account to the adult beneficiaries of the trusts created by this instrument and, to the extent permitted by law, the written approval of the adult beneficiaries shall bind minor and contingent remainder interests.

ARTICLE THIRTEEN

TRUSTEE COMPENSATION

The trustee shall be entitled to pay herself or himself or themselves reasonable compensation from time to time with prior court order. However, individual trustee(s) who are either specifically named in paragraph A of article Eleven of this instrument or are issue of the settlor are not entitled to compensation.

In any event, the trustee shall be entitled to reimburse herself/himself/themselves for any expenses of the trust that she, he or they have paid.

ARTICLE FOURTEEN

NAME

The trust created in this instrument may be referred to collectively as the DEBBY CHANG 2003 REVOCABLE TRUST, and each separate trust created in this instrument may be referred to by adding the name of the beneficiary.

Executed at San Francisco, California, on May 21, 2003.



DEBBY CHANG, Trustee

I certify that I have read the foregoing declaration of trust and that it correctly states the terms and conditions under which the trust estate is to be held, managed, and disposed of by the trustee. I approve the declaration of trust in all particulars and request that the trustee execute it.

Dated on May 21, 2003.



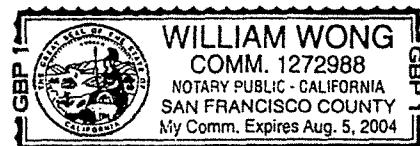
DEBBY CHANG, Settlor

STATE OF CALIFORNIA)
COUNTY OF SAN FRANCISCO) ss.

On May 21, 2003, before me, William J. Wong, a Notary Public in and for said State, personally appeared DEBBY CHANG, proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature: William Wong



DEBBY CHANG 2003 REVOCABLE TRUST

SCHEDULE A

The following is a list of the trust assets, showing the date received by the trust.

Date Received	Description of Property
May 21, 2003	<p>Real Property: Building with principal residence located at 1319 Brewster Court, El Cerrito, California</p>
May 21, 2003	<p>Personal Property: All jewelry, clothing, household furniture and furnishings, and other tangible property of a personal nature belonging to the settlor, or the settlor's interest in any such property normally kept at the settlor's place(s) of residence or safe deposit box(es).</p>



Peter Ho <peter.ho@gmail.com>

Garcia Declaration

1 message

John Minton <jminton@ayhmh.com>
To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>
Cc: "Daniel E. Lassen" <dlassen@ayhmh.com>

Mon, Aug 27, 2018 at 9:43 AM

Dear all –

We received the signed declaration of Geofrey Garcia. Attached is a copy.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ Declaration of Geofrey D. Garcia (with exhibits).pdf
655K

E-MAIL 1518

1 ANDERSON YAZDI HWANG MINTON + HORN LLP
2 John D. Minton (Bar No. 223823)
3 Daniel E. Lassen (Bar No. 271446)
350 Primrose Road
3 Burlingame, California 94010
4 Telephone: (650) 212-5900
Facsimile: (650) 212-5999

5 Attorneys for Petitioner and Trustee
Peter C. Ho

6

7

8 SUPERIOR COURT OF CALIFORNIA
9 COUNTY OF SAN MATEO

10

11 In Re the Matter of

No. 17-PRO-00973

12 TRUST A UNDER THE JAMES F. HO
13 AND GRACE C. HO DECLARATION
14 OF TRUST DATED SEPTEMBER 11,
1992, as amended

DECLARATION OF GEOFREY D. GARCIA

15 PETER C. HO, TRUSTEE OF TRUST A
16 OF THE JAMES F. HO AND GRACE C.
17 HO DECLARATION OF TRUST DATED
18 SEPTEMBER 11, 1992,

Petitioner,

19 vs.

20 DEBBY CHANG, and DOES 1 through
21 20, inclusive,

22 Respondents.

1 I, Geofrey D. Garcia, declare as follows:

2 1. In February 2017, I was a mortgage consultant at Sterling Bank & Trust, FSB, in San
3 Mateo, California.

4 2. In February 2017, I met with Debby Chang regarding her application for a residential
5 loan from Sterling Bank & Trust to finance the purchase of a single family residence located at
6 229 Fulton Street, Redwood City, California. I met with Ms. Chang alone to have a face to face
7 conversation about her creditability. I did not communicate with James Ho at any time. Based
8 on the information Ms. Chang provided, I requested and supported the approval of Ms. Chang's
9 application for a loan of \$1,135,000.

10 3. An essential part of evaluating Ms. Chang's application was determining whether Ms.
11 Chang had sufficient cash flow to make monthly mortgage payments. During our conversation,
12 Ms. Chang told me that she was currently employed with Evergreen Life Company where she
13 had been a sales executive and had done the company's accounting for the past five years. She
14 also told me that she received gross monthly employment income from Evergreen Life Company
15 of \$18,500.00. Ms. Chang also stated that James Ho was her husband, and that they were then
16 sharing one room in one of her rental properties and sharing the rest of the house with tenants.
17 She stated that she wanted to buy 229 Fulton Street so that she and her husband could live there
18 alone. I relied on Ms. Chang's statements during our conversation to recommend that she
19 receive the loan. I prepared a loan summary letter dated February 22, 2017 regarding my
20 conversation with Ms. Chang. A true and correct copy of the loan summary letter is attached as
21 **Exhibit A.** All the information in the third paragraph of the loan summary was provided by Ms.
22 Chang.

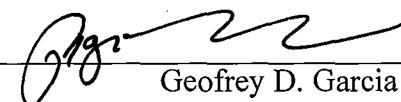
23 4. I entered the information Ms. Chang provided during our conversation into a Uniform
24 Residential Loan Application. A true and correct copy of that application is attached as **Exhibit**
25 **B.** All of the information entered into the application was provided by Ms. Chang.

26 5. Ms. Chang also provided to me a verification form from Evergreen Life Company,
27 which was consistent with the information she provided in our face to face meeting. A true and
28 correct copy of the verification is attached as **Exhibit C.**

1 6. Ms. Chang also provided a letter of explanation of three large deposits into her Chase
2 Bank account. She stated that deposits of \$10,000 on February 27, 2017 and \$9,100 on February
3 13, 2017 were part of her regular employment income and bonus from Evergreen Life Company.
4 She also stated that a deposit of \$1,100,000 on February 22, 2017 was a gift from her husband,
5 James Ho. Further, she stated that she wanted to buy the 229 Fulton Street property because it
6 was closer to her clients at Evergreen Life Company. She also stated that she and her husband
7 were sharing a home with tenants, and she wanted to buy 229 Fulton Street so they could live
8 somewhere alone. I entered all this information into a letter of explanation, which Ms. Chang
9 reviewed and signed. A true and correct copy of the letter of explanation dated March 14, 2017
10 is attached as **Exhibit D**.

11 I declare under penalty of perjury pursuant to the laws of the State of California that the
12 foregoing is true and correct.

13 Executed August 13, 2018, at Burlingame, California.



14
15
16
17 Geofrey D. Garcia
18
19 51476-00001\WorkSite\9289259.2
20
21
22
23
24
25
26
27
28

EXHIBIT A

Sterling Bank & Trust, FSB
Advantage Home Loan Program

Loan Summary

Date: 02/22/2017
Loan #: 1702000571

Loan Amount: \$\$1,135,000
Terms: 3/1 ARM – Primary

To Whom It May Concern:

The aim of this letter is to indicate the creditability of Debby Chang for the Sterling Bank Advantage Home Loan Program.

I am convinced that Debby Chang is competent for the loan amount requested after my conversation with her face to face.

Debby Chang is a hard working individual and has been working as a sales executive and also doing the accounting for her employer. Debby Chang has been with the company since 2012. Borrower has also other rental properties that provided her a decent cash flow. Her current residence are currently rented for the past years and she's only living on one of the room sharing with the tenants. Debby Chang want to purchase the subject property so she and her husband have their own place to stay on their own.

I request and support the approval of this loan with the borrower's employment stability, and decent down payment and excellent credit history.

Best,



Geofrey Garcia

Mortgage Consultant-NMLS# 1066314
Sterling Bank & Trust, FSB
1210 Broadway Ave. Burlingame, CA 94010
ggarcia@sterlingbank.com



Debby Chang

EXHIBIT B

Sterling Bank & Trust, FSB
Uniform Residential Loan Application

This application is designed to be completed by the applicant(s) with the Lender's assistance. Applicants should complete this form as "Borrower" or "Co-Borrower", as applicable. Co-Borrower information must also be provided (and the appropriate box checked) when the income or assets of a person other than the Borrower (including the Borrower's spouse) will be used as a basis for loan qualification or the income or assets of the Borrower's spouse or other person who has community property rights pursuant to state law will not be used as a basis for loan qualification, but his or her liabilities must be considered because the spouse or other person has community property rights pursuant to applicable law and Borrower resides in a community property state, the security property is located in a community property state, or the Borrower is relying on other property located in a community property state as a basis for repayment of the loan.

If this is an application for joint credit, Borrower and Co-Borrower each agree that we intend to apply for joint credit (sign below).

Borrower	Co-Borrower			
I. TYPE OF MORTGAGE AND TERMS OF LOAN				
Mortgage <input type="checkbox"/> VA <input checked="" type="checkbox"/> Conventional <input type="checkbox"/> Other (explain): Applied for: <input type="checkbox"/> FHA <input type="checkbox"/> USDA/Rural Housing Service	Agency Case Number Lender Case Number 1702000571			
Amount \$ 1,135,000.00	Interest Rate 5.625 %	No. of Months 360	Amortization Type: <input type="checkbox"/> Fixed Rate <input type="checkbox"/> GPM <input checked="" type="checkbox"/> ARM (type):	Other (explain): 3/1 ADV
II. PROPERTY INFORMATION AND PURPOSE OF LOAN				
Subject Property Address (street, city, state, & ZIP) 229 FULTON, Redwood City, CA 94062 County: San Mateo				No. of Units
Legal Description of Subject Property (attach description if necessary)				Year Built
Purpose of Loan: <input checked="" type="checkbox"/> Purchase <input type="checkbox"/> Construction <input type="checkbox"/> Other (explain): <input type="checkbox"/> Refinance <input type="checkbox"/> Construction-Permanent			Property will be: <input checked="" type="checkbox"/> Primary <input type="checkbox"/> Secondary <input type="checkbox"/> Investment Residence	
<i>Complete this line if construction or construction-permanent loan.</i>				
Year Lot Acquired	Original Cost \$	Amount Existing Liens \$	(a) Present Value of Lot \$	(b) Cost of Improvements \$
Year Acquired	Original Cost \$	Amount Existing Liens \$	Purpose of Refinance	Describe Improvements <input type="checkbox"/> made <input type="checkbox"/> to be made Cost \$
Title will be held in what Name(s) DEBBY CHANG			Manner in which Title will be held	
Source of Down Payment, Settlement Charges and/or Subordinate Financing (explain)			Estate will be held in: <input checked="" type="checkbox"/> Fee Simple <input type="checkbox"/> Leasehold (show expiration date)	
Borrower	III. BORROWER INFORMATION			Co-Borrower
Borrower's Name (include Jr. or Sr. if applicable) DEBBY CHANG			Co-Borrower's Name (include Jr. or Sr. if applicable)	
Social Security Number 559-23-9785	Home Phone (incl. area code) 510-236-9727	DOB (MM/DD/YYYY) 06/02/1939	Yrs. School //	Social Security Number Home Phone (incl. area code) DOB (MM/DD/YYYY) Yrs. School //
<input type="checkbox"/> Married <input checked="" type="checkbox"/> Unmarried (include single, divorced, widowed) <input type="checkbox"/> Separated	Dependents (not listed by Co-Borrower) no. ages	<input type="checkbox"/> Married <input type="checkbox"/> Unmarried (include single, divorced, widowed) <input type="checkbox"/> Separated	Dependents (not listed by Borrower) no. ages	
Present Address (street, city, state, ZIP) 1319 BREWSTER CT El Cerrito, CA 94530	<input checked="" type="checkbox"/> Own <input type="checkbox"/> Rent No. Yrs. 15Y	Present Address (street, city, state, ZIP) 1319 BREWSTER CT El Cerrito, CA 94530	<input type="checkbox"/> Own <input type="checkbox"/> Rent No. Yrs.	
Mailing Address, if different from Present Address		Mailing Address, if different from Present Address		
If residing at present address for less than two years, complete the following:				
Former Address (street, city, state, ZIP)	<input type="checkbox"/> Own <input type="checkbox"/> Rent No. Yrs.	Former Address (street, city, state, ZIP) <input type="checkbox"/> Own <input type="checkbox"/> Rent No. Yrs.		
Borrower	IV. EMPLOYMENT INFORMATION			Co-Borrower
Name & Address of Employer EVERGREEN LIFE COMPANY 600 CLAYTON AVE El Cerrito, CA 94530	<input type="checkbox"/> Self Employed	Yrs. on this job 5Y	Name & Address of Employer	<input type="checkbox"/> Self Employed
		Yrs. employed in this line of work/profession		Yrs. employed in this line of work/profession
Position/Title/Type of Business SALES EXECUTIVE AND ACCOUNTIN	Business Phone (incl. area code)		Position/Title/Type of Business	Business Phone (incl. area code)
<i>If employed in current position for less than two years or if currently employed in more than one position, complete the following:</i>				



Sterling Bank & Trust, FSB

Borrower		IV. EMPLOYMENT INFORMATION			Co-Borrower	
Name & Address of Employer		<input type="checkbox"/> Self Employed	Dates (from-to)	Name & Address of Employer	<input type="checkbox"/> Self Employed	Dates (from-to)
Position/Title/Type of Business		Business Phone (incl. area code)		Position/Title/Type of Business		Business Phone (incl. area code)
Name & Address of Employer		<input type="checkbox"/> Self Employed	Dates (from-to)	Name & Address of Employer	<input type="checkbox"/> Self Employed	Dates (from-to)
Position/Title/Type of Business		Business Phone (incl. area code)		Position/Title/Type of Business		Business Phone (incl. area code)

V. MONTHLY INCOME AND COMBINED HOUSING EXPENSE INFORMATION

Gross Monthly Income	Borrower	Co-Borrower	Total	Combined Monthly Housing Expense	Present	Proposed
Base Empl. Income*	\$ 18,500.00	\$	\$ 18,500.00	Rent	\$	
Overtime				First Mortgage (P&I)	2,111.00	\$ 6,533.70
Bonuses				Other Financing (P&I)		
Commissions				Hazard Insurance	100.00	189.17
Dividends/Interest				Real Estate Taxes	550.00	2,048.75
Net Rental Income	2,101.00		2,101.00	Mortgage Insurance		
Other (before completing, see the notice in "describe other income," below)				Homeowner Assn. Dues		
Total	\$ 20,601.00	\$	\$ 20,601.00	Other:		0.00
				Total	\$ 2,761.00	\$ 8,771.62

* Self Employed Borrower(s) may be required to provide additional documentation such as tax returns and financial statements.

Described Other Income Notice: Alimony, child support, or separate maintenance income need not be revealed if the Borrower (B) or Co-Borrower (C) does not choose to have it considered for repaying this loan.

B/C	Monthly Amount
SS/PENSION INCOME	\$ 2,100.00

VI. ASSETS AND LIABILITIES

This Statement and any applicable supporting schedules may be completed jointly by both married and unmarried Co-Borrowers if their assets and liabilities are sufficiently joined so that the Statement can be meaningfully and fairly presented on a combined basis; otherwise separate Statements and Schedules are required. If the Co-Borrower section was completed about a non-applicant spouse or other person, this Statement and supporting schedules must be completed about that spouse or other person also.

Completed Jointly Not Jointly

ASSETS	Cash or Market Value	Liabilities and Pledged Assets. List the creditor's name, address and account number for all outstanding debts, including automobile loans, revolving charge accounts, real estate loans, alimony, child support, stock pledges, etc. Use continuation sheet, if necessary. Indicate by (*) those liabilities which will be satisfied upon sale of real estate owned or upon refinancing of the subject property.		
		LIABILITIES	Monthly Payment & Months Left to Pay	Unpaid Balance
List checking and savings accounts below		Name and address of Company OCWEN LOAN SERVICING L	\$ Payment/Months	\$
Name and address of Bank, S&L, or Credit Union STERLING BANK		12650 INGENUITY DR ORLANDO, FL 32826	3,692.00 224	614,648.00
Acct. no. 7440074607		Acct. no. 7440074607		
Acct. no. 1,100,000.00		Name and address of Company QUICKEN LOANS, INC.	\$ Payment/Months	\$
Name and address of Bank, S&L, or Credit Union		1050 WOODWARD AVE DETROIT, MI 48226	2,111.00 291	361,217.00
Acct. no. 8673316594523		Acct. no. 8673316594523		
Acct. no. \$		Name and address of Company JPMORGAN CHASE BANK	\$ Payment/Months	\$
Name and address of Bank, S&L, or Credit Union		PO BOX 24696 COLUMBUS, OH 43224	511.00 0	199,123.00
Acct. no. 419401503556		Acct. no. 419401503556		



Sterling Bank & Trust, FSB

VI. ASSETS AND LIABILITIES (cont.)				
Acct. no.	\$	Name and address of Company	\$ Payment/Months	\$
Name and address of Bank, S&L, or Credit Union		CHASE CARD PO BOX 15298 WILMINGTON, DE 19850	25.00 12	278.00
Acct. no.	\$	Acct. no. 426684138414		
Stocks & Bonds (Company name/number & description)	\$	CITICARDS CBNA PO BOX 6190 SIOUX FALLS, SD 57117	201.00 1	201.00
Life insurance net cash value	\$	Acct. no. 4100390520015799		
Face amount: \$		Name and address of Company	\$ Payment/Months	\$
Subtotal Liquid Assets	\$ 1,100,000.00			
Real estate owned (enter market value from schedule of real estate owned)	\$ 2,850,000.00	Acct. no.		
Vested interest in retirement fund	\$	Name and address of Company	\$ Payment/Months	\$
Net worth of business(es) owned (attach financial statement)	\$			
Automobiles owned (make and year)	\$	Acct. no.		
Other Assets (itemize)	\$	Alimony/Child Support/Separate Maintenance Payments Owed to:	\$	
		Job-Related Expense (child care, union dues, etc.)	\$	
		Total Monthly Payments	\$ 6,540.00	
Total Assets a.	\$ 3,950,000.00	Net Worth (a minus b)	\$ 2,774,533.00	Total Liabilities b. \$ 1,175,467.00

Schedule of Real Estate Owned (If additional properties are owned, use continuation sheet.)

Property Address (enter S if sold, PS if pending sale or R if rental being held for income)		Type of Property	Present Market Value	Amount of Mortgages & Liens	Gross Rental Income	Mortgage Payments	Insurance, Maintenance, Taxes & Misc.	Net Rental Income
1627 MCCOLLUM ST Los Angeles, CA 90026	R	2-4	\$ 1,500,000.00	\$ 614,648.00	\$ 7,245.00	\$ 3,692.00	\$ 1,185.00	\$ 557
1319 BREWSTER CT El Cerrito, CA 94530	R	SFR	\$ 1,350,000.00	\$ 361,217.00	\$ 6,000.00	\$ 2,111.00	\$ 845.00	\$ 1,544
		Totals	\$ 2,850,000.00	\$ 975,865.00	\$ 13,245.00	\$ 5,803.00	\$ 2,030.00	\$ 2,101

List any additional names under which credit has previously been received and indicate appropriate creditor name(s) and account number(s):

Alternate Name

Creditor Name

Account Number

VII. DETAILS OF TRANSACTION

VIII. DECLARATIONS

a. Purchase Price	\$ 2,235,000.00	If you answer "Yes" to any questions a through i, please use continuation sheet for explanation.		Borrower	Co-Borrower
b. Alterations, improvements, repairs		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Land (if acquired separately)		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d. Refinance (incl. debts to be paid off)		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
e. Estimated prepaid items	5,424.30	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
f. Estimated closing costs	15,392.45	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
g. PMI, MIP, Funding Fee		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
h. Discount (if Borrower will pay)		<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
i. Total costs (add items a through h)	2,255,816.75	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
j. Subordinate financing		(This would include such loans as home mortgage loans, SBA loans, home improvement loans, educational loans, manufactured (mobile) home loans, any mortgage, financial obligation, bond, or loan guarantee. If "Yes," provide details, including date, name and address of Lender, FHA or VA case number, if any, and reason(s) for the action.)			
k. Borrower's closing costs paid by Seller					

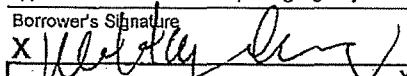


VII. DETAILS OF TRANSACTION		VIII. DECLARATIONS				
I. Other Credits (explain) LenderCredit	0.00	If you answer "Yes" to any questions a through i, please use continuation sheet for explanation.	Borrower	Co-Borrower		
		f. Are you presently delinquent or in default on any Federal debt or any other loan, mortgage, financial obligation, bond or loan guarantee? If "Yes," give details as described in the preceding question.	<input type="checkbox"/>	X	<input type="checkbox"/>	<input type="checkbox"/>
		g. Are you obligated to pay alimony, child support, or separate maintenance?	<input type="checkbox"/>	X	<input type="checkbox"/>	<input type="checkbox"/>
		h. Is any part of the down payment borrowed?	<input type="checkbox"/>	X	<input type="checkbox"/>	<input type="checkbox"/>
		i. Are you a co-maker or endorser on a note?	<input type="checkbox"/>	X	<input type="checkbox"/>	<input type="checkbox"/>
m. Loan amount (exclude PMI, MIP, Funding Fee financed)	1,135,000.00	j. Are you a U.S. citizen?	<input type="checkbox"/>	X	<input type="checkbox"/>	<input type="checkbox"/>
n. PMI, MIP, Funding Fee financed		k. Are you a permanent resident alien?	<input type="checkbox"/>	X	<input type="checkbox"/>	<input type="checkbox"/>
o. Loan amount (add m & n)	1,135,000.00	l. Do you intend to occupy the property as your primary residence? If "Yes," complete question m below.	<input type="checkbox"/>	X	<input type="checkbox"/>	<input type="checkbox"/>
p. Cash from / to Borrower (subtract j, k, l & o from i)	1,120,816.75	m. Have you had an ownership interest in a property in the last three years? (1) What type of property did you own - principal residence (PR), second home (SH), or investment property (IP)? (2) How did you hold title to the home - solely by yourself (S), jointly with your spouse (SP), or jointly with another person (O)?	<input type="checkbox"/>	PR	<input type="checkbox"/>	<input type="checkbox"/>
			<input type="checkbox"/>	S	<input type="checkbox"/>	<input type="checkbox"/>

IX. ACKNOWLEDGEMENT AND AGREEMENT

Each of the undersigned specifically represents to Lender and to Lender's actual or potential agents, brokers, processors, attorneys, insurers, servicers, successors and assigns and agrees and acknowledges, that: (1) the information provided in this application is true and correct as of the date set forth opposite my signature and that any intentional or negligent misrepresentation of this information contained in this application may result in civil liability, including monetary damages, to any person who may suffer any loss due to reliance upon any misrepresentation that I have made on this application, and/or in criminal penalties including, but not limited to, fine or imprisonment or both under the provisions of Title 18, United States Code, Sec. 1001, et seq.; (2) the loan requested pursuant to this application (the "Loan") will be secured by a mortgage or deed of trust on the property described in this application; (3) the property will not be used for any illegal or prohibited purpose or use; (4) all statements made in this application are made for the purpose of obtaining a residential mortgage loan; (5) the property will be occupied as indicated in this application; (6) the Lender, its servicers, successors or assigns may retain the original and/or electronic record of this application, whether or not the Loan is approved; (7) the Lender and its agents, brokers, insurers, servicers, successors and assigns may continuously rely on the information contained in the application, and I am obligated to amend and/or supplement the information provided in this application if any of the material facts that I have represented herein should change prior to closing of the Loan; (8) in the event that my payments on the Loan become delinquent, the Lender, its servicers, successors or assigns may, in addition to any other rights and remedies that it may have relating to such delinquency, report my name and account information to one or more consumer reporting agencies; (9) ownership of the Loan and/or administration of the Loan account may be transferred with such notice as may be required by law; (10) neither Lender nor its agents, brokers, insurers, servicers, successors or assigns has made any representation or warranty, express or implied, to me regarding the property or the condition or value of the property; and (11) my transmission of this application as an "electronic record" containing my "electronic signature," as those terms are defined in applicable federal and/or state laws (excluding audio and video recordings), or my facsimile transmission of this application containing a facsimile of my signature, shall be as effective, enforceable and valid as if a paper version of this application were delivered containing my original written signature.

Acknowledgement: Each of the undersigned hereby acknowledges that any owner of the Loan, its servicers, successors and assigns, may verify or reverify any information contained in this application or obtain any information or data relating to the Loan, for any legitimate business purpose through any source, including a source named in this application or a consumer reporting agency.

Borrower's Signature 	Date 2/22/17	Co-Borrower's Signature 	Date
---	-----------------	--	------

X. INFORMATION FOR GOVERNMENT MONITORING PURPOSES

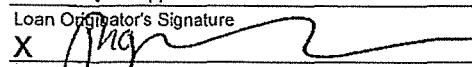
The following information is requested by the Federal Government for certain types of loans related to a dwelling in order to monitor the lender's compliance with equal credit opportunity, fair housing and home mortgage disclosure laws. You are not required to furnish this information, but are encouraged to do so. The law provides that a lender may not discriminate either on the basis of this information, or on whether you choose to furnish it. If you furnish the information, please provide both ethnicity and race. For race, you may check more than one designation. If you do not furnish ethnicity, race, or sex, under Federal regulations, this lender is required to note the information on the basis of visual observation and surname if you have made this application in person. If you do not wish to furnish the information, please check the box below. (Lender must review the above material to assure that the disclosures satisfy all requirements to which the lender is subject under applicable state law for the particular type of loan applied for.)

BORROWER <input type="checkbox"/> I do not wish to furnish this information.	CO-BORROWER <input type="checkbox"/> I do not wish to furnish this information.
Ethnicity: <input checked="" type="checkbox"/> Hispanic or Latino <input type="checkbox"/> Not Hispanic or Latino	Ethnicity: <input type="checkbox"/> Hispanic or Latino <input type="checkbox"/> Not Hispanic or Latino
Race: <input type="checkbox"/> American Indian or Alaska native <input checked="" type="checkbox"/> Asian <input type="checkbox"/> Black or African American	Race: <input type="checkbox"/> American Indian or Alaska native <input type="checkbox"/> Asian <input type="checkbox"/> Black or African American
<input type="checkbox"/> Native Hawaiian or Other Pacific Islander <input type="checkbox"/> White	<input type="checkbox"/> Native Hawaiian or Other Pacific Islander <input type="checkbox"/> White
Sex: <input checked="" type="checkbox"/> Female <input type="checkbox"/> Male	Sex: <input type="checkbox"/> Female <input type="checkbox"/> Male

To be Completed by Loan Originator:

This information was provided:

- In a face-to-face interview
- In a telephone interview
- By the applicant and submitted by fax or mail
- By the applicant and submitted via e-mail or the Internet

Loan Originator's Signature 	Date 2/22/17	
Loan Originator's Name (print or type) Geofrey D. Garcia	Loan Originator Identifier 1066314	Loan Originator's Phone Number (including area code) 650-685-6430
Loan Origination Company's Name Sterling Bank & Trust, FSB	Loan Origination Company Identifier 409418	Loan Origination Company's Address One Towne Square, Suite 1900 Southfield, MI 48076

DEBBY CHANG



Sterling Bank & Trust, FSB

Continuation Sheet/Residential Loan Application

Use this continuation sheet if you
need more space to complete the
Residential Loan Application.
Mark B for Borrower or C for
Co-Borrower.

Borrower:
DEBBY CHANG

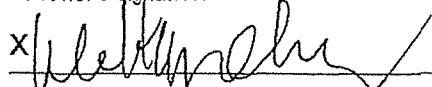
Agency Case Number:

Co-Borrower:

Lender Case Number:
1702000571

I/We fully understand that it is a Federal crime punishable by fine or imprisonment, or both, to knowingly make any false statements concerning any of the above facts as applicable under the provisions of Title 18, United States Code, Section 1001, et seq.

Borrower's Signature:



Date

2/27/11

Co-Borrower's Signature:

X

Date

Uniform Residential Loan Application
Freddie Mac Form 65 7/05 (rev.6/09)

1003 Page 5 (Letter) ~ 04/2010 ~ Encompass360®

Page 5 of 6



Fannie Mae Form 1003 7/05 (rev.6/09)

E-MAIL 1529

EXHIBIT C

Request for Verification of Employment

1702000571

Privacy Act Notice: This information is to be used by the agency collecting it or its assignees in determining whether you qualify as a prospective mortgagor under its program. It will not be disclosed outside the agency except as required and permitted by law. You do not have to provide this information, but if you do not your application for approval as a prospective mortgagor or borrower may be delayed or rejected. The information requested in this form is authorized by Title 38, USC, Chapter 37 (if VA); by 12 USC, Section 1701 et seq. (if HUD/FHA); by 42 USC, Section 1452b (if HUD/CPD); and Title 42 USC, 1471 et. seq., or 7 USC, 1921 et. seq. (if USDA/FmHA).

Instructions: Lender – Complete Items 1 through 7. Have applicant complete Item 8. Forward directly to employer named in Item 1.
Employer – Please complete either Part II or Part III as applicable. Complete Part IV and return directly to lender named in Item 2.
The form is to be transmitted directly to the lender and is not to be transmitted through the applicant or any other party.

Part I - Request

1. To (Name and address of employer) EVERGREEN LIFE COMPANY 600 CLAYTON AVE El Cerrito, CA 94530	2. From (Name and address of lender) Geofrey D. Garcia Sterling Bank & Trust, FSB One Towne Square, Suite 1900 Southfield, MI 48076 Phone 650-685-6430
	Fax 245-286-4219

I certify that this verification has been sent directly to the employer and has not passed through the hands of the applicant or any other interested party.

3. Signature of Lender	4. Title Mortgage Consultants	5. Date 3/10/2017	6. Lender's Number (Optional) 1702000571
------------------------	----------------------------------	----------------------	--

I have applied for a mortgage loan and stated that I am now or was formerly employed by you. My signature below authorizes verification of this information.

7. Name and Address of Applicant (include employee or badge number) DEBBY CHANG 1319 BREWSTER CT, El Cerrito, CA 94530	8. Signature of Applicant See attached borrower's authorization
--	--

Part II – Verification of Present Employment

9. Applicant's Date of Employment Jan. 9, 2012	10. Present Position Sales Executive/Accounting	11. Probability of Continued Employment Yes
12A. Current Gross Base Pay (Enter Amount and Check Period) \$18,500 S _____ □ Annual □ Hourly □ Monthly □ Other (Specify) □ Weekly		13. For Military Personnel Only Pay Grade Type Monthly Amount Base Pay \$ _____ Rations \$ N/A
		14. If Overtime or Bonus is Applicable, Is Its Continuance Likely? Overtime <input type="checkbox"/> Yes <input type="checkbox"/> No Bonus <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
		15. If paid hourly – average hours per week N/A
12B. Gross Earnings Type Year To Date Past Year Past Year Base Pay Thru \$18,500 Monthly Clothing \$ N/A Overtime Quarters \$ N/A Commissions Pro Pay \$ N/A Bonus \$8,000 \$7,500 \$6,900 Overseas or Combat \$ N/A Annual Variable Housing Allowance \$ N/A		16. Date of applicant's next pay increase N/A
		17. Projected amount of next pay increase N/A
		18. Date of applicant's last pay increase
		19. Amount of last pay increase

20. Remarks (If employee was off work for any length of time, please indicate time period and reason)

Part III – Verification of Previous Employment

21. Date Hired	23. Salary/Wage at Termination Per (Year) (Month) (Week)		
22. Date Terminated	Base _____	Overtime _____	Commissions _____
24. Reason for Leaving	25. Position Held		

Part IV – Authorized Signature - Federal statutes provide severe penalties for any fraud, intentional misrepresentation, or criminal connivance or conspiracy purposed to influence the issuance of any guaranty or insurance by the VA Secretary, the U.S.D.A., FmHA/FHA Commissioner, or the HUD/CPD Assistant Secretary.

26. Signature of Employer <i>Shiow-Yuh Tsai</i>	27. Title (Please print or type) Owner	28. Date 03/11/17
29. Please print or type name signed in Item 26. Shiow-Yuh Tsai	30. Phone No. (408) 417-5445	

Fannie Mae
Form 1005 July 96

EXHIBIT D

03/14/2017

Letter of Explanation

Large Deposits Chase Bank Account

02.27 \$10,000 Part of my income and Bonus

02/13 \$9,100 Part of my income and Bonus

Sterling Bank Account

02/22 \$1,100,000 Gift from my husband.

To whom it may concern:

Let me express my motivation to purchase the 229 Fulton St Redwood City, Ca property. I've been renting my current residence for the past few years already and I've been staying on one of the room so my husband and I decided to finally move out of the property and purchase a new one for our self. The subject property is much closer to transportation and to medical facilities. The neighborhood is also much nicer and more peaceful. Most of my clients are also in the peninsula area so it's closer to the property and easier for me to drive around. Thank you so much and I am looking forward for your approval for my request.

Sincerely,


Debby Chang



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Mon, Aug 27, 2018 at 12:30 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the records we received from Fidelity Investments in response to our subpoena.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho - Fidelity Investments (2008).pdf
2552K

Ho - Fidelity Investments (2009).pdf
3574K

E-MAIL 1534



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

8 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Aug 27, 2018 at 11:27 AM

Hi:

Do you have a minute to talk about the Schwab records?

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
ELP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Mon, Aug 27, 2018 at 12:06 PM

Hi Carol,

Sure--do you want to call me after lunch?

Thanks,
Peter

[Quoted text hidden]

2 attachments**E-MAIL 1535**

7/29/2020

Gmail - Ho vs. Chang

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

image001.png
25K

Carol Loza <cloza@aymh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Aug 27, 2018 at 12:19 PM

Is 2:15 okay?

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@aymh.com>

Mon, Aug 27, 2018 at 12:28 PM

yep

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5999 Fax

image001.png
25K

E-MAIL 1536

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Aug 27, 2018 at 2:27 PM

Here's the list ... I'll ask for an updated list ...

From: Jocelyn Siqueiros [mailto:Jocelyn@countylegalsvc.com]
Sent: Thursday, August 16, 2018 3:43 PM
To: Carol Loza
Subject: RE: Ho vs. Chang

Ms. Sheppard requested,

1. Sufen Tammy Yu, EA, Tax Servicer
2. Margot E. Mackerrow, Lewmar Tax Services
3. J.P. Morgan Chase Bank
4. Cathay bank (Lisa L. Kim)
5. Chase Bank

Thank you,

Jocelyn



Jocelyn Siqueiros
[111 N. Market Street, Suite 116](http://111NMarketStreet.com)
[San Jose, CA 95113](http://SanJoseCA95113.com)
 Tele: (408) 564-7360
 Fax : (408) 564-7460
 Email: Jocelyn@countylegalsvc.com

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: John Minton <jminton@ayhmh.com>

Mon, Aug 27, 2018 at 2:46 PM

Peter:

Here is County Legal's response to my request for an updated list of records ordered by the Loew Law Group.

E-MAIL 1537

From: Jocelyn Siqueiros [mailto:Jocelyn@countylegalsvc.com]
Sent: Monday, August 27, 2018 2:43 PM
To: Carol Loza
Subject: RE: Ho vs. Chang

Good afternoon Ms. Loza,

Our e-mail from Ms. Sheppard, consisted of a request for records from Sufen Tammy, Chase Bank, Cathay Bank, J.P. Morgan and Lewmar Tax Services. We've shared all files with her through drop box, except the Tax Services records due to no records being produced by them. Please let me know if you have any further questions.

Kindly,

Jocelyn



Jocelyn Siqueiros

<111 N. Market Street, Suite 116>

<San Jose, CA 95113>

Tele: (408) 564-7360

Fax : (408) 564-7460

Email: Jocelyn@countylegalsvc.com

From: Carol Loza <cloza@ayhmh.com>
Sent: Monday, August 27, 2018 2:28 PM
To: Jocelyn Siqueiros <Jocelyn@countylegalsvc.com>
Subject: Ho vs. Chang

Hi Jocelyn:

When you have a moment, may I please have an updated list of the records ordered by the Loew Law Group ... Thank you.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: "John D. Minton" <jminton@ayhmh.com>
Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Aug 27, 2018 at 3:03 PM

Hi Carol,

E-MAIL 1538

Thanks for the updated list from Jocelyn. However, it doesn't appear that this list is comprehensive; for example, Jeff clearly had John Martin's subpoenaed files as well as those from Sterling Bank and Trust. Could you ask Jocelyn for everything the Loew Law Group requested for our specific case?

Thanks,
Peter
[Quoted text hidden]

4 attachments



image002.png
8K



image003.png
25K



image002.png
8K



image003.png
25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Mon, Aug 27, 2018 at 3:17 PM

Hi Peter:

I'll take care of it ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

7/29/2020

Gmail - Ho vs. Chang

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1540

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1609977792208649422&simpl=msg-f%3A16099777...> 6/6



Peter Ho <peter.ho@gmail.com>

Motion to Compel Inadequacies; 2nd set of Discovery Requests?

3 messages

Peter C. Ho <peter.ho@gmail.com>

Mon, Aug 27, 2018 at 4:13 PM

To: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi John,

Attached is the list of things Debby did not produce after the Motion to Compel was granted. What should the next actions be, since she is still not very cooperative?

Also, can you let us know the status of the 2nd set of discovery requests to Debby? We sent a list of questions to you and Dan via email on 7/20/18.

Thanks,
Peter

Inadequate Production After Motion to Compel

John Minton <jminton@ayhmh.com>

Mon, Aug 27, 2018 at 4:39 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

The next step on the inadequacy of Debby's production is to send a letter to Sarah Sheppard, using the helpful attachment you just provided. Dan can add that to his to-do list.

Regarding the proposed 2nd set of discovery requests, I have been waiting to discuss those with you on our next conference call. As you know, I have been trying to schedule a one-on-one call with Shan-Yuan first.

Best,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

E-MAIL 1541

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Aug 28, 2018 at 11:55 AM

To: John Minton <jminton@ayhmh.com>

Cc: "Peter C. Ho" <peter.ho@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, Della Lau <dellalau@launet.com>

Hi John,

I am completely swamped this week. Are you available anytime on the weekends? No problem speaking to me 1-1, but all my siblings must be on the conference call (they will only listen and remain silent), because I have no time to repeat your conversation with me to them.

best,
-SYH

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

380 Penrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900

650.312.5993 Fax

image001.png

25K

ANDERSON YAZDI
HWANG MINTON + HORN

380 Penrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900

650.312.5993 Fax

image001.png

25K

E-MAIL 1542

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ar-1226373774429158878&simpl=msg-a%3Ar75333...> 2/2

Summary of what was compelled:

REQUEST FOR PRODUCTION NUMBER 7

Copies of the Debby Chang 2003 Revocable Trust, initially created May 21, 2003, and any amendments thereto.

1. Trust was redacted; Sarah has since given us a copy of the unredacted Trust.
 2. No amendments were given. Memo on check to Paul R. Malone says "Living Trust Amend." 4/21/06 is when the McCollum (LA) property was moved (Grant Deed) to Debby's Living Trust. Sarah has objected to our subpoena of Malone.

11-Jul-18

05Jul18-170

THIS ITEM IS PART OF A LEGAL STATEMENT RECONSTRUCTION

GROUP ID G05JhI18-170

Sequence number 000026249372 Posting date 26-Apr-06 Amount 650.00

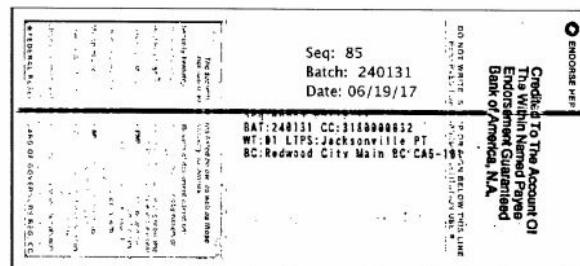
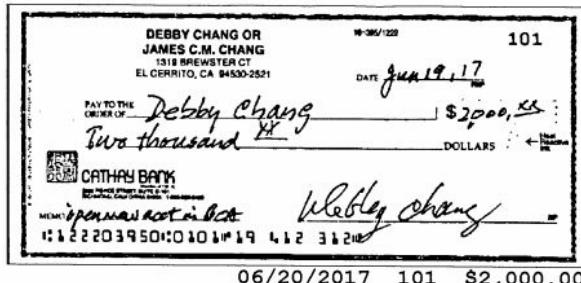
REQUEST FOR PRODUCTION NUMBER 23

Any and all DOCUMENTS RELATING TO YOUR finances from January 1, 2003 to the present, including but not limited to banking records, financial statements, accounting statements, and brokerage records.

1. Debby did NOT produce documents to the present.
 2. Debby produced Cathay Bank statements from 6/12 to 9/17 EXCEPT for:
 - a. 7/12 (missing)
 - b. 2/16 (missing)
 - c. 3/16 (missing)
 - d. 4/16 (missing)
 - e. 5/16 (missing)
 - f. Missing statements after 9/17 to the present.

(Note: She also produced duplicate Cathay Bank statements for: 5/13, 10/13, 11/15 to up the page count.)

3. Debby did NOT produce any Cathay Bank deposit info, registers, beneficiary info.
 4. Debby did NOT produce any BofA statements, deposit info, check images, registers, beneficiary info. Memo on check below dated 7/19/17 says "open new acct in BOA," and the check was deposited at Bank of America. (BofA being subpoenaed separately.)



5. Debby did NOT produce any Schwab statements, deposit info, check images, registers, beneficiary info. Schwab said Debby did not have any accounts with them, but her husband James did (being subpoenaed since she filed investment income on their joint tax returns).
 6. Debby did NOT produce any Fidelity statements, deposit info, check images, registers, beneficiary info. Tax return(s) indicate she had account(s) with Fidelity. (Fidelity was subpoenaed separately, and they produced files for a joint account Debby had with Dad.)

7. Debby did not produce any mortgage statements or other financial documents for 1627 McCollum St, LA. The mortgage statements will show that James is still the principal borrower on the mortgage, contrary to her statement in her Response to First Amended Petition (P. 12, Line 23).
 8. Debby produced some Chase documents that are obviously missing check image/deposit slip pages (e.g., the printouts have page numbers such as P. xx of 32, so we know what we're not getting) from DC01887-01928, DC02629-02679:
 - a. 5-9, 13-16, 21-24, 29-32 of 32 are missing
 - b. 5-9, 13 of 13 are missing
 - c. 5-7 of 7 are missing
 - d. 5 of 5 are missing
 - e. 5-9, 13-16, 21-24, 29-34 of 34 are missing
 - f. 5-9, 13-16 of 17 are missing
 - g. 5-8, 13-15 of 15 are missing
 9. Debby did NOT produce any Chase deposited check images, registers, beneficiary info.

REQUEST FOR PRODUCTION NUMBER 24

Any and all DOCUMENTS RELATING TO YOUR purchases from January 1, 2015 through September 5, 2017, including but not limited to YOUR purported purchase of furniture with YOUR credit card.

1. We no longer want to look at any credit card statements.

REQUEST FOR PRODUCTION NUMBER 55

Any and all DOCUMENTS RELATING TO money received by YOU in connection with the real property located at 1319 Brewster Court, El Cerrito, California from January 1, 2014 through September 5, 2017 (including but not limited to rent, management fees and/or expenses, taxes, insurance, utilities, mortgage expenses, remodeling expenses, repair expenses, expenses for furnishings, and any other maintenance expenses).

1. Nothing produced. She needs to produce lease agreements, monthly rental amounts, mortgage statements, HELOC statements, expenses, etc.

REQUEST FOR PRODUCTION NUMBER 58

Any and all DOCUMENTS RELATING TO any financial account(s) in YOUR name (in either YOUR personal capacity or as trustee), including but not limited to beneficiary designation forms, account statements, check registers, cancelled checks, and deposit slips.

As mentioned for RFP 23 above:

1. Debby did NOT produce any Chase deposited check images registers, beneficiary info.
2. Debby did NOT produce any Cathay Bank deposit info, registers, beneficiary info.
3. Debby did NOT produce any BofA statements, deposit info, check images, registers, beneficiary info.
4. Debby did NOT produce any Fidelity statements, deposit info, check images, registers, beneficiary info.

REQUEST FOR PRODUCTION NUMBER 62

Any and all tax returns filed by YOU for the tax years 2003 through and including 2016.

1. Debby provided 2009-2016; nothing before 2009.

REQUEST FOR PRODUCTION NUMBER 69

Any and all DOCUMENTS RELATING TO YOUR marriage and/or separation from James Chang.

1. Debby says there are no documents--does this mean she is not legally separated, as she claims?

SPECIAL INTERROGATORY NUMBER 25

Describe in detail (including but not limited to the date, amount, reason(s) for, and circumstances surrounding) each instance where YOU received more than \$1,000 from JAMES from January 1, 2005 through September 5, 2017.

1. Debby states: "Prior to the purchase of the Albany property, James took out a line of credit (LOC) through Washington Mutual against his San Mateo property. On information and belief, James did this in order to help Debby acquire an income property for herself

and the money from his LOC was considered a loan that Debby intended to pay back, and which she did pay back. Later, Debby took out her own LOC against her Brewster property in El Cerrito, to pay off the loan from James."

- a. How much money did James loan Debby from his LOC? Where are the documents showing the money trail?
 - b. Where is the proof she paid any of the loan back?
2. Debby states: "On February 6, 2003, Debby wrote a check (#308) from her personal Washington Mutual account, payable to Washington Mutual, in the amount of \$250,136.90, with a memo line reading 'pay off the loan.'"
 - a. The Albany property was not purchased until later that year, on 10/1/03. What does this check have to do with the Albany property?
 - b. [Did Dad write a check to Debby loaning her \$250k from money he took from a mortgage? We can't find it...]
 3. Debby states: "As noted above, in 2005, the Albany property was sold. The sale resulted in net proceeds of \$349,000, which was deposited with an exchange service company. Responding Party decided that the proceeds would be used to purchase the McCollum property in Los Angeles, and the exchange service company at Debby's request provided a check to James for \$349,000 rather than to the both of them because Debby was in out of town in Los Angeles over the weekend making an offer on the McCollum property and she wanted the check immediately so that the funds can be available for the McCollum down payment the following Monday. James then wrote Debby a check for \$349,000, which was used as a down payment on the Los Angeles property."
 - a. Our records do not show Dad receiving a check from the exchange service company. Neither do our records show Dad write Debby a check for \$349,000. We need to ask Debby to produce all the check images or paper trail for the claimed transactions above. She needs to prove what she's saying.

SPECIAL INTERROGATORY NUMBER 26

For each of the instances stated in response to the preceding Special Interrogatory, describe in detail (including but not limited to the date, reason(s) for, and circumstances of) any and all conversations YOU had with any PERSON (including without limitation JAMES and/or his children) about YOUR receipt of such money.

1. Debby gave the same response as in Special Rog 25.

SPECIAL INTERROGATORY NUMBER 30

Describe in detail (including but not limited to the date, amount, reason(s) for, and circumstances of) each and every gift ever made from JAMES to YOU in an amount or of a value exceeding \$1,000.

1. Are these contradictory (asking for several loans versus not requesting money)?
 - a. "She did not feel comfortable asking him for money since it was during this period when they started living together. However, because she was short on funds to meet significant obligations like property taxes, she had asked him for several loans."

- b. "Responding Party asserts that over the years, James sporadically provided Responding Party with a few checks of varying amounts, when James felt like providing her with money. Responding Party did not request money from James."

SPECIAL INTERROGATORY NUMBER 31

Describe in detail (including but not limited to the date, amount, reason(s) for, and circumstances of) each and every loan ever made from JAMES to YOU in an amount or of a value exceeding \$1,000.

1. Debby gave the same response as in Special Rogs 25 and 26.

SPECIAL INTERROGATORY NUMBER 44

Describe in detail (including but not limited to the date, account number and financial institution) any and all deposits in YOUR financial accounts of funds obtained from JAMES.

1. Debby states: "Responding Party asserts, on information and belief, she deposited checks from James into her Chase checking account No. 9486427982798."
 - a. She also deposited checks from James to :
 - i. Her Cathay Bank account shared jointly with her husband, James Chang (#19412312);
 - ii. Her other Chase Checking account #933718225 shared jointly with her daughter Rita Chang;
 - iii. Her Chase Savings account #2990949808.

SPECIAL INTERROGATORY NUMBER 47

Describe in detail (including but not limited to the date, reason(s) for, and circumstances of) the listing for sale of the property located at 229 Fulton Street, Redwood City, California, including but not limited to when YOU first contacted a real estate agent RELATING TO listing said property for sale.

1. Responding Party again asserts she listed the Redwood City Property for sale because she now associated the property only with grief and bad feelings. Further, on information and belief, James has been abducted and Responding Party was very scared and confused about whether James would come back. Responding Party was afraid to stay at the house by herself, and would often ask one of her daughters to stay with her during this time. Responding Party first contacted Pierre Malack, a real estate agent she has worked with in the past, to inquire about selling the Redwood City property on August 26, 2017.
 - a. Timing is suspect...
 - i. On 8/23/17, Debby leaves a message for Jeanny stating she can't take care of Dad anymore; she acknowledges it's a sudden decision so she can continue taking care of him for the short term.
 - ii. On 8/24/17, after calling multiple times, Dad is finally able to reach Debby on the phone, and they talk for 22 min. Debby says she cannot care for him anymore. Dad says at least they can see each other, but Debby says no because her daughter Judy is visiting and then she will take an

- extended vacation to LA and Taiwan. Dad says he can go with her to Taiwan, but Debby says he cannot because of his sick condition.
- iii. On 8/25/17, Debby texts Peter and Jeanny: "Please bring your Dad back if he wishes to because he called many times saying he wants to come back. If everyone thinks money is so important, I'll sell 229 and return the money back to you to make you all happy." [Attorney tells us this is an insincere offer.]
 - iv. On 8/26/17 (the very next day--Saturday), Debby contacts Pierre Malak.
- =====

SYH: Defying the court order in the Motion to Compel. Satan's Failure to Produce the following documents that are absolutely critical to show the truth. Proves embezzlement..

- 1) Chase Joint Account statements with James Ho, for which all the McCollum expenses were paid out of. This information was revealed through subpoenaed documents, because Satan failed to produce it, despite being court ordered to (understandably).
- =====

Joan Crawford Will
<https://www.youtube.com/watch?v=XmG64XDYN9o>

Financial Elder Abuse, Embezzlement, Murder
Christine Lloyd is the best friend and financial advisor of Virginia Bailey
This story took place in Berkeley, CA. Thanks homicide inspector Al Bierce for his perseverance; otherwise, this case would have slipped through the cracks.
<https://www.youtube.com/watch?v=HsC4cHzSFqY&t=649s>

California Penal code 503 (embezzlement) and 470 (forgery)
<https://www.shouselaw.com/embezzlement.html>

California Penal Code 487 PC Grand Theft (mortgage fraud)

To convict you of real estate fraud as a form of grand theft by false pretenses, a prosecutor must prove the following “elements of the crime” (these make up the legal definition of real estate fraud):

1. You *knowingly* and *intentionally* deceived a real estate owner or mortgage lender by making a false or fraudulent representation;
2. You did so intending to persuade him/her to let you take possession and ownership of the property or loan proceeds; and



Peter Ho <peter.ho@gmail.com>

Next Steps

2 messages

John Minton <jminton@ayhmh.com>
 To: Shan-Yuan Ho <shanyuan@gmail.com>
 Cc: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>

Mon, Aug 27, 2018 at 9:05 AM

Dear Shan-Yuan –

Are you able to have a call this week? With a trial date of November 26, there is a lot to do and we should discuss the game plan.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Shan-Yuan Ho <shanyuan@gmail.com>
 To: John Minton <jminton@ayhmh.com>
 Cc: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <dellalau@launet.com>

Tue, Aug 28, 2018 at 11:58 AM

Hi John,

If you feel a conference call is urgent this week, please do go ahead and conference Peter and Della without me.

best,
 -SYH

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

image001.png
 25K

E-MAIL 1551

7/29/2020

Gmail - Next Steps



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

1 message

Carol Loza <cloza@ayhmh.com>

Tue, Aug 28, 2018 at 11:17 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

As you know, we subpoenaed records from D&L Bookkeeping and Tax Services. Prior to preparing the subpoena, I called D&L and spoke with a woman who confirmed the address, told me that they are in the bookkeeping business but that they haven't prepared tax returns since 2014. She also told me that they must keep all records for four years.

The process server tried to serve the subpoena last night at a private residence. There was a white Chevy truck in the driveway and security cameras all around the front of the house. No one answered the door. The server returned this morning, knocked on the door, and was told that we had a bad address. It was not a bad address because I confirmed the address with the woman I spoke with before preparing the subpoena.

Upon learning the above from the server, I called D&L and the same woman answered the phone. I asked if I had reached D&L Bookkeeping. The immediate response was "Why"? When I told her that I had a subpoena that needed to be served, she told me to serve the IRS because she is no longer in business. When I asked her if she is required by law to keep records for a certain period of time, she hung up on me.

We appear to be batting zero with Debby's bookkeepers when you consider the above and the response we have received from Margot Mackerrow to our many attempts to reach her (none).

Please let me know if you have any ideas on how to deal with this ...

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

E-MAIL 1553

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1554

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1610067750683409031&simpl=msg-f%3A16100677...> 2/2



Peter Ho <peter.ho@gmail.com>

RE: Question on an Old Republic subpoenaed document [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: John Minton <jminton@ayhmh.com>

Tue, Aug 28, 2018 at 12:08 PM

Hi Peter:

I called Christine Cang, asked for the information you requested, and was told that I was asking for “specific information pertaining to that file” and that she wasn’t allowed to give that information out. She told me that she shouldn’t be speaking to me at all.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Monday, August 27, 2018 4:09 PM
To: Carol Loza
Subject: Question on an Old Republic subpoenaed document

Hi Carol,

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A161007096605663956&simpl=msg-f%3A16100709...> 1/3**E-MAIL 1555**

Could you ask Christine Cang (650-591-6782) EXACTLY when the attached Preliminary Report (which is part of the subpoenaed documents from Old Republic Title Company in Nov 2017) was pulled per Order Number 0360020400-CC and who requested it? The date on the bottom of the report says August 23, 2017, at 7:30 AM, but I am told that is an "effective date" for the report--not when the report was actually pulled (because all the reports say 7:30am).

This is really important because Debby is claiming she contacted the real estate agent on 8/26/17, several days after this report was pulled--and of course we believe she's lying again.

Thanks,

Peter

Peter C. Ho <peter.ho@gmail.com>

Tue, Aug 28, 2018 at 12:31 PM

To: Carol Loza <cloza@ayhmh.com>

Cc: "John D. Minton" <jminton@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thank you, Carol, for trying to get clarification on this subpoenaed information.

John, would you be able to write a letter to Old Republic Title Company requesting information for Order Number 0360020400-CC regarding the Preliminary Report (attached for your reference)?

Thanks,
Peter

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

 **Preliminary Report.pdf**
245K

John Minton <jminton@ayhmh.com>

Tue, Aug 28, 2018 at 4:07 PM

To: "Peter C. Ho" <peter.ho@gmail.com>, Carol Loza <cloza@ayhmh.com>

Hi Peter –

There really is no point, particularly in light of the below. The protocol with subpoenas is to send a subpoena, and if the party sending the subpoena has a question, you notice the deposition of the subpoenaed party and asks questions there.

Best,

E-MAIL 1556

7/29/2020

Gmail - RE: Question on an Old Republic subpoenaed document [IWOV-WorkSite.FID72092]

John

John D. Minton

[Quoted text hidden]

E-MAIL 1557

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A161007096605663956&simpl=msg-f%3A16100709...> 3/3



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

2 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Sat, Sep 1, 2018 at 3:28 PM

Hi Peter:

Attached is the subpoena for records from Bank of America ... Please review it and let me know if we can send it out on Tuesday, September 4.

I hope to send you drafts of the Genworth subpoenas today as well. Would you like notices to consumer to go to James, Judy, Rita and Sophie?

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho - Subpoena for Records from Bank of America, N.A.pdf
866K

E-MAIL 1558

7/29/2020

Gmail - Ho vs. Chang

Peter C. Ho <peter.ho@alumni.stanford.edu>

To: Carol Loza <cloza@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Sep 4, 2018 at 12:24 PM

Hi Carol,

The BofA subpoena looks good to go.

For the Genworth subpoena: yes to the consumer notices you mentioned just in case the account is held jointly.

When you get a chance, can you send me an updated subpoena status spreadsheet and let me know what Chase said regarding re-sending legible copies of the check images (since many are grainy and some are cut off at the bottom)? Also, was the subpoena service able to give you a comprehensive list (from Sep 2017 to the present) of which of our subpoenaed documents Jeff has ordered?

Thanks,

Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

350 Pinewood Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5893 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON + HORN

350 Pinewood Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5893 Fax

image001.png
25K

E-MAIL 1559

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1610445951963654896&simpl=msg-f%3A16104459...> 2/2



Peter Ho <peter.ho@gmail.com>

conference call 9/4/18

2 messages

Peter C. Ho <peter.ho@gmail.com>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Sep 3, 2018 at 11:55 PM

Hi John,

We want to continue with you as our attorney; as discussed last week, are you available for a conference call in the afternoon (Tuesday 9/4/18) at 1:30pm or 3:30pm?

Thanks,
Peter

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Sep 4, 2018 at 10:22 AM

Hi Peter –

Yes, I can talk at 1:30 p.m. We can discuss next steps at that time.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1560

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-a%3Ar6045651405919457563&simpl=msg-a%3Ar693414...> 1/1



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Tue, Sep 4, 2018 at 1:27 PM

Dear Peter:

Attached is the subpoena status document you requested.

I have a call in to Chase to inquire about the photo quality of the checks. I'll keep you posted on this.

County Legal provided me with information regarding the records ordered by Jeff Loew but it appeared inaccurate to me. I will check with the person who is in charge at County Legal and let you know what I find out.

The Bank of America subpoena is going out today.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1561

 **9306532_1.docx**
13K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Sep 4, 2018 at 3:08 PM

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
Hwang Minton + Horn

380 Pinrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5893 Fax

image001.png
25K

ANDERSON YAZDI
Hwang Minton + Horn

380 Pinrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5893 Fax

image001.png
25K

 **9306532_1.docx**
13K

The Ho Trust ~ Ho vs. Chang

List of Subpoenas	Served	Records Due	Records Received
Bank of America, N.A.		October 10, 2018	
Cathay Bank	June 15, 2018	July 25, 2018	July 26, 2018
Chase Bank, USA (credit cards)	July 5, 2018	August 13, 2018 Per Extension	Aug. 15, 2018
Citibank	August 31, 2018	October 1, 2018	
D&L Bookkeeping	August 27, 2018 Claimed Bad Address (Not True)	Sept. 21, 2018	
Fidelity Investments	August 2, 2018	August 24, 2018	Aug. 24, 2018
J.P. Morgan Chase Bank (checking, savings, loans) (Debby Chang)	June 15, 2018	August 9, 2018 Per Second Extension	July 24, 2018
J.P. Morgan Chase Bank (checking, savings, loans)	August 28, 2018	Sept. 24, 2018	
Margot E. Mackerrow	June 15, 2018	July 5, 2018	Pending
Paul R. Malone, Esq.	August 20, 2018	Sept. 14, 2018	
Charles Schwab	July 30, 2018	August 20, 2018	No Records Re Debby
Charles Schwab (James Chang)		October 5, 2018	
Union Bank	August 31, 2018	October 1, 2018	

VALIC Financial Advisors	August 28, 2018	Sept. 24, 2018	
Vanguard Group	August 27, 2018	Sept. 21, 2018	
Wells Fargo Bank, N.A.	August 2, 2018	August 24, 2018	
Sufen Tammy Yu	June 19, 2018	July 5, 2018	July 9, 2018 July 23, 2018

Note: Margot Mackerrow still has not responded to our letter of July 12, 2018 ... Nor has she returned any of my calls. I will continue to follow-up with her.

We received records from Chase Bank, USA.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Sep 5, 2018 at 12:40 PM

Hi Peter:

Still no word back from Chase regarding the checks ... I'll call again ...

Regarding the list of records ordered by Jeff Loew, I received a couple of lists that were obviously incorrect. I called the person in charge at County Legal who put me in touch with someone in another office who will be able to compile the list for me. I have emailed her and am waiting to hear back. I'll keep you posted.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Wed, Sep 5, 2018 at 2:39 PM

Peter:

E-MAIL 1565

7/29/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

J.P. Morgan Chase requested an extension from September 24 to October 2 to produce records. The representative told me that the records will be produced as soon as they are ready and will not be held until October 2. The extension was granted.

Carol

[Quoted text hidden]

 **9307206_1.docx**
14K

The Ho Trust ~ Ho vs. Chang

List of Subpoenas	Served	Records Due	Records Received
Bank of America, N.A.		October 10, 2018	
Cathay Bank	June 15, 2018	July 25, 2018	July 26, 2018
Chase Bank, USA (credit cards)	July 5, 2018	August 13, 2018 Per Extension	Aug. 15, 2018
Citibank	August 31, 2018	October 1, 2018	
D&L Bookkeeping	August 27, 2018 Claimed Bad Address (Not True)	Sept. 21, 2018	
Fidelity Investments	August 2, 2018	August 24, 2018	Aug. 24, 2018
J.P. Morgan Chase Bank (checking, savings, loans) (Debby Chang)	June 15, 2018	August 9, 2018 Per Second Extension	July 24, 2018
J.P. Morgan Chase Bank (checking, savings, loans)	August 28, 2018	October 2, 2018 Per Extension	
Margot E. Mackerrow	June 15, 2018	July 5, 2018	Pending
Paul R. Malone, Esq.	August 20, 2018	Sept. 14, 2018	
Charles Schwab	July 30, 2018	August 20, 2018	No Records Re Debby
Charles Schwab (James Chang)		October 5, 2018	
Union Bank	August 31, 2018	October 1, 2018	

VALIC Financial Advisors	August 28, 2018	Sept. 24, 2018	
Vanguard Group	August 27, 2018	Sept. 21, 2018	
Wells Fargo Bank, N.A.	August 2, 2018	August 24, 2018	
Sufen Tammy Yu	June 19, 2018	July 5, 2018	July 9, 2018 July 23, 2018

Note: We received a call today, September 5, 2018, from a J.P. Morgan Chase customer service representative, requesting an extension of time to produce records from September 24, 2018 to October 2, 2018. The representative told me that the records will be produced as soon as they are ready and will not be held for production until October 2. The extension was granted.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

2 messages

Carol Loza <cloza@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Thu, Sep 6, 2018 at 4:11 PM

Hi:

Here is a list of the records ordered by The Loew Law Group ...

2017

Old Republic Title Company

CSR Real Estate Services

Pierre Malak

Sterling Bank

Chicago Title Company

Bank of America

2018

Sufen Tammy Yu, EA, Tax Servicer

JP Morgan Chase

Chase Bank USA

Cathay Bank

Fidelity Investments

Wells Fargo

Kind regards,

Carol

E-MAIL 1569

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Oct 9, 2018 at 10:55 AM

Draft To: Carol Loza <cloza@ayhmh.com>

Cc: "John D. Minton" <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Carol,

Can you double-check that Jeff has not ordered the following records we subpoenaed:

(2017) Mary Bee Thrasher, Today Sotheby's International Realty (purchase of 229 Fulton St)

(2018) Redwood City Police Department

[Quoted text hidden]



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



Peter Ho <peter.ho@gmail.com>

Next Steps

6 messages

John Minton <jminton@ayhmh.com>

Thu, Sep 6, 2018 at 6:24 PM

To: Peter Ho <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Dear all –

I just wanted to follow up on our Tuesday call. If we're going to proceed as discussed, we should move quickly. Please advise.

Thanks,

John

John D. Minton

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Sep 7, 2018 at 4:44 AM

To: "John D. Minton" <jminton@ayhmh.com>

Cc: "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Hi John,

We agree we need to extend the trial date immediately. As you suggested, can you please talk with Jeff and file the "2-page stipulation" ASAP and see if the trial date can be vacated or moved. That is first and foremost. Secondly, we are willing to discuss and move forward with mediation, but we can't afford to use mediation in November for the sole purpose of possibly learning that the trial date won't be moved by the judge. Although you have told us several times that you can litigate our case next week (with just a bit more prep work) and we are very happy that you are prepared for trial, we still need to know without delay if the trial date can be pushed out or vacated. Assuming that trial will occur on November 26, 2018 and cannot be moved (we need to prepare for the worst case), could you please provide a new road map and the associated estimated costs.

For your second point on what you need going forward, we are preparing to follow every step of your legal strategy in anxious anticipation of trial. To get a flavor of your litigation style, we would like to read up on all your trial cases. Could

[E-MAIL 1571](https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1610909950971474858&simpl=msg-f%3A16109099...) 1/8

7/31/2020

Gmail - Next Steps

you (or Carol) kindly forward us the links (public court site) that tell us about all the trial cases with which you have had litigation involvement. Thanks!

Finally, you mentioned you would look in your notes--can you share more details on why Geofrey Garcia said he knew nothing about the gift letter and why the forged gift letter was not included in his declaration?

Thanks,
Peter

[Quoted text hidden]

ANDERSON YAZDI
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
650.212.5900
650.212.5999 Fax
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>

Fri, Sep 7, 2018 at 9:02 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Thanks, Peter. I will get going on the continuance and address your other tasks thereafter.

Regarding the gift letter, if I said that Geofrey Garcia “knew nothing about the gift letter” I misspoke – I still have to go back and look, but my recollection is that I made a strategic decision not to include it. The decision had to do with the flow and “crispness” of the declaration. The declaration is golden: We have Debby caught point blank in a series of lies. That was the reason for obtaining it. It was also important to establish that Garcia never had any contact with James. As result, Debby cannot say that Garcia worked with James in any way re the gift letter. I will follow up when I go back to study this, but this is the basic idea.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
650.212.5900
650.212.5999 Fax
www.andersonyazdi.com

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Friday, September 07, 2018 4:44 AM
To: John Minton

E-MAIL 1572

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1610909950971474858&simpl=msg-f%3A16109099...> 2/8

Cc: Della N. Lau; Shan-Yuan Ho (大姐)
Subject: Re: Next Steps

Hi John,

We agree we need to extend the trial date immediately. As you suggested, can you please talk with Jeff and file the "2-page stipulation" ASAP and see if the trial date can be vacated or moved. That is first and foremost. Secondly, we are willing to discuss and move forward with mediation, but we can't afford to use mediation in November for the sole purpose of possibly learning that the trial date won't be moved by the judge. Although you have told us several times that you can litigate our case next week (with just a bit more prep work) and we are very happy that you are prepared for trial, we still need to know without delay if the trial date can be pushed out or vacated. Assuming that trial will occur on November 26, 2018 and cannot be moved (we need to prepare for the worst case), could you please provide a new road map and the associated estimated costs.

For your second point on what you need going forward, we are preparing to follow every step of your legal strategy in anxious anticipation of trial. To get a flavor of your litigation style, we would like to read up on all your trial cases. Could you (or Carol) kindly forward us the links (public court site) that tell us about all the trial cases with which you have had litigation involvement. Thanks!

Finally, you mentioned you would look in your notes--can you share more details on why Geofrey Garcia said he knew nothing about the gift letter and why the forged gift letter was not included in his declaration?

Thanks,

Peter

On Thu, Sep 6, 2018 at 6:24 PM John Minton <jminton@ayhmh.com> wrote:

Dear all –

I just wanted to follow up on our Tuesday call. If we're going to proceed as discussed, we should move quickly. Please advise.

Thanks,

John

John D. Minton

Error! Filename not specified.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Fri, Sep 7, 2018 at 2:49 PM

E-MAIL 1573

Dear all –

I spoke with Jeff Loew. He is agreeable to the proposal, but needs to confirm with Debby. I asked if he would draft the document, subject to my review, and he said he would do so. I hope to see something from him early next week.

Regarding the Garcia declaration, I went back and reviewed it. I think it is devastating to Debby. Re the gift letter, I recall seeing something about it in an initial draft of the declaration, and I believe I thought it disrupted the flow of the declaration and was redundant with Exhibit D to the declaration, which also references the \$1.1 million. (At that point early on, I also wanted to keep things streamlined, and avoid having him say he wasn't comfortable signing a declaration.) Since the gift issue is already covered in paragraph 6, we have what we need. If/when we take his deposition, I will put the gift letter in front of him, and he will say, "yes I received that from Ms. Chang, I have no personal knowledge about anything in it, and I relied on it just like I relied on the other information Ms. Chang gave me." Mr. Garcia never said anything to me about the gift letter.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Mon, Sep 10, 2018 at 9:41 AM

Hi John,

Since the forged signature and false information on the Gift Letter are critical, can we send Garcia a second declaration for him to sign to include these key points:

1. All the information on the Gift Letter came from Debby (which he filled in);
2. Debby took the unsigned gift letter on or about DATE and returned the gift letter containing both donor and receiver signatures back to Sterling Bank on or about DATE.

E-MAIL 1574

A copy of the gift letter is attached.

Garcia is free to add any information about the gift letter and any circumstances related to it.

If you decide Garcia needs to be deposed, what other information do you want from his deposition?

Thanks,
Peter

[Quoted text hidden]

2 attachments



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



Gift Letter.pdf
33K

John Minton <jminton@ayhmh.com>

Mon, Sep 10, 2018 at 10:08 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Hi Peter –

The gift letter is critical, but what Garcia has to say about it is not nearly as important as the other information we have from him. Let's remember, the primary reason to get the declaration was to demonstrate Debby told him things that we know are false – false in a black and white kind of way. That includes her employment details (salary, bonus, etc.), James as her "husband," etc. The "gift" is different. It is not demonstrably false in the same way. And we already have him (through Exhibit D to his declaration) saying that the \$1.1M was a gift. I don't think we need to, or should, re-approach him until his deposition. If you still have questions about this, I suggest we discuss it over the phone. Note: the more time you give someone to examine a document and think about it, their testimony could change. We shouldn't risk "re-opening the door" with respect to the rest of the declaration.

At his deposition, I would mostly want him to confirm that everything he said in the declaration was true. And I would fold in the gift letter and perhaps a few other details that occur to me when I go back through the Sterling bank production.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Monday, September 10, 2018 9:41 AM
To: John Minton
Cc: Della N. Lau; Shan-Yuan Ho (大姐)
Subject: Re: Next Steps

Hi John,

Since the forged signature and false information on the Gift Letter are critical, can we send Garcia a second declaration for him to sign to include these key points:

1. All the information on the Gift Letter came from Debby (which he filled in);
2. Debby took the unsigned gift letter on or about DATE and returned the gift letter containing both donor and receiver signatures back to Sterling Bank on or about DATE.

A copy of the gift letter is attached.

Garcia is free to add any information about the gift letter and any circumstances related to it.

If you decide Garcia needs to be deposed, what other information do you want from his deposition?

Thanks,

Peter

On Fri, Sep 7, 2018 at 2:49 PM John Minton <jminton@ayhmh.com> wrote:

Dear all –

I spoke with Jeff Loew. He is agreeable to the proposal, but needs to confirm with Debby. I asked if he would draft the document, subject to my review, and he said he would do so. I hope to see something from him early next week.

Regarding the Garcia declaration, I went back and reviewed it. I think it is devastating to Debby. Re the gift letter, I recall seeing something about it in an initial draft of the declaration, and I believe I thought it disrupted the flow of the declaration and was redundant with Exhibit D to the declaration, which also references the \$1.1 million. (At that point early on, I also wanted to keep things streamlined, and avoid having him say he wasn't comfortable signing a declaration.) Since the gift issue is already covered in paragraph 6, we have what we need. If/when we

E-MAIL 1576

take his deposition, I will put the gift letter in front of him, and he will say, "yes I received that from Ms. Chang, I have no personal knowledge about anything in it, and I relied on it just like I relied on the other information Ms. Chang gave me." Mr. Garcia never said anything to me about the gift letter.

Best,

John

John D. Minton

Error! Filename not specified.

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: John Minton
Sent: Friday, September 07, 2018 9:03 AM
To: 'Peter C. Ho'
Cc: Della N. Lau; Shan-Yuan Ho (大姐)
Subject: RE: Next Steps

Thanks, Peter. I will get going on the continuance and address your other tasks thereafter.

Regarding the gift letter, if I said that Geofrey Garcia "knew nothing about the gift letter" I misspoke – I still have to go back and look, but my recollection is that I made a strategic decision not to include it. The decision had to do with the flow and "crispness" of the declaration. The declaration is golden: We have Debby caught point blank in a series of lies. That was the reason for obtaining it. It was also important to establish that Garcia never had any contact with James. As result, Debby cannot say that Garcia worked with James in any way re the gift letter. I will follow up when I go back to study this, but this is the basic idea.

Best,

John

John D. Minton

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1577

Gift Letter

I/We do hereby certify to the following:

I/We JAMES HO have made a gift of \$ \$67,050 / \$1,100,00 dollars to the Borrower(s) named below, and no repayment of this gift is expected or implied either in the form of cash or future services of the recipient.

DEBBY CHANG

This gift is to be applied toward the purchase of the property located at:

229 Fulton St
Redwood City, CA 94062

The source of funds for this gift is:

Bank Name: WELLS FARGO

Type of Account: Checking Savings Other

Account No.: _____

Relationship to Borrower: Husband

Donor's name: 1319 BREWSTER CT, EL CERRITO CA.

Street address: JAMES HO

City: _____ State: _____ Zip: _____

Donor Telephone: 510 - 236 - 1939

James E. Ho

3/9/17

* Donor Signature

Date

Debby Chang

3/9/17

* Borrower Signature (Recipient)

Date

Debby Chang

3/9/17

* Borrower Signature (Recipient)

Date

* Please Note: Upon the signature(s) of this gift letter, I/We hereby certify that any funds given to the homebuyer were not made available to the donor from any person or entity with an interest in the sale of the property including the seller, real estate agent, broker, builder, or loan officer, or any other entity associated with this transaction.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

24 messages

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Sep 11, 2018 at 10:31 AM

Hi Peter:

Attached please find copies of the invoices you requested from the court reporter (DeAlba Reporting Service), videographer (Eureka Street Legal Video), and interpreters (Mandarin Interpreters) regarding Debby's deposition.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Invoices Re Debby Chang_s Deposition (Volume I and Volume II).PDF
 186K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Tue, Sep 11, 2018 at 11:06 AM

To: Carol Loza <cloza@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, Steven Lau <SharkBait@launet.com>

Thanks, Carol!

[Quoted text hidden]

E-MAIL 1580

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5999 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5999 Fax

image001.png
25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Tue, Sep 11, 2018 at 11:07 AM

My pleasure ...

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Tue, Sep 11, 2018 at 11:13 AM

Hi Peter:

We received two calls this morning from J.P. Morgan Chase ...

In the first call, we were advised that it will cost \$2,700 to provide the requested information because some documents are being kept offsite. There are two possible explanations for why some of the records are kept offsite: (1) they are older than 7 years, and/or (2) they were Washington Mutual accounts that JP Morgan Chase took over.

In the second call, concerning mortgage documents, we were advised that because we requested any and all documents dating back to 2003, the bill could run as much as \$2,000, assuming they still have records dating back to 2003. If not, then the bill could possibly run up to \$1,000.

Please let us know how you would like us to respond to J.P. Morgan ...

Thank you.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Sep 11, 2018 at 11:18 AM

FYI. Please let me know how you want me to respond to Carol.

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5900
650.312.5999 Fax

image001.png
25K

image001.png

E-MAIL 1581

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5989 Fax

25K

Shan-Yuan Ho <shanyuan@gmail.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>

Tue, Sep 11, 2018 at 1:58 PM

where is the attachment of the invoices? I can't find it. The only attachment I see is the subpoena records
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Tue, Sep 11, 2018 at 2:35 PM

3rd Party Billing Summary:
Court Recorder: \$696.50 (Day 1), \$704.50 (Day 2)
Videographer: \$1124.75 (Day 1 + \$320 for additional copy of both days), \$804.75 (Day 2)
Translator: \$2870 (6 hours min + 1 hour travel each day @ \$205/hr)

[9/5/18 Litigation Bill](#) is INCORRECT, as you said:
Videographer: \$1124.75 listed twice; \$804.75 already charged on previous [8/7/18 Litigation Bill](#) (summary: overcharged
\$1124.75 + \$804.75 = \$1929.50)
[The Court Recorder and Translator charges were correct.]

----- Forwarded message -----

From: Carol Loza <cloza@ayhmh.com>
Date: Tue, Sep 11, 2018 at 10:31 AM
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]
To: Peter C. Ho <peter.ho@alumni.stanford.edu>

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5989 Fax

image001.png

25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.312.5989 Fax

image001.png

25K

 **Ho_ Invoices Re Debby Chang_s Deposition (Volume I and Volume II).PDF**
186K

Shan-Yuan Ho <shanyuan@gmail.com>

Tue, Sep 11, 2018 at 9:59 PM

To: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

I do not know of anyone (and I know many at the very top of the world in many fields) that bills out \$205/hour for travel. NO ONE! This is outrageous. The first deposition day the interpreter was useless and a complete waste of money. So many times she is suppose to speak up due to biased translation, but all she did was tell John quietly. John did nothing. Just based on how John has handled the little parts of our case in the past 13 months, he is a novice with very very little experience and he is nothing but smoke and mirrors. The deposition was not managed well at all by John. See how cohesive and coordinated Team Chang (including the interpreter) is: they always discuss in the conference room during the breaks and lunch. Team Ho is a joke: dispersed and stupid. I told John during the breaks that I was pissed with Bonnie's translation and that our interpreter did not vocalize the bad translations, but he did not seem to care and did not do anything about it. The second day, I had to ask Peter to get the interpreter into our back office so I can tell her what to do. When you look at the 2 deposition days, it is clear that Team Chang had a plan and had it more together than Team Ho. Team Ho did not have much of a plan at all. The most disgusting part: The Ho camp is paying much more money for inferior legal services than the Chang camp. The Ho family continues to show its stupidity and is a laughing stock to the world.

E-MAIL 1582

Minton was told to simultaneously send out all deposition notices ASAP by Della (perfect instructions, Della). Has he done any of it? NO! Maria and Ed are most worried about the unfinished discovery. If Minton sends out the deposition notices at the last minute, it may not be scheduled before 10/26/18, because the person deposed has schedules. What about the critical John Martin and Ritashit and Rheinshit depositions before trial? I will bet Minton will not and has no intention to do it, because MINTON HAS NO INTENTION TO PREPARE FOR OR GO TO TRIAL EVEN THOUGH HE WAS INSTRUCTED TO DO SO ALL ALONG! So clear now...

When I asked the both of you what you felt after the second phone call with Minton. Della said she felt good about it and that we needed to comply to Minton's request of no second guessing and to obey his commands. Della's repeat and belief of Minton's words, "He knows what will work in front of the judge and what will work at trial and you don't." I never said I did, never claimed it, but my friends do. Okay, you guys continue with Minton to trial...I will switch to Campisi and Koplowitz (if they are willing to take the case this late in the game)...My friends say Minton is attempting to break us apart (that is why the manipulation with the 1-1), with the manipulation goal of having us call it quits.

We have incorrect double billing for ~2K, unreasonable billing of me for 1.3 hours (DEL+JDM), Peter will deal with Kivu billing. Peter, did you talk to Kivu yet? What is the point of hiring their services when nothing is done about the info (no one has looked at it) and it is not used. Peter: this is similar to spending \$11,000 on journals and books (supposedly to help you with some goal) and then not reading any of it. Why bother spending the money and buying it in the first place?

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Wed, Sep 12, 2018 at 5:08 PM

Hi Carol,

Does this mean the second call supersedes the first one--that the total cost is \$2000? Or does it mean that it will cost \$2700 + \$2000 = \$4700? Because we sent the second subpoena to get documents "to the present" (but we already have most of it to 9/2017), do you think they would lower the cost if we narrowed our request (e.g., deposit information from 2003 to the present, all other information from 9/2017 to the present)? I'm going to discuss this with my sisters and will get back to you.

Also, can we confirm that the documents we're requesting--and that they will be providing--include those from Washington Mutual.

In a separate matter, I've written letters to Chase requesting older Chase and Washington Mutual documents for my father's accounts--they simply have not responded. Is it possible to subpoena my father's documents without having Jeff know? We certainly don't want him to simply request a copy of the documents!

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>
Cc: "Della N. Lau" <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

Thu, Sep 13, 2018 at 12:31 PM

Yes, I have been emailing Kivu. They still need to send me the latest bills, and I expect to talk to Adam next week.

They also provided a [Deleted Files Listing](#) for files deleted since 8/22/17. It is a short list and shows mostly her files that were deleted--in actuality, nothing out of the ordinary. If we wanted to muck things up (I'm not saying we should), we could claim that they deleted a file called "Rent Increase Notice 1624.docx" and some pictures that "belonged to Dad." Otherwise, this was a long-shot that did not pan out.

[Quoted text hidden]

E-MAIL 1583

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Sep 13, 2018 at 1:12 PM

Hi Peter:

Here is my response to the questions in your email:

1. This means that it could cost as much as \$4,700.
2. I believe it will cost less if we narrow the scope of the request.
3. I don't believe they will know whether the records are from Washington Mutual until they receive them. I will check, though.
4. Copies of subpoenas are required to be served on opposing counsel. So, we would have to provide Jeff Loew with copies of all subpoenas we serve in this case.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Wednesday, September 12, 2018 5:08 PM
To: Carol Loza
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

E-MAIL 1584

7/31/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>

Thu, Sep 13, 2018 at 4:20 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Cc: "Della N. Lau" <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

Here's the only file Kivu was able to retrieve: [invoice_00419- Ho Trust - Chang Nov 2017](#) (Debby's bill from Jeff Loew for \$2627.50)

Jeff charges \$425/hr

Sarah charges \$325/hr

On 11/9/17, Jeff charges 0.9 hrs for "Confer with Mr. Minton re sale of house and strategy; draft email to clients summarizing same."

I don't see a corresponding charge from John on 11/9/17; instead, he charges 0.8 hrs for "Attention to email communications with P. Ho, SY Ho, and D. Lau; review and analysis of P. Malak document production; modify Amended Petition" on [our bill](#).

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>

Fri, Sep 14, 2018 at 11:38 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi Peter:

I spoke with a representative of J.P. Morgan Chase ... He advises that in order to save money you may want to consider requesting copies of signature cards and statements only (initially). Then, based on what you find when you have reviewed those documents, you can always request additional documents.

The person I spoke with indicated that Washington Mutual documents exist and are kept off-site ... the cost for retrieving those documents is contributing to the high cost of the production.

Please let me know how you'd like me to proceed.

Also, have you reviewed the Genworth subpoenas ... If so, are they okay to go?

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

E-MAIL 1585

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611333203028671171&simpl=msg-f%3A1611333...> 6/15

7/31/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Wednesday, September 12, 2018 5:08 PM
To: Carol Loza
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

[Quoted text hidden]
[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Fri, Sep 14, 2018 at 1:05 PM

Hi Carol,

Thanks for following up and confirming the Washington Mutual documents exist. Let's go ahead and get ALL financial documents for their estimated \$2700 + \$2000 (mortgage docs) costs.

I'm still working on the wording of the Genworth subpoena(s). Is there a reason to separate it into two subpoenas? Can you give Genworth Financial a call to see if we can issue one subpoena to the parent company?

Thanks,
Peter

[Quoted text hidden]

2 attachments



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Sep 14, 2018 at 2:24 PM

Peter:

E-MAIL 1586

The mortgage documents will cost up to \$2,000 and the other records we requested will cost up to \$2,700. So, you are telling me to order all of the records, for a total estimated cost of \$4,700, right?

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Sep 14, 2018 at 2:40 PM

Peter:

I finally spoke with someone who appeared to know what he was talking about. I would serve the subpoenas on one or both of Genworth Life & Annuity Insurance Company and Genworth Life Insurance Company. The gentleman I spoke with told me that they will respond to the subpoena either way because the Genworth entities are all under the same umbrella.

Please let me know how you would like to proceed.

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Fri, Sep 14, 2018 at 3:05 PM

Hi Carol,

Yes, that is correct--ALL the records for a total estimated cost of \$4700.

Thanks,
Peter

[Quoted text hidden]

2 attachments



380 Pinole Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

image001.png

E-MAIL 1587

ANDERSON YAZDI
Hwang Minton + Horn

350 Pinole Rd.
Burlingame, CA 94010
650.212.5988
www.andersonyazdi.com

25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Sep 14, 2018 at 3:06 PM

Will do ...

[Quoted text hidden]
[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]

Error! Filename not specified.

[Quoted text hidden]

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Fri, Sep 14, 2018 at 3:09 PM

Peter:

This confirms that your request, as set forth below, was just relayed to my contact at J.P. Morgan Chase.

[Quoted text hidden]
[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]
[Quoted text hidden]

[Quoted text hidden]

Error! Filename not specified.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Steven Lau <SharkBait@launet.com>

Mon, Sep 24, 2018 at 12:16 PM

Hi Steve,

Salt told me that you had previously used the translators we used at Debby's depositions; she said we got their names through you, which is something I was not aware of.

You had mentioned to me before that translators are very expensive--from \$100-\$150 per hour. The translators at Debby's depositions are charging \$205/hr with a 6 hour min + 1 hour travel each day (bill attached). Does this look right to you? Have they ever charged that much, and do they normally charge for travel time?

Thanks,
Peter

[Quoted text hidden]

E-MAIL 1588

3 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

 **Ho_Invoices Re Debby Chang_s Deposition (Volume I and Volume II).PDF**
186K

Steven Lau <SharkBait@launet.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Sep 24, 2018 at 12:35 PM

Hi Peter,

Kasie was the one I recommended. I do not know the other one. \$205/hr seems a big high, but that appears to be her rate according to her invoice. It could be because this is through an agency. The agency might charge extra. If you go to her directly, it could be cheaper. I'm not familiar with a minimum charge for interpreters. I would think that a 2 or 3 hour minimum charge would be fair, but 6 hours is a big much. Many interpreters charge for travel, which is why I like to find interpreters that are close by. She charged 1 hour for travel, but she (at least Kasie) was coming from Palo Alto. I wonder if this is a "minimum" travel charge too. Actually.... did Kasie go to either of the depositions? I seem to recall she didn't go to either deposition. I did not know the other interpreters.

You may want to just ask them about this. Let them know you were not aware of the 6 hour minimum and 1 hour travel.

Steve

At 12:16 PM 9/24/2018, Peter C. Ho wrote:

Hi Steve,

Salt told me that you had previously used the translators we used at Debby's depositions; she said we got their names through you, which is something I was not aware of.

You had mentioned to me before that translators are very expensive--from \$100-\$150 per hour. The translators at Debby's depositions are charging \$205/hr with a 6 hour min + 1 hour travel each day (bill attached). Does this look right to you? Have they ever charged that much, and do they normally charge for travel time?

Thanks,
Peter

----- Forwarded message -----

From: **Peter C. Ho** <peter.ho@alumni.stanford.edu>
Date: Tue, Sep 11, 2018 at 2:35 PM
Subject: Fwd: Ho vs. Chang [IWOV-WorkSite.FID72092]
To: Shan-Yuan Ho (å¤§å§) <shanyuan@gmail.com>, Della N. Lau <dellalau@launet.com>

E-MAIL 1589

3rd Party Billing Summary:

Court Recorder: \$696.50 (Day 1), \$704.50 (Day 2)

Videographer: \$1124.75 (Day 1Â + \$320 for additional copy of both days), \$804.75 (Day 2)

Translator: \$2870 (6 hours min + 1 hour travel each dayÂ @ \$205/hr)

9/5/18 Litigation Bill is INCORRECT, as you said:

Videographer: \$1124.75 listed twice; \$804.75 already charged on previousÂ [8/7/18](#)

[Litigation Bill](#)Â (summary: overcharged \$1124.75 + \$804.75 = \$1929.50)

[The Court Recorder and Translator charges were correct.]

----- Forwarded message -----

From: **Carol Loza** <cloza@ayhmh.com>

Date: Tue, Sep 11, 2018 at 10:31 AM

Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]

To: Peter C. Ho <peter.ho@alumni.stanford.edu>

Hi Peter:

Attached please find copies of the invoices you requested from the court reporter (DeAlba Reporting Service), videographer (Eureka Street Legal Video), and interpreters (Mandarin Interpreters) regarding Debbyâ€™s deposition.

Â

Kind regards,

Â

Carol

Â

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone:Â 650.212.5905

Direct Fax:Â 650.212.5993

Â

CONFIDENTIALITY NOTICE:Â This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information.Â Any unauthorized review, use, disclosure or distribution is prohibited.Â If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1590

Â

Â

Content-Type: image/png; name="image001.png"
Content-Disposition: attachment; filename="image001.png"
Content-ID: <165ca7e38c54cff311>
X-Attachment-Id: 165ca7e38c54cff311

Content-Type: image/png; name="image001.png"
Content-Disposition: attachment; filename="image001.png"
Content-ID: <1660cff76a24cff311>
X-Attachment-Id: 1660cff76a24cff311

Content-Type: application/pdf;
name="Ho_ Invoices Re Debby Chang_s Deposition (Volume I and Volume II).PDF"
Content-Disposition: attachment;
filename="Ho_ Invoices Re Debby Chang_s Deposition (Volume I and Volume II).PDF"
Content-ID: <165ca7e44dd7e8a0f112>
X-Attachment-Id: 165ca7e44dd7e8a0f112



Virus-free. www.avast.com

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Steven Lau <SharkBait@launet.com>

Mon, Sep 24, 2018 at 12:48 PM

Hi Steve,

They were contracted by John. What can I say to him? Should I call up Kasie first? Her email address is on the invoice from Mandarin Interpreters.

Thanks,
Peter

[Quoted text hidden]

Steven Lau <SharkBait@launet.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Mon, Sep 24, 2018 at 3:21 PM

You can ask John if he was aware of the 7 hour minimum (6 min + 1 travel). Ask him if he thinks this is excessive. How long were the interpreters actually present?

Steve

At 12:48 PM 9/24/2018, you wrote:

Hi Steve,

They were contracted by John.Â What can I say to him?Â Should I call up Kasie first?

E-MAIL 1591

Â Her email address is on the invoice from Mandarin Interpreters.

Thanks,
Peter

On Mon, Sep 24, 2018 at 12:36 PM Steven Lau <SharkBait@launet.com> wrote:

Hi Peter,

Kasie was the one I recommended.Â I do not know the other one.Â \$205/hr seems a big high, but that appears to be her rate according to her invoice.Â It could be because this is through an agency.Â The agency might charge extra.Â If you go to her directly, it could be cheaper.Â I'm not familiar with a minimum charge for interpreters.Â I would think that a 2 or 3 hour minimum charge would be fair, but 6 hours is a big much.Â Many interpreters charge for travel, which is why I like to find interpreters that are close by.Â She charged 1 hour for travel, but she (at least Kasie) was coming from Palo Alto.Â I wonder if this is a "minimum" travel charge too.Â Actually.... did Kasie go to either of the depositions?Â I seem to recall she didn't go to either deposition.Â I did not know the other interpreters.

You may want to just ask them about this.Â Let them know you were not aware of the 6 hour minimum and 1 hour travel.

Steve

At 12:16 PM 9/24/2018, Peter C. Ho wrote:

Hi Steve,

Salt told me that you had previously used the translators we used at Debby's depositions; she said we got their names through you, which is something I was not aware of.

You had mentioned to me before that translators are very expensive--from \$100-\$150 per hour.Â The translators at Debby's depositions are charging \$205/hr with a 6 hour min + 1 hour travel each day (bill attached).Â Does this look right to you?Â Have they ever charged that much, and do they normally charge for travel time?

Thanks,
Peter

----- Forwarded message -----

From: Peter C. Ho <peter.ho@alumni.stanford.edu>
Date: Tue, Sep 11, 2018 at 2:35 PM
Subject: Fwd: Ho vs. Chang [IWOV-WorkSite.FID72092]
To: Shan-Yuan Ho (Ã¥Â¤Ã§Ã¥Â§) <shanyuan@gmail.com>, Della N. Lau <dellalau@launet.com>

3rd Party Billing Summary:

Court Recorder: \$696.50 (Day 1), \$704.50 (Day 2)
 Videographer: \$1124.75 (Day 1Ã, + \$320 for additional copy of both days), \$804.75 (Day 2)
 Translator: \$2870 (6 hours min + 1 hour travel each dayÃ, @ \$205/hr)

9/5/18 Litigation Bill is INCORRECT, as you said:

Videographer: \$1124.75 listed twice; \$804.75 already charged on previousÃ, 8/7/18 Litigation BillÃ, (summary: overcharged \$1124.75 + \$804.75 = \$1929.50)
 [The Court Recorder and Translator charges were correct.]

----- Forwarded message -----

From: Carol Loza <cloza@ayhmh.com>
Date: Tue, Sep 11, 2018 at 10:31 AM
Subject: Ho vs. Chang [IWOV-WorkSite.FID72092]
To: Peter C. Ho <peter.ho@alumni.stanford.edu>

E-MAIL 1592

Hi Peter:

Attached please find copies of the invoices you requested from the court reporter (DeAlba Reporting Service), videographer (Eureka Street Legal Video), and interpreters (Mandarin Interpreters) regarding Debby's deposition.

Ã,

Kind regards,

Ã,

Carol

Ã,

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

Ã,

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ã,

Ã,

Content-Type: image/png; name="image001.png"
Content-Disposition: attachment; filename="image001.png"
Content-ID: <165ca7e38c54cff311>
X-Attachment-Id: 165ca7e38c54cff311

Content-Type: image/png; name="image001.png"
Content-Disposition: attachment; filename="image001.png"
Content-ID: <1660cff76a24cff311>
X-Attachment-Id: 1660cff76a24cff311

Content-Type: application/pdf;
Ã Ä Ã Ä Ã Ä Ã Ä name="Ho_Ã Invoices Re Debby Chang_s Deposition (Volume I and Volume II).PDF"
Content-Disposition: attachment;
Ã Ä Ã Ä Ã Ä Ã Ä filename="Ho_Ã Invoices Re Debby Chang_s Deposition (Volume I and Volume II).PDF"
Content-ID: <165ca7e44dd7e8a0f112>
X-Attachment-Id: 165ca7e44dd7e8a0f112



Virus-free. www.avast.com

7/31/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Steven Lau <SharkBait@launet.com>

Mon, Sep 24, 2018 at 3:24 PM

Hi Steve,

On both days, they showed up before 9:30am, and we were finished around 2:30pm (~5 hours). And then we need to subtract out the lunch break.

-Peter

[Quoted text hidden]

E-MAIL 1594

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611333203028671171&simpl=msg-f%3A161133...> 15/15



DeAlba Reporting Service

1431 Ashwood Drive

San Mateo, California 94402

Phone: (650) 571-1473

Fax: (650) 571-1473

Invoice Date	File No.
Monday, July 23, 2018	9820Wes

John D Minton
Anderson, Yazdi, Hwang, Minton and Horn
350 Primrose Road
Burlingame, CA 94010

1210/^{EFT}
107

Phone: (650) 212-5900 Fax:

440-51476-1 ✓

Witness: Debby Chang, Vol. I
Case: Ho vs. Chang
Venue: Superior Court
Case #: 17-PRO-00973
Date: 7/18/2018
Start Time: 9:00 AM
End Time: 2:03 PM
Reporter: Susan Yip
Claim #:
File #:

4413Wes

Description	Total
Original and one Certified Transcript	\$467.50
Per diem (full day)	\$150.00
Exhibits	\$34.00
Mini/Concordance	\$0.00
Electronic Transcript	\$0.00
Handling of Original	\$30.00
Delivery	\$15.00
Sub Total	\$696.50
Payments	\$0.00
Balance Due	\$696.50

Fed. I.D. # 27-3451173

Payment due upon receipt of invoice. We appreciate your business! There will be an 18% late fee added to all invoices 30 days past due or greater.

E-MAIL 1595



DeAlba Reporting Service

1431 Ashwood Drive

San Mateo, California 94402

Phone: (650) 571-1473

Fax: (650) 571-1473

Invoice Date	Invoice #
Wednesday, August 1, 2018	9851Wes

John D Minton
Anderson, Yazdi, Hwang, Minton and Horn
350 Primrose Road
Burlingame, CA 94010

1210/EIH
51476-1 (40)

Phone: (650) 212-5900 Fax:

Witness:	Debby Chang, Vol. II
Case:	Ho vs. Chang
Venue:	Superior Court
Case #:	17-PRO-00973
Date:	7/18/2018
Start Time:	9:41 AM
End Time:	2:15 PM
Reporter:	Susan Yip
Claim #:	
File #:	4471Wes

Description	Total
Original and One Certified Transcript	\$506.00
Per diem (full day)	\$150.00
Exhibits	\$6.50
Handling of Original	\$30.00
Mini/Concordance	
Electronic Transcript	
Delivery	\$12.00
Sub Total	\$704.50
Payments	\$0.00
Balance Due	\$704.50

Fed. I.D. # 27-3451173

Payment due upon receipt of invoice. We appreciate your business! There will be an 18% late fee added to all invoices 30 days past due or greater.

E-MAIL 1596

Eureka Street Legal Video
152 Arlene Drive
Walnut Creek, CA 94595 US
depo@eurekastreet.net

INVOICE

BILL TO

Carol Loza
ANDERSON YAZDI HWANG
MINTON & HORN
350 Primrose Road
Burlingame, CA 94010

INVOICE # ES-2760
DATE 08/03/2018
DUE DATE 09/02/2018
TERMS Net 30

12/10/2018
EFH

ACTIVITY	QTY	RATE	AMOUNT
<u>Video</u> graphy Deposition depo Debby Chang, Vol. 2 (7-18-18): 8:30am-2:45pm	6.25	75.00	468.75
Format MPEG-1 Creation and Synchronization Hours inc. YesLaw Software	4	80.00	320.00
Format Additional Copy of Chang Vol. 1 @ 50% discount	4	40.00	160.00
Format Additional Copy of Chang Vol. 2 @ 50% discount	4	40.00	160.00
Shipping Case: Ho v. Chang	1	16.00	16.00

Balances past 30 days are subject to a 1.5%/mo. finance charge.

BALANCE DUE

\$1,124.75

EIN #: 27-2162763

E-MAIL 1597

Eureka Street Legal Video
152 Arlene Drive
Walnut Creek, CA 94595 US
depo@eurekastreet.net

INVOICE

BILL TO

Carol Loza
ANDERSON YAZDI HWANG
MINTON & HORN
350 Primrose Road
Burlingame, CA 94010

INVOICE # ES-2732
DATE 07/30/2018
DUE DATE 08/29/2018
TERMS Net 30

1210/256 EIH
"Deposition Videography (Eureka Street)"

ACTIVITY	QTY	RATE	AMOUNT
Videography depo: Debby Chang Vol. 1 (7-12-18): 8:00am-2:30pm (-:15 lunch)	6.25	75.00	468.75
Format MPEG-1 Creation and Synchronization Hours	4	80.00	320.00
Shipping Case: Ho v. Chang	1	16.00	16.00

Balances past 30 days are subject to a 1.5%/mo. finance charge.

BALANCE DUE

\$804.75

EIN #: 27-2162763

E-MAIL 1598

Mandarin Interpreters

Cantonese / Mandarin Translation & Interpretation Services

INVOICE

405 Oregon Ave.,
 Palo Alto, CA 94301
 Phone 650-400-4520
Kasiecheung@sbcglobal.net

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
 Direct Phone: 650.212.5905
 Direct Fax: 650.212.5993

INVOICE #80712

DATE: JULY 22, 2018

51476.1

DATE	DESCRIPTION	HOURS	RATE	AMOUNT
7/12/2018	Ho v. Chang Deposition 930am- 2pm (6 hours min)	6		\$1,230
	Travel	1	\$205	
7/18/2018	-ditto- 9am-230pm + travel	7		\$1,435
<i>12/10/2018 EIH ✓ "Translator for July 12th & July 18th depositions"</i>				TOTAL \$2,870

Anderson Yazdi Hwang Minton + Horn LLP

Vendor: 524.00 Kasie Cheung 1470!

Date	Description	Invoice #	Amount	Disc	Net Amt
07/25/18	Deposition Interpreter July 12 & 18, 2018 (51476.1)	80712	2,870.00		2,870.00
Check Date	Check #	Gross Amt	Disc Amt	Net Amt	
07/25/18	14705	2,870.00	0.00	2,870.00	

E-MAIL 1599



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com> Wed, Sep 12, 2018 at 4:17 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Hi:

My apologies ... Attached are the two subpoenas I meant to send with my earlier email.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
Direct Phone: 650.212.5905
Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho - Draft Subpoena to Genworth Financial Agency, Inc.pdf
853K

Ho - Draft Subpoena to Genworth Life and Annuity Insurance Company.pdf
865K

E-MAIL 1600



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

3 messages

Carol Loza <cloza@ayhmh.com> Wed, Sep 12, 2018 at 3:43 PM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Afternoon:

Attached please find draft subpoenas to Genworth Financial Agency, Inc. and Genworth Life and Annuity Insurance Company.

Peter, I believe that you will want to revise Attachment 3 to the Genworth Life and Annuity Insurance Company subpoena ... so I will send it to you in Word format momentarily.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Wed, Sep 12, 2018 at 3:45 PM

Hi Peter:

E-MAIL 1601

Here is Attachment 3 to the Genworth Life and Annuity Insurance Company subpoena.

Carol

[Quoted text hidden]

 **Ho_ Attachment 3 to Genworth Life and Annuity Insurance Company.DOCX**
14K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>

Mon, Sep 24, 2018 at 11:16 AM

Hi Carol,

I made the revisions to the Genworth subpoena for you to send out (attached, v1.1). Because you found out from Genworth that their entities are all under the same umbrella, please send a single subpoena to Genworth Life & Annuity Insurance Company.

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

 **Ho_ Attachment 3 to Genworth Life and Annuity Insurance Company (v1.1).DOCX**
19K



Peter Ho <peter.ho@gmail.com>

Update

3 messages

John Minton <jminton@ayhmh.com>

Thu, Sep 13, 2018 at 8:37 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Della N. Lau" <dellalau@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Dear all –

Mediation is scheduled for November 8. Plan on a full day starting at 10:00 a.m. at the mediator's office in [San Jose \(160 W. Santa Clara Street, Suite 1600\)](#). We are using retired Judge Catherine Gallagher: <https://www.jamsadr.com/gallagher/> Judge Gallagher is my "go to" mediator.

We will discuss mediation strategy as we get closer. In terms of attendance, one, two, or all three of you are welcome, but Peter should of course be there. Della and/or Shan Yuan can attend live or just be available by phone should the need arise.

Jeff is working on the stipulation to continue the trial date, and hopes to have his draft stipulation to me today.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Della Lau <DellaLau@launet.com>

Thu, Sep 13, 2018 at 10:34 PM

To: John Minton <jminton@ayhmh.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Hi John,

E-MAIL 1603

Thank you for the update!

Can you let us know what dates you are shooting for trial continuance or whether to vacate?

Did Jeff have an opinion as to when he wanted it pushed back to or whether to vacate?

Any details you can provide regarding your discussion with Jeff (ie. anything Jeff or Debby felt strongly about, especially moving the trial date?)

And, assuming that trial will occur on November 26, 2018 and cannot be moved (we need to prepare for the worst case), could you please provide a new road map and the associated estimated costs?

Thanks!

Della

At 08:37 AM 9/13/2018, John Minton wrote:

Dear all –

Mediation is scheduled for November 8. Plan on a full day starting at 10:00 a.m. at the mediator\$B!G(Bs office in San Jose (160 W. Santa Clara Street, Suite 1600). We are using retired Judge Catherine Gallagher: <https://www.jamsadr.com/gallagher/> Judge Gallagher is my \$B!H(Bgo to\$B!I(B mediator.

We will discuss mediation strategy as we get closer. In terms of attendance, one, two, or all three of you are welcome, but Peter should of course be there. Della and/or Shan Yuan can attend live or just be available by phone should the need arise.

Jeff is working on the stipulation to continue the trial date, and hopes to have his draft stipulation to me today.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1604



John Minton <jminton@ayhmh.com>

Fri, Sep 14, 2018 at 9:45 AM

To: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Hi Della –

Jeff and I were on the same page that if we can move the trial date, we should not set a new date now, but should instead come back to court a few weeks after the mediation (assuming there is no settlement) and at that hearing set the trial date. This will give me time to talk with you guys and recalibrate and decide how much time we think we want (e.g., do we shoot for January or March or May etc.). We can make a judgment call at that time based on all available information.

There isn't much else to report about Jeff and the discussion. It was pretty straightforward.

I will work on the new road map and estimated trial costs.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Della Lau [mailto:DellaLau@LauNet.Com]
Sent: Thursday, September 13, 2018 10:35 PM
To: John Minton; 'Peter C. Ho'; Shan-Yuan Ho (大姐)
Subject: Re: Update

E-MAIL 1605

Hi John,

Thank you for the update!

Can you let us know what dates you are shooting for trial continuance or whether to vacate?

Did Jeff have an opinion as to when he wanted it pushed back to or whether to vacate?

Any details you can provide regarding your discussion with Jeff (ie. anything Jeff or Debby felt strongly about, especially moving the trial date?)

And, assuming that trial will occur on November 26, 2018 and cannot be moved (we need to prepare for the worst case), could you please provide a new road map and the associated estimated costs?

Thanks!

Della

At 08:37 AM 9/13/2018, John Minton wrote:

Dear all –

Mediation is scheduled for November 8. Plan on a full day starting at 10:00 a.m. at the mediator's office in [San Jose \(160 W. Santa Clara Street, Suite 1600\)](#). We are using retired Judge Catherine Gallagher: <https://www.jamsadr.com/gallagher/> Judge Gallagher is my [Boggo to Bill mediator](#).

We will discuss mediation strategy as we get closer. In terms of attendance, one, two, or all three of you are welcome, but Peter should of course be there. Della and/or Shan Yuan can attend live or just be available by phone should the need arise.

Jeff is working on the stipulation to continue the trial date, and hopes to have his draft stipulation to me today.

Best,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.



Virus-free. www.avast.com

E-MAIL 1606



Peter Ho <peter.ho@gmail.com>

FW: For your review and comments...

9 messages

John Minton <jminton@ayhmh.com>

Fri, Sep 14, 2018 at 11:50 AM

To: Della Lau <DellaLau@launet.com>, "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Dear all –

Please see the attached. He went beyond what I would have done, but in an abundance of caution to ensure the request is granted it is probably a good idea. This generally looks fine to me. I see nothing in here helps or hurts our case substantively, but let me know if you see anything concerns you. Note that this will be presented to the trial management judge, who will NOT be the trial judge.

Let me know if you have any comments or questions.

I have already told Jeff that the "standstill" idea in the stipulation must not be used as a bar to any discovery we might wish to conduct prior to November 8. I'm sure he will agree (but I am waiting to hear back).

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Friday, September 14, 2018 10:31 AM
To: John Minton
Cc: Sarah Sheppard; Andrea Gonzalez
Subject: For your review and comments...

E-MAIL 1607

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law
State Bar of California Board of Legal Specialization

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

2 attachments

 **Ho Trust - Ex Parte Motion to Continue Trial.docx**
33K

 **Ho Trust - Stipulation and Order Continuing Trial date.docx**
22K

Shan-Yuan Ho <shanyuan@gmail.com>
To: Peter Ho <peter.ho@alumni.stanford.edu>, Della Lau <DellaLau@launet.com>

Sun, Sep 16, 2018 at 8:20 AM

Did either of you even read the 2 motions by Loew to vacate/extend our court date? I read it immediately and made notes. We should respond to John so this can be filed. Better to know ASAP whether we will be going to trial on 11/26/18. This is what I have been complaining about the past 13 months -- laziness...

I got behind last week because of time and effort needed for change of counsel. That all nighter working on the synopsis on Monday killed me. I am again exhausted with work, 2017 taxes (due tomorrow), etc. I do not have time to write all my notes on this motion, and I will not until I see some effort from either of you. Here is the main one.

One of you should respond to John, along with your other concerns,

E-MAIL 1608

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>

7/31/2020

Gmail - FW: For your review and comments...

Ex Parte Motion: REMOVE "declined to order Respondent to pay Trustee's attorney's fees and costs." That Motion to Compel cost us \$23K. You write to Minton to remove the above and say, "We asked you several times why you did not ask for sanctions in the motion to compel and your response is 'I left it out because the judge generally does not award sanctions anyway.' Since you did not ask for sanctions, the court cannot decline something you did not ask for. That statement is false, so please remove."

You see how Jeff is protecting his client the devil, but Minton is completely screwing us over? Jeff put it in there to put the nail in the coffin, so that we cannot later ask for sanctions for that motion to compel. John needs to file a motion in response that Satan did not produce and request all sanctions."

----- Forwarded message -----

From: **John Minton** <jminton@ayhmh.com>

Date: Fri, Sep 14, 2018 at 2:50 PM

Subject: FW: For your review and comments...

To: Della Lau <DellaLau@launet.com>, Peter C. Ho <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho (大姐) <shanyuan@gmail.com>

Dear all –

Please see the attached. He went beyond what I would have done, but in an abundance of caution to ensure the request is granted it is probably a good idea. This generally looks fine to me. I see nothing in here helps or hurts our case substantively, but let me know if you see anything concerns you. Note that this will be presented to the trial management judge, who will NOT be the trial judge.

Let me know if you have any comments or questions.

I have already told Jeff that the “standstill” idea in the stipulation must not be used as a bar to any discovery we might wish to conduct prior to November 8. I’m sure he will agree (but I am waiting to hear back).

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]

Sent: Friday, September 14, 2018 10:31 AM

E-MAIL 1609

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>

To: John Minton
Cc: Sarah Sheppard; Andrea Gonzalez
Subject: For your review and comments...

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

LOEW LAW GROUP

A PROFESSIONAL LAW CORPORATION

1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

2 attachments

 **Ho Trust - Ex Parte Motion to Continue Trial.docx**
33K

 **Ho Trust - Stipulation and Order Continuing Trial date.docx**
22K

E-MAIL 1610

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Sep 17, 2018 at 12:11 PM

Hi John,

In the Ex Parte Motion, please remove the clause: "...but declined to order the Respondent to pay the Trustee's attorney's fees and costs."

In the Stipulated Order Continuing Trial Date, can you please add that the parties agree to keep the discovery open and to have the cut-off extended to the date of the new trial date. Is discovery supposed to end one month before the trial date?

Also, what are our options since Debby has not produced the documents listed in our Motion to Compel? Do we need to file another motion requesting sanctions?

E-MAIL 1611

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>

7/31/2020

Gmail - FW: For your review and comments...

Thanks,
Peter

On Fri, Sep 14, 2018 at 11:50 AM John Minton <jminton@ayhmh.com> wrote:

Dear all –

Please see the attached. He went beyond what I would have done, but in an abundance of caution to ensure the request is granted it is probably a good idea. This generally looks fine to me. I see nothing in here helps or hurts our case substantively, but let me know if you see anything concerns you. Note that this will be presented to the trial management judge, who will NOT be the trial judge.

Let me know if you have any comments or questions.

I have already told Jeff that the “standstill” idea in the stipulation must not be used as a bar to any discovery we might wish to conduct prior to November 8. I’m sure he will agree (but I am waiting to hear back).

Best,

John

John D. Minton

cid:1DB7BAAB-981B-4350-89C5-1179B2F4214D@hsd1.ca.comcast.net

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Friday, September 14, 2018 10:31 AM
To: John Minton
Cc: Sarah Sheppard; Andrea Gonzalez
Subject: For your review and comments...

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law

State Bar of California Board of Legal Specialization

E-MAIL 1612

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>



1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

4 attachments

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION 8K

ANDERSON YAZDI
HWANG MINTON+HORN 25K

LOEW LAW GROUP
A PROFESSIONAL LAW CORPORATION 8K

ANDERSON YAZDI
HWANG MINTON+HORN 25K

John Minton <jminton@ayhmh.com>

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Sep 17, 2018 at 1:49 PM

Hi Peter –

I will ask Jeff to remove that sentence, though I assume you understand that its presence is harmless.

Regarding the discovery, yes, our plan was certainly premised on discovery remaining open, but we will include language to that effect.

Regarding the documents Debby failed to produce, Dan is working on a letter as we speak.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]

Sent: Monday, September 17, 2018 12:11 PM

To: John Minton

Cc: Shan-Yuan Ho (大姐); Della N. Lau

Subject: Re: FW: For your review and comments...

E-MAIL 1614

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>

Hi John,

In the Ex Parte Motion, please remove the clause: "...but declined to order the Respondent to pay the Trustee's attorney's fees and costs."

In the Stipulated Order Continuing Trial Date, can you please add that the parties agree to keep the discovery open and to have the cut-off extended to the date of the new trial date. Is discovery supposed to end one month before the trial date?

Also, what are our options since Debby has not produced the documents listed in our Motion to Compel? Do we need to file another motion requesting sanctions?

Thanks,

Peter

On Fri, Sep 14, 2018 at 11:50 AM John Minton <jminton@ayhmh.com> wrote:

Dear all –

Please see the attached. He went beyond what I would have done, but in an abundance of caution to ensure the request is granted it is probably a good idea. This generally looks fine to me. I see nothing in here helps or hurts our case substantively, but let me know if you see anything concerns you. Note that this will be presented to the trial management judge, who will NOT be the trial judge.

Let me know if you have any comments or questions.

I have already told Jeff that the "standstill" idea in the stipulation must not be used as a bar to any discovery we might wish to conduct prior to November 8. I'm sure he will agree (but I am waiting to hear back).

Best,

John

John D. Minton

cid:1DB7BAAB-981B-4350-89C5-1179B2F4214D@hsd1.ca.comcast.net

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1615

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Friday, September 14, 2018 10:31 AM
To: John Minton
Cc: Sarah Sheppard; Andrea Gonzalez
Subject: For your review and comments...

Jeffrey R. Loew, Esq.

Certified Specialist, Estate Planning, Trust and Probate Law
State Bar of California Board of Legal Specialization



1650 Borel Place, Suite 104
San Mateo, California 94402

Email: jloew@loewlawgroup.com

Web: www.loewlawgroup.com

Phone: 650.397.8700

Fax: 650.397.8889

THIS COMMUNICATION IS INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY TO WHICH IT IS ADDRESSED AND MAY CONTAIN INFORMATION THAT IS PRIVILEGED, CONFIDENTIAL, AND/OR EXEMPT FROM DISCLOSURE UNDER APPLICABLE STATE AND/OR FEDERAL LAWS. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, AND/OR COPYING OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY E-MAIL AND DELETE THE MATERIAL FROM ANY COMPUTER. THANK YOU

E-MAIL 1616

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611609976572298887&dsqt=1&simpl=msg-f%3...>

1 Jeffrey R. Loew, Esq. (Bar No. 216808)
2 Sarah B. Sheppard, Esq. (Bar No. 234341)
3 Loew Law Group, A Professional Law Corporation
4 1650 Borel Place, Suite 104
5 San Mateo, California 94402
6 Telephone: (650) 397-8700
7 Facsimile: (650) 397-8889
8 Attorneys for Respondent Debby Chang

9
10 John D. Minton, Esq. (Bar No. 223823)
11 Daniel E. Lassen, Esq. (Bar No. 271446)
12 Anderson Yazdi Hwang Minton + Horn LLP
13 350 Primrose Road
14 Burlingame, California 94010
15 Telephone: (650) 212-5900
16 Facsimile: (650) 212-5999
17 Attorneys for Petitioner and Trustee Peter C. Ho

18 SUPERIOR COURT OF CALIFORNIA

19 COUNTY OF SAN MATEO

20 In re the Matter of:) Case No. 17PRO00973
21 TRUST A UNDER THE JAMES F. HO)
22 AND GRACE C. HO DECLARATION OF) EX PARTE MOTION TO CONTINUE
23 TRUST DATED SEPTEMBER 11, 1992, as) MANDATORY SETTLEMENT CONFERENCE
24 amended) AND TRIAL; POINTS AND AUTHORITIES;
25) DECLARATION OF
26) JEFFREY R. LOEW AND JOHN D. MINTON
27)
28)
29)
30)
31)
32)
33)
34)
35)
36)
37)
38)
39)
40)
41)
42)
43)
44)
45)
46)
47)
48)
49)
50)
51)
52)
53)
54)
55)
56)
57)
58)
59)
60)
61)
62)
63)
64)
65)
66)
67)
68)
69)
70)
71)
72)
73)
74)
75)
76)
77)
78)
79)
80)
81)
82)
83)
84)
85)
86)
87)
88)
89)
90)
91)
92)
93)
94)
95)
96)
97)
98)
99)
100)
101)
102)
103)
104)
105)
106)
107)
108)
109)
110)
111)
112)
113)
114)
115)
116)
117)
118)
119)
120)
121)
122)
123)
124)
125)
126)
127)
128)
129)
130)
131)
132)
133)
134)
135)
136)
137)
138)
139)
140)
141)
142)
143)
144)
145)
146)
147)
148)
149)
150)
151)
152)
153)
154)
155)
156)
157)
158)
159)
160)
161)
162)
163)
164)
165)
166)
167)
168)
169)
170)
171)
172)
173)
174)
175)
176)
177)
178)
179)
180)
181)
182)
183)
184)
185)
186)
187)
188)
189)
190)
191)
192)
193)
194)
195)
196)
197)
198)
199)
200)
201)
202)
203)
204)
205)
206)
207)
208)
209)
210)
211)
212)
213)
214)
215)
216)
217)
218)
219)
220)
221)
222)
223)
224)
225)
226)
227)
228)
229)
230)
231)
232)
233)
234)
235)
236)
237)
238)
239)
240)
241)
242)
243)
244)
245)
246)
247)
248)
249)
250)
251)
252)
253)
254)
255)
256)
257)
258)
259)
260)
261)
262)
263)
264)
265)
266)
267)
268)
269)
270)
271)
272)
273)
274)
275)
276)
277)
278)
279)
280)
281)
282)
283)
284)
285)
286)
287)
288)
289)
290)
291)
292)
293)
294)
295)
296)
297)
298)
299)
300)
301)
302)
303)
304)
305)
306)
307)
308)
309)
310)
311)
312)
313)
314)
315)
316)
317)
318)
319)
320)
321)
322)
323)
324)
325)
326)
327)
328)
329)
330)
331)
332)
333)
334)
335)
336)
337)
338)
339)
340)
341)
342)
343)
344)
345)
346)
347)
348)
349)
350)
351)
352)
353)
354)
355)
356)
357)
358)
359)
360)
361)
362)
363)
364)
365)
366)
367)
368)
369)
370)
371)
372)
373)
374)
375)
376)
377)
378)
379)
380)
381)
382)
383)
384)
385)
386)
387)
388)
389)
390)
391)
392)
393)
394)
395)
396)
397)
398)
399)
400)
401)
402)
403)
404)
405)
406)
407)
408)
409)
410)
411)
412)
413)
414)
415)
416)
417)
418)
419)
420)
421)
422)
423)
424)
425)
426)
427)
428)
429)
430)
431)
432)
433)
434)
435)
436)
437)
438)
439)
440)
441)
442)
443)
444)
445)
446)
447)
448)
449)
450)
451)
452)
453)
454)
455)
456)
457)
458)
459)
460)
461)
462)
463)
464)
465)
466)
467)
468)
469)
470)
471)
472)
473)
474)
475)
476)
477)
478)
479)
480)
481)
482)
483)
484)
485)
486)
487)
488)
489)
490)
491)
492)
493)
494)
495)
496)
497)
498)
499)
500)
501)
502)
503)
504)
505)
506)
507)
508)
509)
510)
511)
512)
513)
514)
515)
516)
517)
518)
519)
520)
521)
522)
523)
524)
525)
526)
527)
528)
529)
530)
531)
532)
533)
534)
535)
536)
537)
538)
539)
540)
541)
542)
543)
544)
545)
546)
547)
548)
549)
550)
551)
552)
553)
554)
555)
556)
557)
558)
559)
560)
561)
562)
563)
564)
565)
566)
567)
568)
569)
570)
571)
572)
573)
574)
575)
576)
577)
578)
579)
580)
581)
582)
583)
584)
585)
586)
587)
588)
589)
590)
591)
592)
593)
594)
595)
596)
597)
598)
599)
600)
601)
602)
603)
604)
605)
606)
607)
608)
609)
610)
611)
612)
613)
614)
615)
616)
617)
618)
619)
620)
621)
622)
623)
624)
625)
626)
627)
628)
629)
630)
631)
632)
633)
634)
635)
636)
637)
638)
639)
640)
641)
642)
643)
644)
645)
646)
647)
648)
649)
650)
651)
652)
653)
654)
655)
656)
657)
658)
659)
660)
661)
662)
663)
664)
665)
666)
667)
668)
669)
670)
671)
672)
673)
674)
675)
676)
677)
678)
679)
680)
681)
682)
683)
684)
685)
686)
687)
688)
689)
690)
691)
692)
693)
694)
695)
696)
697)
698)
699)
700)
701)
702)
703)
704)
705)
706)
707)
708)
709)
710)
711)
712)
713)
714)
715)
716)
717)
718)
719)
720)
721)
722)
723)
724)
725)
726)
727)
728)
729)
730)
731)
732)
733)
734)
735)
736)
737)
738)
739)
740)
741)
742)
743)
744)
745)
746)
747)
748)
749)
750)
751)
752)
753)
754)
755)
756)
757)
758)
759)
760)
761)
762)
763)
764)
765)
766)
767)
768)
769)
770)
771)
772)
773)
774)
775)
776)
777)
778)
779)
780)
781)
782)
783)
784)
785)
786)
787)
788)
789)
790)
791)
792)
793)
794)
795)
796)
797)
798)
799)
800)
801)
802)
803)
804)
805)
806)
807)
808)
809)
810)
811)
812)
813)
814)
815)
816)
817)
818)
819)
820)
821)
822)
823)
824)
825)
826)
827)
828)
829)
830)
831)
832)
833)
834)
835)
836)
837)
838)
839)
840)
841)
842)
843)
844)
845)
846)
847)
848)
849)
850)
851)
852)
853)
854)
855)
856)
857)
858)
859)
860)
861)
862)
863)
864)
865)
866)
867)
868)
869)
870)
871)
872)
873)
874)
875)
876)
877)
878)
879)
880)
881)
882)
883)
884)
885)
886)
887)
888)
889)
890)
891)
892)
893)
894)
895)
896)
897)
898)
899)
900)
901)
902)
903)
904)
905)
906)
907)
908)
909)
910)
911)
912)
913)
914)
915)
916)
917)
918)
919)
920)
921)
922)
923)
924)
925)
926)
927)
928)
929)
930)
931)
932)
933)
934)
935)
936)
937)
938)
939)
940)
941)
942)
943)
944)
945)
946)
947)
948)
949)
950)
951)
952)
953)
954)
955)
956)
957)
958)
959)
960)
961)
962)
963)
964)
965)
966)
967)
968)
969)
970)
971)
972)
973)
974)
975)
976)
977)
978)
979)
980)
981)
982)
983)
984)
985)
986)
987)
988)
989)
990)
991)
992)
993)
994)
995)
996)
997)
998)
999)
1000)
1001)
1002)
1003)
1004)
1005)
1006)
1007)
1008)
1009)
1010)
1011)
1012)
1013)
1014)
1015)
1016)
1017)
1018)
1019)
1020)
1021)
1022)
1023)
1024)
1025)
1026)
1027)
1028)
1029)
1030)
1031)
1032)
1033)
1034)
1035)
1036)
1037)
1038)
1039)
1040)
1041)
1042)
1043)
1044)
1045)
1046)
1047)
1048)
1049)
1050)
1051)
1052)
1053)
1054)
1055)
1056)
1057)
1058)
1059)
1060)
1061)
1062)
1063)
1064)
1065)
1066)
1067)
1068)
1069)
1070)
1071)
1072)
1073)
1074)
1075)
1076)
1077)
1078)
1079)
1080)
1081)
1082)
1083)
1084)
1085)
1086)
1087)
1088)
1089)
1090)
1091)
1092)
1093)
1094)
1095)
1096)
1097)
1098)
1099)
1100)
1101)
1102)
1103)
1104)
1105)
1106)
1107)
1108)
1109)
1110)
1111)
1112)
1113)
1114)
1115)
1116)
1117)
1118)
1119)
1120)
1121)
1122)
1123)
1124)
1125)
1126)
1127)
1128)
1129)
1130)
1131)
1132)
1133)
1134)
1135)
1136)
1137)
1138)
1139)
1140)
1141)
1142)
1143)
1144)
1145)
1146)
1147)
1148)
1149)
1150)
1151)
1152)
1153)
1154)
1155)
1156)
1157)
1158)
1159)
1160)
1161)
1162)
1163)
1164)
1165)
1166)
1167)
1168)
1169)
1170)
1171)
1172)
1173)
1174)
1175)
1176)
1177)
1178)
1179)
1180)
1181)
1182)
1183)
1184)
1185)
1186)
1187)
1188)
1189)
1190)
1191)
1192)
1193)
1194)
1195)
1196)
1197)
1198)
1199)
1200)
1201)
1202)
1203)
1204)
1205)
1206)
1207)
1208)
1209)
1210)
1211)
1212)
1213)
1214)
1215)
1216)
1217)
1218)
1219)
1220)
1221)
1222)
1223)
1224)
1225)
1226)
1227)
1228)
1229)
1230)
1231)
1232)
1233)
1234)
1235)
1236)
1237)
1238)
1239)
1240)
1241)
1242)
1243)
1244)
1245)
1246)
1247)
1248)
1249)
1250)
1251)
1252)
1253)
1254)
1255)
1256)
1257)
1258)
1259)
1260)
1261)
1262)
1263)
1264)
1265)
1266)
1267)
1268)
1269)
1270)
1271)
1272)
1273)
1274)
1275)
1276)
1277)
1278)
1279)
1280)
1281)
1282)
1283)
1284)
1285)
1286)
1287)
1288)
1289)
1290)
1291)
1292)
1293)
1294)
1295)
1296)
1297)
1298)
1299)
1300)
1301)
1302)
1303)
1304)
1305)
1306)
1307)
1308)
1309)
1310)
1311)
1312)
1313)
1314)
1315)
1316)
1317)
1318)
1319)
1320)
1321)
1322)
1323)
1324)
1325)
1326)
1327)
1328)
1329)
1330)
1331)
1332)
1333)
1334)
1335)
1336)
1337)
1338)
1339)
1340)
1341)
1342)
1343)
1344)
1345)
1346)
1347)
1348)
1349)
1350)
1351)
1352)
1353)
1354)
1355)
1356)
1357)
1358)
1359)
1360)
1361)
1362)
1363)
1364)
1365)
1366)
1367)
1368)
1369)
1370)
1371)
1372)
1373)
1374)
1375)
1376)
1377)
1378)
1379)
1380)
1381)
1382)
1383)
1384)
1385)
1386)
1387)
1388)
1389)
1390)
1391)
1392)
1393)
1394)
1395)
1396)
1397)
1398)
1399)
1400)
1401)
1402)
1403)
1404)
1405)
1406)
1407)
1408)
1409)
1410)
1411)
1412)
1413)
1414)
1415)
1416)
1417)
1418)
1419)
1420)
1421)
1422)
1423)
1424)
1425)
1426)
1427)
1428)
1429)
1430)
1431)
1432)
1433)
1434)
1435)
1436)
1437)
1438)
1439)
1440)
1441)
1442)
1443)
1444)
1445)
1446)
1447)
1448)
1449)
1450)
1451)
1452)
1453)
1454)
1455)
1456)
1457)
1458)
1459)
1460)
1461)
1462)
1463)
1464)
1465)
1466)
1467)
1468)
1469)
1470)
1471)
1472)
1473)
1474)
1475)
1476)
1477)
1478)
1479)
1480)
1481)
1482)
1483)
1484)
1485)
1486)
1487)
1488)
1489)
1490)
1491)
1492)
1493)
1494)
1495)
1496)
1497)
1498)
1499)
1500)
1501)
1502)
1503)
1504)
1505)
15

1 Petitioner Peter C. Ho and Respondent Debby Chang hereby move for an order continuing the
2 mandatory settlement conference and trial, currently set for November 8, 2018, and November 26,
3 2018, respectively, and referring this matter back to the case management program for a mediation
4 status conference and trial setting hearing to occur on December 4, 2018, or the first available Court
5 date thereafter.

6 The motion is made on the grounds stated herein, including that the parties have agreed to go
7 to mediation on November 8, 2018, before the Honorable Catherine Gallagher (Ret.) of JAMS, and
8 on the grounds that the matter involves substantial discovery that cannot be reasonably completed
9 within the period remaining prior to the current trial date.

10 The parties have diligently pursued this matter at all times. The matter has involved
11 substantial documentary discovery, involving many financial accounts and a period extending back
12 for more than a decade, including dozens of subpoenas resulting in the production of many thousands
13 of pages of financial records and other documents. The deposition of Respondent Debby Chang has
14 continued over two days, but the Trustee has requested additional time to complete the deposition.
15 At least one dozen further witnesses will need to be deposed to fully prepare the matter for trial,
16 including depositions of a drafting attorney, the Respondents' three daughters, Petitioner and his two
17 sisters, as well as other percipient and expert witnesses.

18 Substantial discovery thus remains to be completed. The parties may also contemplate filing
19 further motions prior to trial. The parties have agreed to prepare for and pursue mediation within a
20 reasonable time, to be conducted on November 8, 2018. Given this focus on mediation, and the
21 substantial work remaining to fully prepare the case for trial, the parties will be unable to adequately
22 prepare this case for trial in the time remaining.

23 The parties agree that it may best conserve the resources of the Court and of the parties, and
24 thereby increase the prospects of settlement, if the parties are able to pursue mediation before
25 incurring many tens of thousands of dollars, or more, in further legal fees and costs involved in trial
26 preparation.

The request is based on this ex parte motion, on the joint declaration of Jeffrey R. Loew, Esq., and John D. Minton, Esq., and the supporting memorandum served and filed herewith, on the records and file herein, and on such evidence as may be presented at the hearing of the motion.

Dated: _____
By: _____
Jeffrey R. Loew, Esq.,
Attorney for Respondent Debby Chang

Dated: _____
By: _____
John D. Minton, Esq.,
Attorney for Petitioner Peter C. Ho, Trustee

MEMORANDUM OF POINTS AND AUTHORITIES

I. Background

Decedent James F. Ho (“Decedent” or “James”), was the surviving settlor of Trust A of the James F. Ho and Grace C. Ho Declaration of Trust Dated September 11, 1992. The Decedent died on September 5, 2017. On September 19, 2017, the Trustee, Peter C. Ho (the “Trustee”), filed a Petition for Return of Trust Property (850), for Financial Elder Abuse, and for Related Relief (the “Petition”). The Petition concerned primarily transactions alleged to have occurred in the last year of James’s life, involving the Decedent and Respondent Debby Chang (“Respondent” or “Debby”). These transactions included funds used for a down payment on a piece of real property in Redwood City.

Thereafter, on November 15, 2017, the Trustee filed an Amended Petition for Return of Trust Property (850), for Financial Elder Abuse, and for Related Relief (the “Amended Petition”). The Amended Petition substantially expanded the scope of the allegations in the initial Petition, and included numerous transactions alleged to have occurred over many years, dating back to at least 2006. The Amended Petition further alleged that other Doe Defendants may have been involved in the alleged transactions.

1 Given the broad scope of allegations in the Amended Petition, encompassing many financial
2 accounts and more than a decade of alleged financial transactions, substantial written and
3 documentary discovery has followed.

4 Respondent objected to the production of many requested documents on privacy grounds,
5 including her income tax returns and estate planning documents. After the parties met and conferred,
6 the Trustee filed a motion to compel production of documents on April 20, 2018. On May 22, 2018,
7 the Court heard the motion. The Court granted the motion to compel, but declined to order the
8 Respondent to pay the Trustee's attorney's fees and costs. The parties continued to meet and confer,
9 and further documents were produced. The parties continue to produce documents and amended
10 discovery responses, on both sides, and continue to meet and confer concerning the scope of
11 discovery.

12 On June 27, 2018, the parties filed a stipulation and protective order with the Court, to limit
13 review of the parties' private financial information to the parties to this action and other interested
14 parties named in the stipulation and protective order.

15 The parties continue to diligently pursue this matter, and to engage in substantial discovery
16 proceedings. The Trustee has issued dozens of subpoenas, resulting in the production of thousands of
17 pages of documents. The parties have also exchanged thousands of pages of documents between
18 them, along with responses to each side's requests for written discovery responses. The
19 Respondent's deposition has been taken over two sessions, and the Trustee has requested further time
20 to complete the deposition. More than a dozen witnesses, including percipient and expert witnesses,
21 will need to be deposed prior to trial. In addition to the substantial discovery that remains to be
22 completed, the parties contemplate that further motions may be filed.

23 The parties have agreed to voluntary mediation before the Honorable Catherine Gallagher
24 (Ret.) of JAMS on November 8, 2018, in an effort to resolve this matter and potentially avoid
25 incurring substantial further costs. The parties wish to focus their efforts to preparing for mediation,
26 and to potentially avoid the significant costs of completing trial preparations before that date.
27 Finally, this is the first request for continuance of the trial date made by the parties.

Based on the foregoing, there is good cause to continue the mandatory settlement conference and trial date. The parties request that the matter be returned to the case management program for a mediation status conference and trial setting hearing to occur on December 4, 2018, or the first available Court date thereafter.

II. Legal Argument

A. Good Cause. A court may grant a continuance before or during trial on an affirmative showing of good cause and each request for a continuance must be considered on its own merits (Cal. Rules of Ct., Rule 3.1332(c)). Good cause exists for continuance of the mandatory settlement conference and trial date of this matter, for the reasons described above and herein.

B. Significant, Unanticipated Change in Case Status Constitutes Good Cause for Continuance. The circumstances that may indicate good cause for a continuance include a significant, unanticipated change in the status of the case as a result of which the case is not ready for trial (Cal. Rules of Ct., Rule 3.1332(c)(7)). The Amended Petition, motion to compel, and extensive subpoenas and other discovery requests served between the parties have resulted in many thousands of pages of documents that must be reviewed in preparation for trial. More than a dozen further depositions must likely be completed, including depositions of percipient and expert witnesses. The parties have agreed to focus their efforts on preparing the case for mediation, in an effort to resolve the matter on November 8, 2018. Based on the foregoing, the parties do not have adequate time to prepare the case for trial prior to the current trial date.

C. Continuance Sought as Soon as Reasonably Practical. A party seeking a continuance of the date set for trial, whether contested or uncontested or stipulated to by the parties, must make the motion or application as soon as reasonably practical once the necessity for the continuance is discovered (Cal. Rules of Ct., Rule 3.1332(b)). Based on the foregoing facts, the parties will be unable to adequately prepare this matter for trial by the current mandatory settlement conference and trial date. Additionally, the parties contemplate that they may file further motions in the matter, and substantial discovery remains to be completed. Finally, the parties have recently agreed to voluntary mediation before the Honorable Catherine Gallagher (Ret.) of JAMS on November 8, 2018.

1 **D. Opportunity for Full Presentation.** A continuance should be granted if failure to allow
2 the continuance would probably or possibly prejudice the party or parties seeking the continuance by
3 depriving those parties of the opportunity to fully and fairly present their cases (*Cadle Co. v.*
4 *WorldWide Hospitality Furniture* (2006) 144 Cal. App. 4th 504, 513–515, 50; *In re Dolly A.* (1986)
5 177 Cal. App. 3d 195, 199, 201, 222; *Cohen v. Herbert* (1960) 186 Cal. App. 2d 488, 494).

6 As described above, substantial discovery remains to be completed on this case. Moreover,
7 the parties wish to focus their efforts, between now and November 8, 2018, on preparing the matter
8 for mediation. Based on the foregoing facts, the parties will be unable to adequately prepare this
9 matter for trial by the current mandatory settlement conference and trial date.

10 **E. No Previous Continuance of the Trial Date Sought in this Matter.** In ruling on a
11 motion or application to continue a trial date, the court must consider all the facts and circumstances
12 that are relevant to the determination. These may include whether there was any previous continuance
13 of the trial date, extension of time, or delay of trial due to any party (Cal. Rules of Ct., Rule
14 3.1332(d)(2)). No prior continuances of the trial date have been requested by either party in this
15 matter.

16
17 Dated: _____
18 By: _____
19 Jeffrey R. Loew, Esq.,
20 Attorneys for Respondent Debby Chang

21 Dated: _____
22 By: _____
23 John D. Minton, Esq.,
24 Attorneys for Petitioner and Trustee Peter C. Ho
25
26
27
28

1 JOINT DECLARATION OF JEFFREY R. LOEW, ESQ. AND JOHN D. MINTON, ESQ.

2 Jeffrey R. Loew, counsel for Respondent Debby Chang, and John D. Minton, counsel for
3 Petitioner and Trustee Peter C. Ho, declare the following in support of the motion for continuance:

- 4 1. As described in the pleadings filed herewith, the parties have pursued this matter
5 diligently at all times. Substantial discovery has been completed, but substantial
6 discovery remains, including numerous depositions. Substantial trial preparation also
7 remains to be completed, including possible motion practice.
- 8 2. The Trustee has issued dozens of subpoenas, resulting in the production of thousands of
9 pages of documents. The parties have also exchanged thousands of pages of documents
10 between them, along with responses to each side's requests for written discovery
11 responses. The Respondent's deposition has been taken over two sessions, and the
12 Trustee has requested further time to complete the deposition. More than a dozen
13 witnesses, including percipient and expert witnesses, will need to be deposed prior to trial.
14 In addition to the substantial discovery that remains to be completed, the parties
15 contemplate that further motions may be filed.
- 16 3. The parties have agreed to voluntary mediation before the Honorable Catherine Gallagher
17 (Ret.) of JAMS to occur on November 8, 2018, in an effort to resolve this matter and
18 potentially avoid incurring substantial further costs. The parties would like to focus their
19 efforts to preparing for mediation, and to potentially avoid the significant costs of
20 completing trial preparations before that date.
- 21 4. This is the first request for continuance of the trial date made by the parties.
- 22 5. For the aforementioned reasons, we ask that the existing trial date and case settlement
23 conference be vacated, the case be referred back to the Case Management Program for a
24 mediation status conference and trial setting hearing to occur on December 4, 2018, or the
25 first available Court date thereafter.

1 We declare under penalty of perjury under the laws of the State of California that the foregoing is
2 true and correct.

3 Dated: By: _____
4 Jeffrey R. Loew, Esq.,
5 Attorneys for Respondent Debby Chang

6 Dated: By: _____
7 John D. Minton, Esq.,
8 Attorneys for Petitioner and Trustee Peter C. Ho

1 Jeffrey R. Loew, Esq. (Bar No. 216808)
2 Sarah B. Sheppard, Esq. (Bar No. 234341)
3 Loew Law Group, A Professional Law Corporation
4 1650 Borel Place, Suite 104
5 San Mateo, California 94402
6 Telephone: (650) 397-8700
7 Facsimile: (650) 397-8889
8 Attorneys for Respondent Debby Chang

9
10 John D. Minton, Esq. (Bar No. 223823)
11 Daniel E. Lassen, Esq. (Bar No. 271446)
12 Anderson Yazdi Hwang Minton + Horn LLP
13 350 Primrose Road
14 Burlingame, California 94010
15 Telephone: (650) 212-5900
16 Facsimile: (650) 212-5999
17 Attorneys for Petitioner and Trustee Peter C. Ho

18
19 SUPERIOR COURT OF CALIFORNIA
20
21 COUNTY OF SAN MATEO

22 In re the Matter of:

23 Case No. 17PRO00973

24 TRUST A UNDER THE JAMES F. HO
25 AND GRACE C. HO DECLARATION
26 OF TRUST DATED SEPTEMBER 11,
1992, as amended

27 STIPULATION AND ORDER:

- (1) CONTINUING MANDATORY
SETTLEMENT CONFERENCE AND
TRIAL DATE;
- (2) REFERRING MATTER BACK TO CASE
MANAGEMENT PROGRAM FOR
MEDIATION STATUS CONFERENCE
AND TRIAL SETTING HEARING

28 Settlement Conference: November 8, 2018

PETITIONER PETER C. HO,
TRUSTEE OF TRUST A OF THE
JAMES F. HO AND GRACE C. HO
DECLARATION OF TRUST DATED
SEPTEMBER 11, 1992, as amended,

Trial Date: November 26, 2018

29 Petitioner,

30 vs.

31 DEBBY CHANG, and DOES 1 through
32 20, inclusive

33 Respondents.

1 Petitioner Peter C. Ho and Respondent Debby Chang (the “Parties”) hereby stipulate to an
2 order continuing the mandatory settlement conference and trial, currently set for November 8,
3 2018, and November 26, 2018, respectively, and referring this matter back to the case
4 management program for a mediation status conference and trial setting hearing to occur on
5 December 4, 2018, or the first available Court date thereafter. The Parties, by and through their
6 attorneys of record, stipulate as follows:

7 **STIPULATION**

8 WHEREAS, on September 19, 2017, the Trustee, Peter C. Ho (the “Trustee”), filed a
9 Petition for Return of Trust Property (850), for Financial Elder Abuse, and for Related Relief (the
10 “Petition”).

11 WHEREAS, ON November 15, 2017, the Trustee filed an Amended Petition for Return of
12 Trust Property (850), for Financial Elder Abuse, and for Related Relief (the “Amended Petition”).

13 WHEREAS, on May 11, 2018, the Court set the matter for a mandatory settlement
14 conference on November 8, 2018, and for a trial commencing on November 26, 2018;

15 WHEREAS, the Parties have scheduled a voluntary mediation before the Honorable
16 Catherine Gallagher (Ret.) of JAMS, on November 8, 2018, in an effort to resolve the matter;

18 WHEREAS, there have been no prior continuances of the trial date of this matter;

19 WHEREAS, in light of the attendant costs and deadlines associated with the completing
20 trial preparations, the Parties desire to “stand still” in the litigation and pursue mediation and
21 focus on settlement discussions without incurring substantial fees and costs for completing
22 discovery and trial preparation;

23 THEREFORE, the Parties agree that:

24 1. The mandatory settlement conference set for November 8, 2018, should be
25 continued or taken off calendar, and the matter referred back to the case management program for
26 a mediation status conference and trial setting hearing to occur on December 4, 2018, or the first
27 available Court date thereafter;

2. The current trial date set for November 26, 2018, should be continued or taken off calendar, and the matter referred back to the case management program for a mediation status conference and trial setting hearing to occur on December 4, 2018, or the first available Court date thereafter.

IT IS SO STIPULATED.

Dated: _____
By: _____
Jeffrey R. Loew, Esq.,
Attorneys for Respondent Debby Chang

Dated: _____
By: _____
John D. Minton, Esq.,
Attorneys for Petitioner and Trustee Peter C. Ho

ORDER

Having read and considered the foregoing stipulation of the Parties, and good cause appearing therefor,

IT IS HEREBY ORDERED THAT

1. The mandatory settlement conference set for November 8, 2018, is taken off calendar, and the matter is referred back to the case management program for a mediation status conference and trial setting hearing to occur on December ____, 2018, in Department ____;
 2. The current trial date set for November 26, 2018, is taken off calendar, and the matter is referred back to the case management program for a mediation status conference and trial setting hearing to occur on December ____, 2018, in Department ____.

IT IS SO ORDERED.

Dated: _____

JUDGE OF THE SUPERIOR COURT



Peter Ho <peter.ho@gmail.com>

Ho Trust

2 messages

John Minton <jminton@ayhmh.com>
To: Jeff Loew <jloew@loewlawgroup.com>

Mon, Sep 17, 2018 at 2:02 PM

Hi Jeff –

I have a few edits in the attached. Please let me know if you are agreeable to these changes. If so, Wednesday afternoon is a good day for me schedule-wise to present the papers to the trial management judge.

Regards,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho Trust - Ex Parte Motion to Continue Trial.docx
43K

Ho Trust - Stipulation and Order Continuing Trial date.docx
29K

John Minton <jminton@ayhmh.com>
To: Jeff Loew <jloew@loewlawgroup.com>
Cc: Sarah Sheppard <ssheppard@loewlawgroup.com>, Andrea Gonzalez <admin@loewlawgroup.com>

Mon, Sep 17, 2018 at 2:54 PM

Sounds good, thanks.

John D. Minton**E-MAIL 1629**



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Jeff Loew [mailto:jloew@loewlawgroup.com]
Sent: Monday, September 17, 2018 2:41 PM
To: John Minton
Cc: Sarah Sheppard; Andrea Gonzalez
Subject: RE: Ho Trust

Thanks, John. These changes are fine. I will finalize and send to you for your signature.

My office can file the application on Wednesday morning, and we can plan to appear at 2 pm. (I have an SMCBA meeting from 12-1, so I'll be in the area.)

If you're available, let's plan to meet at Department 18 on Wednesday at 2 pm.

Best regards,

Jeff

[Quoted text hidden]

E-MAIL 1630

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611890058604062618&simpl=msg-f%3A16118900...> 2/2

1 Jeffrey R. Loew, Esq. (Bar No. 216808)
2 Sarah B. Sheppard, Esq. (Bar No. 234341)
3 Loew Law Group, A Professional Law Corporation
4 1650 Borel Place, Suite 104
5 San Mateo, California 94402
Telephone: (650) 397-8700
Facsimile: (650) 397-8889
Attorneys for Respondent Debby Chang

6
7 John D. Minton, Esq. (Bar No. 223823)
Daniel E. Lassen, Esq. (Bar No. 271446)
8 Anderson Yazdi Hwang Minton + Horn LLP
350 Primrose Road
9 Burlingame, California 94010
Telephone: (650) 212-5900
10 Facsimile: (650) 212-5999
11 Attorneys for Petitioner and Trustee Peter C. Ho

SUPERIOR COURT OF CALIFORNIA

COUNTY OF SAN MATEO

14 In re the Matter of:) Case No. 17PRO00973
15)
16 TRUST A UNDER THE JAMES F. HO) EX PARTE MOTION TO CONTINUE
17 AND GRACE C. HO DECLARATION OF) MANDATORY SETTLEMENT CONFERENCE
18 TRUST DATED SEPTEMBER 11, 1992, as) AND TRIAL; POINTS AND AUTHORITIES;
amended) DECLARATION OF
) JEFFREY R. LOEW AND JOHN D. MINTON
19)
20 _____) Hearing Date: Ex Parte
PETITIONER PETER C. HO, TRUSTEE) Dept.: 18 – Presiding Judge
OF TRUST A OF THE JAMES F. HO) Judge: Hon. Susan Etezadi
21 AND GRACE C. HO DECLARATION OF)
TRUST DATED SEPTEMBER 11, 1992,)
as amended,) Settlement Conference: November 8, 2018
Petitioner,) Trial Date: November 26, 2018
23)
24 vs.)
25 DEBBY CHANG, and DOES 1 through 20,)
inclusive)
27 Respondents.)
28 _____

1 Petitioner Peter C. Ho and Respondent Debby Chang hereby move for an order continuing the
2 mandatory settlement conference and trial, currently set for November 8, 2018, and November 26,
3 2018, respectively, and referring this matter back to the case management program for a mediation
4 status conference and trial setting hearing to occur on December 4, 2018, or the first available Court
5 date thereafter.

6 The motion is made on the grounds stated herein, including that the parties have agreed to go
7 to mediation on November 8, 2018, before the Honorable Catherine Gallagher (Ret.) of JAMS, and
8 on the grounds that the matter involves substantial discovery that cannot be reasonably completed
9 within the period remaining prior to the current trial date.

10 The parties have diligently pursued this matter at all times. The matter has involved
11 substantial documentary discovery, involving many financial accounts and a period extending back
12 for more than a decade, including dozens of subpoenas resulting in the production of many thousands
13 of pages of financial records and other documents. The deposition of Respondent Debby Chang has
14 continued over two days, but the Trustee has requested additional time to complete the deposition.
15 At least one dozen further witnesses will need to be deposed to fully prepare the matter for trial,
16 including depositions of a drafting attorney, the Respondents' three daughters, Petitioner and his two
17 sisters, as well as other percipient and expert witnesses.

18 Substantial discovery thus remains to be completed. The parties may also contemplate filing
19 further motions prior to trial. The parties have agreed to prepare for and pursue mediation within a
20 reasonable time, to be conducted on November 8, 2018. Given this focus on mediation, and the
21 substantial work remaining to fully prepare the case for trial, the parties will be unable to adequately
22 prepare this case for trial in the time remaining.

23 The parties agree that it may best conserve the resources of the Court and of the parties, and
24 thereby increase the prospects of settlement, if the parties are able to pursue mediation before
25 incurring many tens of thousands of dollars, or more, in further legal fees and costs involved in trial
26 preparation. This is the parties' first request for a continuance of the trial date in this matter.
27
28

The request is based on this ex parte motion, on the joint declaration of Jeffrey R. Loew, Esq., and John D. Minton, Esq., and the supporting memorandum served and filed herewith, on the records and file herein, and on such evidence as may be presented at the hearing of the motion.

Dated: _____
By: _____
Jeffrey R. Loew, Esq.,
Attorney for Respondent Debby Chang

Dated: _____
By: _____
John D. Minton, Esq.,
Attorney for Petitioner Peter C. Ho, Trustee

MEMORANDUM OF POINTS AND AUTHORITIES

I. Background

Decedent James F. Ho (“Decedent” or “James”), was the surviving settlor of Trust A of the James F. Ho and Grace C. Ho Declaration of Trust Dated September 11, 1992. The Decedent died on September 5, 2017. On September 19, 2017, the Trustee, Peter C. Ho (the “Trustee”), filed a Petition for Return of Trust Property (850), for Financial Elder Abuse, and for Related Relief (the “Petition”). The Petition concerned primarily transactions alleged to have occurred in the last year of James’s life, involving the Decedent and Respondent Debby Chang (“Respondent” or “Debby”). These transactions included funds used for a down payment on a piece of real property in Redwood City.

Thereafter, on November 15, 2017, the Trustee filed an Amended Petition for Return of Trust Property (850), for Financial Elder Abuse, and for Related Relief (the “Amended Petition”). The Amended Petition substantially expanded the scope of the allegations in the initial Petition, and included numerous transactions alleged to have occurred over many years, dating back to at least 2006. The Amended Petition further alleged that other Doe Defendants may have been involved in the alleged transactions.

1 Given the broad scope of allegations in the Amended Petition, encompassing many financial
2 accounts and more than a decade of alleged financial transactions, substantial written and
3 documentary discovery has followed.

4 Respondent objected to the production of many requested documents on privacy grounds,
5 including her income tax returns and estate planning documents. After the parties met and conferred,
6 the Trustee filed a motion to compel production of documents on April 20, 2018. On May 22, 2018,
7 the Court heard the motion and, thereafter, granted it. ~~The Court granted the motion to compel, but~~
8 ~~declined to order the Respondent to pay the Trustee's attorney's fees and costs.~~ The parties
9 continued to meet and confer, and further documents were produced. The parties continue to
10 produce documents and amended discovery responses, on both sides, and continue to meet and confer
11 concerning the scope of discovery.

12 On June 27, 2018, the parties filed a stipulation and protective order with the Court, to limit
13 review of the parties' private financial information to the parties to this action and other interested
14 parties named in the stipulation and protective order.

15 The parties continue to diligently pursue this matter, and to engage in substantial discovery
16 proceedings. The Trustee has issued dozens of subpoenas, resulting in the production of thousands of
17 pages of documents. The parties have also exchanged thousands of pages of documents between
18 them, along with responses to each side's requests for written discovery responses. The
19 Respondent's deposition has been taken over two sessions, and the Trustee has requested further time
20 to complete the deposition. More than a dozen witnesses, including percipient and expert witnesses,
21 will need to be deposed prior to trial. In addition to the substantial discovery that remains to be
22 completed, the parties contemplate that further motions may be filed.

23 The parties have agreed to voluntary mediation before the Honorable Catherine Gallagher
24 (Ret.) of JAMS on November 8, 2018, in an effort to resolve this matter and potentially avoid
25 incurring substantial further costs. The parties wish to focus their efforts to preparing for mediation,
26 and to potentially avoid the significant costs of completing trial preparations before that date.
27 Finally, this is the first request for continuance of the trial date made by the parties.

Based on the foregoing, there is good cause to continue the mandatory settlement conference and trial date. The parties request that the matter be returned to the case management program for a mediation status conference and trial setting hearing to occur on December 4, 2018, or the first available Court date thereafter.

II. Legal Argument

A. Good Cause. A court may grant a continuance before or during trial on an affirmative showing of good cause and each request for a continuance must be considered on its own merits (Cal. Rules of Ct., Rule 3.1332(c)). Good cause exists for continuance of the mandatory settlement conference and trial date of this matter, for the reasons described above and herein.

B. Significant, Unanticipated Change in Case Status Constitutes Good Cause for Continuance. The circumstances that may indicate good cause for a continuance include a significant, unanticipated change in the status of the case as a result of which the case is not ready for trial (Cal. Rules of Ct., Rule 3.1332(c)(7)). The Amended Petition, motion to compel, and extensive subpoenas and other discovery requests served between the parties have resulted in many thousands of pages of documents that must be reviewed in preparation for trial. More than a dozen further depositions must likely be completed, including depositions of percipient and expert witnesses. The parties have agreed to focus their efforts on preparing the case for mediation, in an effort to resolve the matter on November 8, 2018. Based on the foregoing, the parties do not have adequate time to prepare the case for trial prior to the current trial date.

C. Continuance Sought as Soon as Reasonably Practical. A party seeking a continuance of the date set for trial, whether contested or uncontested or stipulated to by the parties, must make the motion or application as soon as reasonably practical once the necessity for the continuance is discovered (Cal. Rules of Ct., Rule 3.1332(b)). Based on the foregoing facts, the parties will be unable to adequately prepare this matter for trial by the current mandatory settlement conference and trial date. Additionally, the parties contemplate that they may file further motions in the matter, and substantial discovery remains to be completed. Finally, the parties have recently agreed to voluntary mediation before the Honorable Catherine Gallagher (Ret.) of JAMS on November 8, 2018.

1 **D. Opportunity for Full Presentation.** A continuance should be granted if failure to allow
2 the continuance would probably or possibly prejudice the party or parties seeking the continuance by
3 depriving those parties of the opportunity to fully and fairly present their cases (*Cadle Co. v.*
4 *WorldWide Hospitality Furniture* (2006) 144 Cal. App. 4th 504, 513–515, 50; *In re Dolly A.* (1986)
5 177 Cal. App. 3d 195, 199, 201, 222; *Cohen v. Herbert* (1960) 186 Cal. App. 2d 488, 494).

6 As described above, substantial discovery remains to be completed on this case. Moreover,
7 the parties wish to focus their efforts, between now and November 8, 2018, on preparing the matter
8 for mediation. Based on the foregoing facts, the parties will be unable to adequately prepare this
9 matter for trial by the current mandatory settlement conference and trial date.

10 **E. No Previous Continuance of the Trial Date Sought in this Matter.** In ruling on a
11 motion or application to continue a trial date, the court must consider all the facts and circumstances
12 that are relevant to the determination. These may include whether there was any previous continuance
13 of the trial date, extension of time, or delay of trial due to any party (Cal. Rules of Ct., Rule
14 3.1332(d)(2)). No prior continuances of the trial date have been requested by either party in this
15 matter.

16
17 Dated: _____
18 By: _____
19 Jeffrey R. Loew, Esq.,
20 Attorneys for Respondent Debby Chang

21 Dated: _____
22 By: _____
23 John D. Minton, Esq.,
24 Attorneys for Petitioner and Trustee Peter C. Ho
25
26
27
28

1 JOINT DECLARATION OF JEFFREY R. LOEW, ESQ. AND JOHN D. MINTON, ESQ.

2 Jeffrey R. Loew, counsel for Respondent Debby Chang, and John D. Minton, counsel for
3 Petitioner and Trustee Peter C. Ho, declare the following in support of the motion for continuance:

- 4 1. As described in the pleadings filed herewith, the parties have pursued this matter
5 diligently at all times. Substantial discovery has been completed, but substantial
6 discovery remains, including numerous depositions. Substantial trial preparation also
7 remains to be completed, including possible motion practice.
- 8 2. The Trustee has issued dozens of subpoenas, resulting in the production of thousands of
9 pages of documents. The parties have also exchanged thousands of pages of documents
10 between them, along with responses to each side's requests for written discovery
11 responses. The Respondent's deposition has been taken over two sessions, and the
12 Trustee has requested further time to complete the deposition. More than a dozen
13 witnesses, including percipient and expert witnesses, will need to be deposed prior to trial.
14 In addition to the substantial discovery that remains to be completed, the parties
15 contemplate that further motions may be filed.
- 16 3. The parties have agreed to voluntary mediation before the Honorable Catherine Gallagher
17 (Ret.) of JAMS to occur on November 8, 2018, in an effort to resolve this matter and
18 potentially avoid incurring substantial further costs. The parties would like to focus their
19 efforts to preparing for mediation, and to potentially avoid the significant costs of
20 completing trial preparations before that date.
- 21 4. This is the first request for continuance of the trial date made by the parties.
- 22 5. For the aforementioned reasons, we ask that the existing trial date and case settlement
23 conference be vacated, the case be referred back to the Case Management Program for a
24 mediation status conference and trial setting hearing to occur on December 4, 2018, or the
25 first available Court date thereafter.

1 We declare under penalty of perjury under the laws of the State of California that the foregoing is
2 true and correct.

3 Dated: By: _____
4 Jeffrey R. Loew, Esq.,
5 Attorneys for Respondent Debby Chang

6 Dated: By: _____
7 John D. Minton, Esq.,
8 Attorneys for Petitioner and Trustee Peter C. Ho

1 Jeffrey R. Loew, Esq. (Bar No. 216808)
2 Sarah B. Sheppard, Esq. (Bar No. 234341)
3 Loew Law Group, A Professional Law Corporation
4 1650 Borel Place, Suite 104
5 San Mateo, California 94402
6 Telephone: (650) 397-8700
7 Facsimile: (650) 397-8889
8 Attorneys for Respondent Debby Chang

9
10 John D. Minton, Esq. (Bar No. 223823)
11 Daniel E. Lassen, Esq. (Bar No. 271446)
12 Anderson Yazdi Hwang Minton + Horn LLP
13 350 Primrose Road
14 Burlingame, California 94010
15 Telephone: (650) 212-5900
16 Facsimile: (650) 212-5999
17 Attorneys for Petitioner and Trustee Peter C. Ho

18
19 SUPERIOR COURT OF CALIFORNIA
20
21 COUNTY OF SAN MATEO

22 In re the Matter of:

23 Case No. 17PRO00973

24 TRUST A UNDER THE JAMES F. HO
25 AND GRACE C. HO DECLARATION
26 OF TRUST DATED SEPTEMBER 11,
1992, as amended

27 STIPULATION AND ORDER:

- 28
1 (1) CONTINUING MANDATORY
2 SETTLEMENT CONFERENCE AND
3 TRIAL DATE;
4 (2) REFERRING MATTER BACK TO CASE
5 MANAGEMENT PROGRAM FOR
6 MEDIATION STATUS CONFERENCE
7 AND TRIAL SETTING HEARING

8 Settlement Conference: November 8, 2018

9 Trial Date: November 26, 2018

10
11 PETITIONER PETER C. HO,
12 TRUSTEE OF TRUST A OF THE
13 JAMES F. HO AND GRACE C. HO
14 DECLARATION OF TRUST DATED
15 SEPTEMBER 11, 1992, as amended,

16 Petitioner,

17 vs.

18 DEBBY CHANG, and DOES 1 through
19 20, inclusive

20 Respondents.

1 Petitioner Peter C. Ho and Respondent Debby Chang (the “Parties”) hereby stipulate to an
2 order continuing the mandatory settlement conference and trial, currently set for November 8,
3 2018, and November 26, 2018, respectively, and referring this matter back to the case
4 management program for a mediation status conference and trial setting hearing to occur on
5 December 4, 2018, or the first available Court date thereafter. The Parties, by and through their
6 attorneys of record, stipulate as follows:

7 **STIPULATION**

8 WHEREAS, on September 19, 2017, the Trustee, Peter C. Ho (the “Trustee”), filed a
9 Petition for Return of Trust Property (850), for Financial Elder Abuse, and for Related Relief (the
10 “Petition”).

11 WHEREAS, ON November 15, 2017, the Trustee filed an Amended Petition for Return of
12 Trust Property (850), for Financial Elder Abuse, and for Related Relief (the “Amended Petition”).

13 WHEREAS, on May 11, 2018, the Court set the matter for a mandatory settlement
14 conference on November 8, 2018, and for a trial commencing on November 26, 2018;

15 WHEREAS, the Parties have scheduled a voluntary mediation before the Honorable
16 Catherine Gallagher (Ret.) of JAMS, on November 8, 2018, in an effort to resolve the matter;

18 WHEREAS, there have been no prior continuances of the trial date of this matter;

19 WHEREAS, in light of the attendant costs and deadlines associated with the completing
20 trial preparations, the Parties desire to “stand still”minimize expenses in the litigation and pursue
21 mediation and focus on settlement discussions without incurring substantial fees and costs for
22 completing discovery and trial preparation;

23 THEREFORE, the Parties agree that:

24 1. The mandatory settlement conference set for November 8, 2018, should be
25 continued or taken off calendar, and the matter referred back to the case management program for
26 a mediation status conference and trial setting hearing to occur on December 4, 2018, or the first
27 available Court date thereafter;

2. The current trial date set for November 26, 2018, should be continued or taken off calendar, and the matter referred back to the case management program for a mediation status conference and trial setting hearing to occur on December 4, 2018, or the first available Court date thereafter.

2.3. All applicable deadlines based on the November 26, 2018 trial date shall be re-set in connection with the new trial date.

IT IS SO STIPULATED.

Dated:

By: _____
Jeffrey R. Loew, Esq.,
Attorneys for Respondent Debby Chang

Dated:

By: _____
John D. Minton, Esq.,
Attorneys for Petitioner and Trustee Peter C. Ho

ORDER

Having read and considered the foregoing stipulation of the Parties, and good cause appearing therefor,

IT IS HEREBY ORDERED THAT

1. The mandatory settlement conference set for November 8, 2018, is taken off calendar, and the matter is referred back to the case management program for a mediation status conference and trial setting hearing to occur on December ____, 2018, in Department ____;
 2. The current trial date set for November 26, 2018, is taken off calendar, and the matter is referred back to the case management program for a mediation status conference and trial setting hearing to occur on December ____, 2018, in Department ____.
 - 2.3. All applicable deadlines based on the November 26, 2018 trial date shall be re-set in connection with the new trial date.

IT IS SO ORDERED.

Dated: _____

JUDGE OF THE SUPERIOR COURT



Peter Ho <peter.ho@gmail.com>

Ho v. Chang - discovery letter [IWOV-WorkSite.FID72092]

19 messages

Daniel E. Lassen <dlassen@ayhmh.com>

Tue, Sep 18, 2018 at 4:28 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Peter:

I am attaching a draft letter regarding the deficiencies you noted regarding Ms. Chang's responses to our first set of discovery. You'll see that the letter does not address everything you noted. Some of that may be self explanatory. For document request 69 (marriage/separation documents), Ms. Chang stated that she does not have responsive documents. That's her answer. We'll use it at her deposition or at trial to show there was no formal separation. Regarding special rog 44, you note she didn't identify money deposited to some accounts. That's great for us. We wouldn't want to mention that in a letter because she could easily just amend her response. Better to confront her with that in a deposition session or at trial.

Best,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

ANDERSON YAZDI
 LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 9-11-18 D. Lassen Ltr to S. Sheppard.DOCX
 176K

Shan-Yuan Ho <shanyuan@gmail.com>

Wed, Sep 19, 2018 at 11:53 AM

E-MAIL 1643

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611989837465116503&simpl=msg-f%3A1611989...> 1/11

7/31/2020

Gmail - Ho v. Chang - discovery letter [IWOV-WorkSite.FID72092]

To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@gmail.com>, Della Lau <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

To All,

For all future communications (written, verbal and otherwise) please refer and address Debby Chang as "Mrs. Chang" is all places that you use "Ms. Chang" (as we have been doing), since she has admitted in her deposition that she has always been and is still married to her husband James Chang.

Thank you,
Shan-Yuan

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com
650.212.5900
650.212.5999 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com
650.212.5900
650.212.5999 Fax

image001.png
25K

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@gmail.com>, Della Lau <dellalau@launet.com>

Wed, Sep 19, 2018 at 12:05 PM

Great call, Shan Yuan. I like it.

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com
650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

To: Shan-Yuan Ho <shanyuan@gmail.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Peter C. Ho" <peter.ho@gmail.com>, Della Lau <dellalau@launet.com>

Wed, Sep 19, 2018 at 12:11 PM

On another note, I haven't yet gone back and looked at the transcripts of the two deposition sessions: I know that Debby denied writing checks, but did she ever deny more generally signing James' name on any documents? If not, I could probably get her to make such a denial. This is important, because if she has her thinking cap on, her position should be: "On some occasions James told me to sign for him." If true (I realize that is a big if, and it would depend pretty much entirely on Debby's terrible credibility), the signature wouldn't be considered a forgery – it's called a

E-MAIL 1644

"directed signature," which is recognized under the law. And it could gut the whole basis for a handwriting analysis. We will want to consider whether we hold off on a handwriting analysis until we have Debby's position on the issue under oath.

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Wed, Sep 19, 2018 at 6:20 PM

Hi Dan,

I think we should include Special Rog 44 in the Meet and Confer letter because Debby can amend her response easily at any time, including on the witness stand. Since her response was: "Responding Party asserts, on information and belief, she deposited checks from James into her Chase checking account No. 9486427982798," we should clarify and ask her if this is the one and only account she deposited checks to. In addition, she needs to "describe in detail (including but not limited to the date, account number and financial institution) any and all deposits in YOUR financial accounts of funds obtained from JAMES," which she obviously hasn't done but is required to do. She should be forced to go through this exercise and not simply answer "on information and belief"--we deserve better than that; otherwise, we're just enabling her to build her "little old lady" persona with her "I'm really tired and sad" and "I wasn't really thinking" excuses for when she's being deposed.

Thanks,
Peter

[Quoted text hidden]

2 attachments



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Shan-Yuan Ho <shanyuan@gmail.com>
To: "Peter C. Ho" <peter.ho@gmail.com>, Della Lau <DellaLau@launet.com>

Wed, Sep 19, 2018 at 8:02 PM

Peter: This is the BEST email I have seen from you so far -- well thought out, thoroughly thought out, well written, to the point. Not a single edit or input from me. This is ALL you. GREAT job, way to go, bro!

[Quoted text hidden]

E-MAIL 1645

Daniel E. Lassen <dlassen@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Thu, Sep 20, 2018 at 11:53 AM

Peter:

I added a paragraph about special interrogatory 44. However, we shouldn't tip our hand that we know she deposited funds from James into other accounts. We want her to fail to disclose those deposits in the written response so that we can expose that lie at her deposition or at trial.

Dan

From: Peter C. Ho [mailto:peter.ho@gmail.com]
Sent: Wednesday, September 19, 2018 6:21 PM
To: Daniel E. Lassen
Cc: Shan-Yuan Ho (å¤§å§); Della N. Lau; John Minton
Subject: Re: Ho v. Chang - discovery letter [IWOV-WorkSite.FID72092]

Hi Dan,

I think we should include Special Rog 44 in the Meet and Confer letter because Debby can amend her response easily at any time, including on the witness stand. Since her response was: "Responding Party asserts, on information and belief, she deposited checks from James into her Chase checking account No. 9486427982798," we should clarify and ask her if this is the one and only account she deposited checks to. In addition, she needs to "describe in detail (including but not limited to the date, account number and financial institution) any and all deposits in YOUR financial accounts of funds obtained from JAMES," which she obviously hasn't done but is required to do. She should be forced to go through this exercise and not simply answer "on information and belief"--we deserve better than that; otherwise, we're just enabling her to build her "little old lady" persona with her "I'm really tired and sad" and "I wasn't really thinking" excuses for when she's being deposed.

Thanks,

Peter

On Wed, Sep 19, 2018 at 12:05 PM John Minton <jminton@ayhmh.com> wrote:

Great call, Shan Yuan. I like it.

John D. Minton

E-MAIL 1646

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Shan-Yuan Ho [mailto:shanyuan@gmail.com]
Sent: Wednesday, September 19, 2018 11:54 AM
To: Daniel E. Lassen
Cc: Peter C. Ho; Della Lau; John Minton
Subject: Re: Ho v. Chang - discovery letter [IWOV-WorkSite.FID72092]

To All,

For all future communications (written, verbal and otherwise) please refer and address Debby Chang as "Mrs. Chang" is all places that you use "Ms. Chang" (as we have been doing), since she has admitted in her deposition that she has always been and is still married to her husband James Chang.

Thank you,

Shan-Yuan

On Tue, Sep 18, 2018 at 7:28 PM Daniel E. Lassen <dlassen@ayhmh.com> wrote:

Peter:

I am attaching a draft letter regarding the deficiencies you noted regarding Ms. Chang's responses to our first set of discovery. You'll see that the letter does not address everything you noted. Some of that may be self explanatory. For document request 69 (marriage/separation documents), Ms. Chang stated that she does not have responsive documents. That's her answer. We'll use it at her deposition or at trial to show there was no formal separation. Regarding special rog 44, you note she didn't identify money deposited to some accounts. That's great for us. We wouldn't want to mention that in a letter because she could easily just amend her response. Better to confront her with that in a deposition session or at trial.

Best,

Dan

Daniel E. Lassen

Attorney

Direct Phone: 650.212.5927

Direct Fax: 650.212.5963

Error! Filename not specified.

E-MAIL 1647

[Quoted text hidden]

Ho_ 9-11-18 D. Lassen Ltr to S. Sheppard.DOCX
176K

Peter C. Ho <peter.ho@gmail.com>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Thu, Sep 20, 2018 at 4:21 PM

Hi Dan,

I don't really see the value about not tipping our hand regarding provable deposits to other accounts because Debby can just give some excuse at trial. In fact, she has already lied in her written responses and at deposition by failing to disclose myriad other checks: "In or around 2016, James wrote Debby two checks totaling \$15,000."

Even having said that, I think the following is simpler and better (your choice whether you want to replace/alter it or not): Mrs. Chang's response to Special Interrogatory 44 is woefully deficient. The question asks for EACH deposit, and she does not identify any specific deposits. Mrs. Chang is required by order of the Court to disclose the details of any and all deposits, including but not limited to the date, the account number, and the financial institution.

Please also change all references from "Ms. Chang" to "Mrs. Chang" in this Meet and Confer letter per my sister Shan-Yuan.

Thanks,
Peter

[Quoted text hidden]

E-MAIL 1648<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611989837465116503&simpl=msg-f%3A1611989...> 6/11

Daniel E. Lassen <dllassen@ayhmh.com>

Fri, Sep 21, 2018 at 6:17 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

Peter,

I changed "Ms." to "Mrs." throughout the letter. How does this look for the paragraph regarding special interrogatory 44?

Mrs. Chang's response to Special Interrogatory 44 is woefully deficient. Mrs. Chang is required by order of the Court to identify each deposit. Mrs. Chang merely responds that, "on information and belief," she deposited checks into her Chase checking account number XXX2798. The response falls well short of what the Court order requires, and responding "on information and belief" is not proper. It also appears that Mrs. Chang deposited funds from James Ho into her Chase checking account number XXX8225, Cathay Bank account number XXX2312 (which she owns jointly with her husband, James Chang), and Chase savings account number XXX9808. Mrs. Chang must actually review ***all of her accounts*** to properly respond to the request and then identify ***each*** deposit by date, account number and financial institution.

From: Peter C. Ho [mailto:peter.ho@gmail.com]

Sent: Thursday, September 20, 2018 4:22 PM

To: Daniel E. Lassen

Cc: Shan-Yuan Ho (大姐); Della N. Lau; John Minton

Subject: Re: Ho v. Chang - discovery letter [IWOV-WorkSite.FID72092]

Hi Dan,

[Quoted text hidden]

[Quoted text hidden]

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>
To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Mon, Sep 24, 2018 at 11:08 AM

Hi Dan,

Last night, I was thinking more about what you said about "tipping our hand" and how it fits into our overall legal strategy at trial. Could you explain in more detail how that would work?

I know you weren't on the conference calls we had with John before Debby's depositions, so I think a bit of background might help. From what I wrote in my notes: one week before Debby's first deposition session, John asked my sister Shan-Yuan, "You will be providing me with a list of questions for Debby's deposition, right?" My sister replied, "No." John asked, "No?" My sister Shan-Yuan replied, "No, I will not. You will need to come up with the deposition questions yourself, because it should be in line with your legal strategy at trial. I am not the one that will be arguing this case in front of the judge, you are. What is your legal strategy for trial?" John answered, "I have not thought about this case for a while. I don't have a legal strategy yet." We have since asked again for the legal strategy and a revised road map to trial scheduled on 11/26/18, and the response from John has always been, "One step at a time" or "I will get back to you on this topic." A few days ago, the trial date was moved out another 6 months, so the road map will now be different. However, I'm still curious as to what is the legal strategy prepared for trial, and specifically how Special Rog 44 will fit in and play out tactically.

If we do go with what you wrote below, please take out "(which she owns jointly with her husband, James Chang)" since it's an unnecessary descriptor.

If it's better not to "tip our hand" at all, I think the following will suffice: "Mrs. Chang's response to Special Interrogatory 44 is woefully deficient. The question asks for EACH deposit, and she does not identify any specific deposits. Mrs. Chang is required by order of the Court to disclose the details of any and all deposits, including but not limited to the date, the account number, and the financial institution."

Thanks,
Peter

[Quoted text hidden]

Peter C. Ho <peter.ho@gmail.com>

Mon, Sep 24, 2018 at 11:58 AM

E-MAIL 1650

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1611989837465116503&simpl=msg-f%3A1611989...> 8/11

To: "Daniel E. Lassen" <dlassen@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, "John D. Minton" <jminton@ayhmh.com>

Hi Dan,

To help avoid another round of Meet and Confer, could you add in more detail for the insufficient production of the McCollum and Brewster financial documents, such as:

The production also omits financial records for 1627 McCollum Street. **Mrs. Chang must produce lease agreements, loan statements, and rental and expense records (including but not limited to management agreements and fees, remodeling expenses, repair expenses, maintenance expenses, expenses for furnishings, taxes, insurance, and utilities).**

...
Request for Production Number 55 seeks documents relating to money received by Mrs. Chang in connection with 1319 Brewster Court. Mrs. Chang has not produced any of those records. For example, she must produce lease agreements, loan statements, and rental and expense records **(including but not limited to management agreements and fees, remodeling expenses, repair expenses, maintenance expenses, expenses for furnishings, taxes, insurance, and utilities).**

Thanks,
Peter

[Quoted text hidden]

John Minton <jminton@ayhmh.com>

Tue, Sep 25, 2018 at 8:21 AM

To: "Peter C. Ho" <peter.ho@gmail.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I wanted to comment on Peter's second paragraph below. Regarding the "list of questions" for Debby's deposition, it was never my intent that Shan-Yuan draft my deposition outline. I made that clear on that call. My point was that, Shan-Yuan being the incisive person she is, would be expected to have questions she wanted me to pose to Debby, which I would then mix into my larger outline. I would never expect a client to prepare my deposition outline. Again, I made this clear on our call.

Regarding my supposed lack of a "legal strategy," that strikes me as a purposefully misleading formulation. As I recall, in the phone call in question, we were scheduled to speak about certain discrete discovery issues. Out of the blue, far in advance of trial, I was asked about "trial strategy." It was a premature question and not something I was prepared to discuss at that point. In the months since, I sent you the attached outline of trial witnesses. Beyond that, you know the claimed lack of "legal strategy" is bogus. See our winning the motion to compel. See two excellent depositions of Debby Chang. See the highly useful declaration from Geofrey Garcia. We have developed the case in a way that puts you on the right path for a successful trial.

We have talked more than once about your unjustified critical comments having a negative effect on my ability to advocate for you. We're now at a point that it does not make sense for me to go forward. I am happy to secure the June trial date, but that will have to be our final action on your behalf. In the alternative, your new counsel make this request. You probably have a better chance of success if I do it. In the meantime, however, you should be seeking new counsel so there can be a hand-off soon.

The November 8 mediation date can if necessary be moved to accommodate you and your new counsel.

E-MAIL 1651

Regards,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Ho Trial Witnesses.docx
22K

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA J. FOX

Daniel E. Lassen

dlassen@ayhmh.com

September 18, 2018

Via Email and U.S. Mail

Sarah B. Sheppard, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402

Re: Ho vs. Chang, et al.

Dear Sarah:

As you know, on May 30, 2018 the Court entered an order compelling Ms. Chang to further respond to Peter Ho's discovery, set one. Ms. Chang served supplemental responses dated July 13, 2018 and made a supplemental production. The supplemental production and response to Special Interrogatory 25 are incomplete.

Ms. Chang must correct the deficiencies by October 5, 2018. Please respond to this letter by September 25, 2018.

Requests for Production

Request for Production Numbers 23 and 58 seek Ms. Chang's financial records from January 1, 2003 to the present. Ms. Chang's production is incomplete. The production of Cathay Bank statements omits statements from July 2012, February through May of 2016, and all statements after September 2017. The production also omits Cathay Bank deposit information, registers and beneficiary information. The production does not include any Bank of America, Schwab, or Fidelity records. The production also omits financial records for 1627 McCollum Street, including mortgage statements. Ms. Chang produced some Chase records but omitted deposits and check images, registers, and beneficiary information. In bates ranges DC01887 through 01928 and DC02629 through 02679 the following pages are missing: 5-9, 13-16, 21-24, 29-32 of 32; 5-9, 13 of 13; 5-7 of 7; 5 of 5; 5-9, 13-16, 21-24, 29-34 of 34; 5-9, 13-16 of 17; 5-8, 13-15 of 15.

Sarah B. Sheppard, Esq.

September 18, 2018

Page 2

Request for Production Number 55 seeks documents relating to money received by Ms. Chang in connection with 1319 Brewster Court. Ms. Chang has not produced any of those records. For example, she must produce lease agreements, loan statements, and rental and expense records.

Request for Production Number 62 seeks Ms. Chang's tax records from 2003 through 2016. She has only provided 2009 through 2016. She must produce tax records from 2003 through 2008.

Please confirm that Ms. Chang will produce the omitted records responsive to Requests 23, 55, 58, and 62.

Special Interrogatories

In response to Special Interrogatory 25, Ms. Chang states that "James took out a line of credit (LOC) through Washington Mutual against his San Mateo property. On information and belief, James did this in order to help Debby acquire an income property for herself and the money from his LOC was considered a loan that Debby intended to pay back, and which she did pay back. Later, Debby took out her own LOC against her Brewster property in El Cerrito, to pay off the loan from James." This response does not include, as required, the amounts of the loans and dates when the loans were taken out and when they were repaid.

In addition, Request for Production Number 23 seeks records relating to the purported loans described in Ms. Chang's response to Special Interrogatory 25. Ms. Chang has not produced those records.

Also in response to Special Interrogatory 25, Ms. Chang states that "[o]n February 6, 2003, Debby wrote a check (#308) from her personal Washington Mutual account, payable to Washington Mutual, in the amount of \$250,136.90, with a memo line reading 'pay off the loan.'" The Albany property was not purchased until October 1, 2003 – almost eight months after Ms. Chang wrote check number 308. Ms. Chang's response should be amended to explain what check number 308 has to do with the Albany property.

Also in response to Special Interrogatory 25, Ms. Chang states that James Ho received a check from an exchange service in connection with the sale of the McCollum property and that he then wrote a check for \$349,000 to Ms. Chang. That check was not produced in response to Request for Production Number 23.

Ms. Chang's responses to Special Interrogatories 31 and 26 are the same as the response to Special Interrogatory 25. Special Interrogatories 31 and 26 are therefore deficient for the same reasons as Special Interrogatory 25. Ms. Chang should amend those responses as well.

Please confirm that Ms. Chang will amend her responses to Special Interrogatories 25, 26 and 31 and that she will produce records to corroborate the responses, as required by Request for Production 23.

Sarah B. Sheppard, Esq.
September 18, 2018
Page 3

Very truly yours,

Daniel E. Lassen

DEL/cal

Encls.

51476-00001\WorkSite\9309072.1

1 **Petitioner's Case**

2 1. Della

3 a. Family relationships

4 b. Debby's evolving role

5 c. Fulton a terrible house for James

6 2. Dr. Canick

7 a. James' physical and mental decline

8 3. Debby

9 a. James very ill in 2017

10 b. Care she provided in 2016-2017; James' reliance on her

11 c. Checks for cash, etc.

12 d. Loan/gift

13 e. Fulton mortgage fraud

14 f. Scheme to remove him from title to Fulton

15 g. Pocketing remaining \$47K

16 h. Looks for broker and then lists Fulton right after James goes to Peter's

17 i. Didn't attend James' funeral

18 j. McCollum

19 k. No divorce from husband

20 l. Premature estate tax return (will depend on what else we learn about this)

21 4. Geofrey Garcia

22 5. Shiow-Yuh Tsai ("Evergreen")

- 1 6. Peter
- 2 a. James' and Grace's Trust and Amendments
- 3 b. McCollum – purchase, tax treatment, down payment repayment, etc.
- 4
- 5 c. Rescue of James in August 2017; Debby happy to be rid of him
- 6
- 7 d. James-Debby relationship; sleeping in separate rooms; staying at different homes, etc.

7 **Respondent's Case**

- 8 1. James Martin
- 9
- 10 2. Debby
- 11 a. Like a married couple
- 12 3. Rita

13 **Petitioner's Rebuttal**

- 14 1. Debby
- 15
- 16 a. Impeach with The Transcript
- 17 2. Peter
- 18 b. Facts regarding James Martin visit
- 19
- 20 c.

21
22
23
24
25
26
27
28



Peter Ho <peter.ho@gmail.com>

FW: James F Ho Trust -Response to Subpoena [IWOV-WorkSite.FID72092]

1 message

Daniel E. Lassen <dlassen@ayhmh.com>

Tue, Sep 18, 2018 at 4:32 PM

To: "Peter C. Ho" <peter.ho@gmail.com>

Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, John Minton <jminton@ayhmh.com>

[All -](#)

Please see the attachment. We're at the end of the road for Paul Malone.

Best,

Dan

From: Paul Malone [mailto:Paul@paulmalonelaw.com]**Sent:** Tuesday, September 18, 2018 4:16 PM**To:** John Minton**Subject:** James F Ho Trust -Response to Subpoena**Paul R. Malone, Esq.**

(Board Certified Specialist, Estate

Planning, Trusts & Probate Law)

Mills Building, Suite 810

220 Montgomery Street

San Francisco, CA 94104

PH: 415-421-3930

FX: 415-421-1326

EM: paul@paulmalonelaw.com**(Please note that we are no longer in Suite 1300)**

 Ho-Chang Docs.pdf
109K**E-MAIL 1659**

PAUL R. MALONE
ATTORNEY AT LAW
220 MONTGOMERY STREET, SUITE 810
SAN FRANCISCO, CALIFORNIA 94104-3439

TELEPHONE (415) 421-3930
FACSIMILE (415) 421-1326
Paul@paulmalonelaw.com

September 18, 2018

John Minton, Esq
350 Primrose Road
Burlingame, Ca 94010.

VIA EMAIL

Re: Trust of James F. Ho

Dear Mr. Minton:

As you know, you served a subpoena on me recently asking for my files on Debby Chang. I am writing to confirm my advice to your office that Ms. Chang's files were destroyed in 2011, and that the only records remaining in my possession are a couple of computer files. Ms. Chang has authorized me to provide you with copies of them printed from our computer, consisting of the following:

Grant Deed dated 4-21-2006 from James Ho and Debby Chang to Debby Chang's trust
Letter Dated April 21, 2006 to the Los Angeles Recorder transmitting the Grant Deed
Attachment to PCOR dated 4-21-2006
Letter to Ms. Chang dated April 21, 2006 regarding a deed and transfer taxes
Bill dated April 21, 2006

There are no other records, files, notes or documents in my possession.

I am simultaneously sending copies of these documents to Debby Chang and to Sarah Sheppard, who currently represents Debby Chang. Please feel free to call should you have any questions.

Sincerely,


Paul R. Malone

PRM:gm

cc: Debby Chang
cc Sarah Sheppard, Esq.

E-MAIL 1660

Recording Requested By:

PAUL R. MALONE, ESQ.

When Recorded Mail to:

PAUL R. MALONE, ESQ.
Mills Tower, Suite 1300
220 Montgomery Street
San Francisco, CA 94104
415-421-3930

Mail Tax Statements to:

Debby Chang
1319 Brewster Court
El Cerrito, CA 94530

APN: 5423-014-008

Address: 1627 McCollum, Los Angeles, CA DOCUMENTARY TRANSFER TAX: \$0
EXEMPT FROM TRANSFER TAX
PARTIALLY EXEMPT FROM REASSESSMENT
(*See Note Below)

DEBBY CHANG

GRANT DEED

(TO REVOCABLE TRUST)

FOR NO CONSIDERATION, Transferors:

JAMES HO, AN UNMARRIED MAN AND DEBBY CHANG, AN UNMARRIED WOMAN AS TENANTS
IN COMMON

hereby transfer to Transferee:

DEBBY CHANG, as Trustee of the DEBBY CHANG 2003 REVOCABLE TRUST, initially
created May 21, 2003

all of the following described real property situated in the City of Los Angeles,
County of Los Angeles, State of California:

Lot 10 in Block 6 of Berkeley Tract, in the city of Los Angeles, County of Los
Angeles, State of California, as per map recorded in Book 36, Pages 9 and
10 of miscellaneous records in the office of the Coty Recorder of said County

(*EXEMPTION NOTE: This is a transfer for no consideration. It is a bonafide gift and Grantor received
nothing in return. It is exempt from transfer tax under Rev.& Tax. Code §11911/11930. This is a
transfer into a revocable living trust created by one of the Transferors, and is partially (50%) exempt
from reassessment under Rev.& Tax. Code §62.)

DATED: April 21, 2006

JAMES HO

DEBBY CHANG

E-MAIL 1661

MAIL TAX STATEMENTS AS DIRECTED ABOVE

ACKNOWLEDGMENT

State of California)
)
) ss.
County of San Francisco)

On April 21, 2006, before me, Virginia Malone, Notary Public, personally appeared JAMES HO and DEBBY CHANG, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/ their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature: _____ (Seal)
Notary Public

April 21, 2006

Los Angeles County Recorder
500 W. Temple Ave. Rm 320
Los Angeles, CA 90012-2770

Re: Grant Deed
APN 5423-014-008/ Ho/Chang

Dear Sir or Madam:

Enclosed for recordation please find the original and one copy of a Grant Deed, along with the original and one copy of a Preliminary Change of Ownership Statement, a Transfer Tax Affidavit, and our check to cover your recording fee.

Please record the original Deed, and return the copy of the Deed to me in the enclosed envelope after it has been stamped. I understand the original Deed will also be returned in due course after recordation.

Please receipt-stamp the copy of the Preliminary Change of Ownership Statement and Transfer Tax Affidavit and return them to me in the envelope provided. I understand the originals will be delivered to the Assessor's Office.

Thank you for your assistance.

Sincerely,

PAUL R. MALONE

PRM:gm
cc: Debby Chang
cc: James Ho

E-MAIL 1663

ATTACHMENT TO PRELIMINARY CHANGE
OF OWNERSHIP REPORT

Re: 1622-27 McCollum; Los Angeles, CA

APN: 5423-014-008

This transfer is 50% exempt from reassessment. The deed transfers the 50% tenancy in common interest of Debby Chang to the Debby Chang 2003 Debby Chang Revocable Trust. That transfer is exempt as a transfer to a trust revocable by the transferor.

The property was acquired by Transferors in late 2005, and it is believed that the property is worth no more than its current full cash value. A letter appraisal is attached.

Dated: 4-21-06

DEBBY CHANG

April 21, 2006

Debby Chang
1319 Brewster Court
El Cerrito, CA 94530

Re: Estate Planning

Dear Debby:

I am enclosing copies of the Grant Deed and all other documents prepared for you recently.

As you know, we have represented to the Los Angeles County Recorder in the Transfer Tax Affidavit that the transfer by James to your trust is a "gift transfer" for no consideration. Gift transfers are exempt from transfer taxes. I must advise you that it is the policy of county recorders in many counties to periodically review and audit claims of exemption from transfer taxes. Occasionally, where a gift transfer is claimed, the Recorder will ask to see a copy of any gift tax return filed in connection with the gift.

If this transfer were subject to transfer taxes, the transfer tax would probably be in the range of \$500 to \$600.

Since our work is largely concluded at this point, I am taking the liberty of enclosing my statement for services rendered. It was a pleasure working with you.

Sincerely,

PAUL R. MALONE

PRM:gm

E-MAIL 1665

April 21, 2006

Debby Chang
1319 Brewster Court
El Cerrito, CA 94530

STATEMENT FOR SERVICES RENDERED

Legal services rendered in connection with living trust and McCollum Street property, including office consultation on April 17, 2006, preparation of Grant Deed, and meeting on April 21 to supervise execution of documents.

For Professional Services Rendered \$600.00



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com> Wed, Sep 19, 2018 at 11:32 AM
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>
Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Good Morning:

Attached please find a letter from Paul R. Malone, along with the documents he produced in response to our subpoena.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
Direct Phone: 650.212.5905
Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Paul R. Malone Production.PDF
164K

E-MAIL 1667

PAUL R. MALONE
ATTORNEY AT LAW
220 MONTGOMERY STREET, SUITE 810
SAN FRANCISCO, CALIFORNIA 94104-3439

TELEPHONE (415) 421-3930
FACSIMILE (415) 421-1326
Paul@paulmalonelaw.com

September 18, 2018

John Minton, Esq
350 Primrose Road
Burlingame, Ca 94010.

VIA EMAIL

Re: Trust of James F. Ho

Dear Mr. Minton:

As you know, you served a subpoena on me recently asking for my files on Debby Chang. I am writing to confirm my advice to your office that Ms. Chang's files were destroyed in 2011, and that the only records remaining in my possession are a couple of computer files. Ms. Chang has authorized me to provide you with copies of them printed from our computer, consisting of the following:

Grant Deed dated 4-21-2006 from James Ho and Debby Chang to Debby Chang's trust
Letter Dated April 21, 2006 to the Los Angeles Recorder transmitting the Grant Deed
Attachment to PCOR dated 4-21-2006
Letter to Ms. Chang dated April 21, 2006 regarding a deed and transfer taxes
Bill dated April 21, 2006

There are no other records, files, notes or documents in my possession.

I am simultaneously sending copies of these documents to Debby Chang and to Sarah Sheppard, who currently represents Debby Chang. Please feel free to call should you have any questions.

Sincerely,


Paul R. Malone

PRM:gm

cc: Debby Chang
cc: Sarah Sheppard, Esq.

Recording Requested By:
PAUL R. MALONE, ESQ.

When Recorded Mail to:
PAUL R. MALONE, ESQ.
Mills Tower, Suite 1300
220 Montgomery Street
San Francisco, CA 94104
415-421-3930

Mail Tax Statements to:
Debby Chang
1319 Brewster Court
El Cerrito, CA 94530

APN: 5423-014-008

Address: 1627 McCallum, Los Angeles, CA DOCUMENTARY TRANSFER TAX: \$0
EXEMPT FROM TRANSFER TAX
PARTIALLY EXEMPT FROM REASSESSMENT
(*See Note Below)

DEBBY CHANG

GRANT DEED
(TO REVOCABLE TRUST)

FOR NO CONSIDERATION, Transferors:

JAMES HO, AN UNMARRIED MAN AND DEBBY CHANG, AN UNMARRIED WOMAN AS TENANTS
IN COMMON

hereby transfer to Transferee:

DEBBY CHANG, as Trustee of the DEBBY CHANG 2003 REVOCABLE TRUST, initially
created May 21, 2003

all of the following described real property situated in the City of Los Angeles,
County of Los Angeles, State of California:

Lot 10 in Block 6 of Berkeley Tract, in the city of Los Angeles, County of Los
Angeles, State of California, as per map recorded in Book 36, Pages 9 and
10 of miscellaneous records in the office of the County Recorder of said County

(*EXEMPTION NOTE: This is a transfer for no consideration. It is a bona fide gift and Grantor received
nothing in return. It is exempt from transfer tax under Rev. & Tax. Code §11911/11930. This is a
transfer into a revocable living trust created by one of the Transferors, and is partially (50%) exempt
from reassessment under Rev. & Tax. Code §62.)

DATED: April 21, 2006

JAMES HO

DEBBY CHANG

ACKNOWLEDGMENT

State of California)
)
 ss.
County of San Francisco)

On April 21, 2006, before me, Virginia Malone, Notary Public, personally appeared JAMES HO and DEBBY CHANG, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/ their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature: _____ (Seal)
Notary Public

April 21, 2006

Los Angeles County Recorder
500 W. Temple Ave. Rm 320
Los Angeles, CA 90012-2770

Re: Grant Deed
APN 5423-014-008/ Ho/Chang

Dear Sir or Madam:

Enclosed for recordation please find the original and one copy of a Grant Deed, along with the original and one copy of a Preliminary Change of Ownership Statement, a Transfer Tax Affidavit, and our check to cover your recording fee.

Please record the original Deed, and return the copy of the Deed to me in the enclosed envelope after it has been stamped. I understand the original Deed will also be returned in due course after recordation.

Please receipt-stamp the copy of the Preliminary Change of Ownership Statement and Transfer Tax Affidavit and return them to me in the envelope provided. I understand the originals will be delivered to the Assessor's Office.

Thank you for your assistance.

Sincerely,

PAUL R. MALONE

PRM:gm
cc: Debby Chang
cc: James Ho

E-MAIL 1671

ATTACHMENT TO PRELIMINARY CHANGE
OF OWNERSHIP REPORT

Re: 1622-27 McCollum; Los Angeles, CA

APN: 5423-014-008

This transfer is 50% exempt from reassessment. The deed transfers the 50% tenancy in common interest of Debby Chang to the Debby Chang 2003 Debby Chang Revocable Trust. That transfer is exempt as a transfer to a trust revocable by the transferor.

The property was acquired by Transferors in late 2005, and it is believed that the property is worth no more than its current full cash value. A letter appraisal is attached.

Dated: 4-21-06

DEBBY CHANG

April 21, 2006

Debby Chang
1319 Brewster Court
El Cerrito, CA 94530

Re: Estate Planning

Dear Debby:

I am enclosing copies of the Grant Deed and all other documents prepared for you recently.

As you know, we have represented to the Los Angeles County Recorder in the Transfer Tax Affidavit that the transfer by James to your trust is a "gift transfer" for no consideration. Gift transfers are exempt from transfer taxes. I must advise you that it is the policy of county recorders in many counties to periodically review and audit claims of exemption from transfer taxes. Occasionally, where a gift transfer is claimed, the Recorder will ask to see a copy of any gift tax return filed in connection with the gift.

If this transfer were subject to transfer taxes, the transfer tax would probably be in the range of \$500 to \$600.

Since our work is largely concluded at this point, I am taking the liberty of enclosing my statement for services rendered. It was a pleasure working with you.

Sincerely,

PAUL R. MALONE

PRM:gm

E-MAIL 1673

April 21, 2006

Debby Chang
1319 Brewster Court
El Cerrito, CA 94530

STATEMENT FOR SERVICES RENDERED

Legal services rendered in connection with living trust and McCollum Street property, including office consultation on April 17, 2006, preparation of Grant Deed, and meeting on April 21 to supervise execution of documents.

For Professional Services Rendered \$600.00

E-MAIL 1674



Peter Ho <peter.ho@gmail.com>

Trial

5 messages

John Minton <jminton@ayhmh.com> Wed, Sep 19, 2018 at 3:25 PM
To: Shan-Yuan Ho <shanyuan@gmail.com>, "Peter C. Ho" <peter.ho@gmail.com>, Della Lau <dellalau@launet.com>

Hi all – I just returned from Court. The Court insisted that we set a new date, and the earliest available was May 20. So that is what I chose (Jeff wanted a June date). (I had left messages for each of you on your cell phones to see if you had a preference between May or June, and I ultimately opted for the earlier date.) A Mandatory Settlement Conference date was set for May 1.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1675

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1612076502336992640&simpl=msg-f%3A16120765...> 1/3

Peter C. Ho <peter.ho@gmail.com>
 To: "John D. Minton" <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Sep 19, 2018 at 4:03 PM

Hi John,

I was in a meeting at work and could not take your call (going into another one now). I know May 20 will be impossible-- my sister Della's kids are still in school and have a big event that week, and my sister Shan-Yuan will be right in the middle of finals week at the end of the semester. They will not be able to attend a May 20 trial date, not even remotely. I wish you had asked us beforehand which dates would be impossible and which dates would be better for us. Any date in June would be the right choice. Could you please go back to the courthouse to change the trial date.

Thanks,
 Peter

On Wed, Sep 19, 2018 at 3:25 PM John Minton <jminton@ayhmh.com> wrote:
 [Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

image001.png
 25K

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

image001.png
 25K

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@gmail.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Sep 19, 2018 at 4:10 PM

Hi Peter –

E-MAIL 1676

We will reschedule to June. I didn't ask you in advance because I did not (and Jeff did not) expect the Court to impose a new trial date on us. But the judge handling trial management today insisted on it. So I called all three of you on your cell phones. I did the best I could under the circumstances.

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1677



Peter Ho <peter.ho@gmail.com>

FW: Trust A under James Ho Trust - JAMS Ref No. 1110023019 - Deposit Request 4529386 [IWOV-WorkSite.FID72092]

6 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Sep 21, 2018 at 9:55 AM

Peter:

Attached please find a Deposit Request from JAMS regarding Judge Gallagher's fee for mediation... In addition, following is an email message from JAMS with instructions regarding your payment.

Please let me know if you have any questions.

Thank you.

Kind regards,

Carol

Carol Loza
Legal Secretary to John D. Minton and Daniel E. Lassen
Direct Phone: 650.212.5905
Direct Fax: 650.212.5993

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

-----Original Message-----

From: BillingAdmin110@jamsadr.com [mailto:BillingAdmin110@jamsadr.com]
Sent: Thursday, September 20, 2018 9:01 PM
To: John Minton
Cc: Carol Loza
Subject: Trust A under James Ho Trust - JAMS Ref No. 1110023019 - Deposit Request 4529386

Dear JAMS Client,

Please find your Deposit Request attached for the above referenced matter. Please note that payment is due upon receipt. Checks may be made payable to JAMS, Inc., and sent to the following addresses:

Standard mail:

P.O. Box 845402
Los Angeles, CA 90084

Overnight mail:

18881 Von Karman Ave., Suite 350
Irvine, CA 92612

Thank you! We appreciate your business.

E-MAIL 1678

Please do not respond to this email, as this is an automated message. We invite you to contact your Billing Specialist for any questions about this Deposit Request.

 **Deposit Request - 4529386.pdf**
59K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Sep 21, 2018 at 12:23 PM

Hi Carol,

I need some clarification: will AYHMH be putting down the deposit, or are we supposed to do that ourselves?

Also, is Jeff Loew receiving the same Deposit Request? (Is the mediation bill being shared by both parties?)

Finally, can I get a copy of the "Neutral's fee schedule regarding case management fee and cancellation policies."

Thanks,
Peter

[Quoted text hidden]

 **Deposit Request - 4529386.pdf**
59K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: John Minton <jminton@ayhmh.com>

Fri, Sep 21, 2018 at 12:37 PM

Peter:

Please send the requested amount directly to JAMS.

Just so you are aware, Judge Gallagher charges \$8,000 per day ... plus the non-refundable administrative fee ... and additional charges she expects will be incurred. In other words, the \$5,250 is what Judge Gallagher expects the case will cost to resolve. If the cost is less, the parties will be reimbursed ... If the cost is more, we will receive an additional request for payment.

Each of the two parties has been billed \$5,250.

Attached is the JAMS Mediation Fee Schedule.

Kind regards,

Carol

E-MAIL 1679

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Ho - Fee Schedule.pdf
57K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Fri, Sep 21, 2018 at 2:21 PM

FYI

[Quoted text hidden]

3 attachments



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Ho - Fee Schedule.pdf
57K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "John D. Minton" <jminton@ayhmh.com>
Cc: Carol Loza <cloza@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Sep 24, 2018 at 12:39 PM

Hi John,

Can you give us your opinion on asking for a delay for the mediation now that the trial date has been pushed out--is there a point in having it this soon?

In fact, is there a point in having it at all? Should we vacate the date or even cancel?

Regardless, 11/8/18 was not a good date for us.

Thanks,
Peter

E-MAIL 1680

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5988
650.312.5899 Fax
image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5988
650.312.5899 Fax
image001.png
25K

John Minton <jminton@ayhmh.com>**Mon, Sep 24, 2018 at 5:27 PM**

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: Carol Loza <cloza@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Hi Peter –

We can certainly move the mediation or cancel it if that is your preference. First, however, I need to get back to court to move the trial date to June 2019, and I will want Jeff's cooperation. I plan on going back to court next week.

Best,

John

John D. Minton

[Quoted text hidden]

E-MAIL 1681

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1612236898072845611&simpl=msg-f%3A16122368...> 4/4



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>

Fri, Sep 21, 2018 at 5:14 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, Shan-Yuan Ho <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Dear Peter, Shan-Yuan and Della:

Attached please find the records we received from VALIC in response to our subpoena.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

4 attachments

Debby Chang subpoena.pdf
280K

Chang Affidavit.pdf
151K

Statements 2003-2010.pdf
1088K

Statements 2011-2018.pdf
2093K

E-MAIL 1682

E-MAIL 1683

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1612264539636518919&simpl=msg-f%3A16122645...> 2/2



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

2 messages

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: John Minton <jminton@ayhmh.com>

Fri, Sep 21, 2018 at 9:24 AM

Peter:

We received records from VALIC ... Would you like me to forward them on to you the way they were received or would you rather receive copies that are in date order?

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
 Direct Phone: 650.212.5905
 Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: Carol Loza <cloza@ayhmh.com>
 Cc: "John D. Minton" <jminton@ayhmh.com>

Fri, Sep 21, 2018 at 11:02 AM

Hi Carol,

I'll take them as is for now.

Thanks,
 Peter
 [Quoted text hidden]

E-MAIL 1684

2 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

320 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5940
650.312.5989 Fax

image001.png
25K

ANDERSON YAZDI
HWANG MINTON + HORN

320 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.312.5940
650.312.5989 Fax

image001.png
25K



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: John Minton <jminton@ayhmh.com>

Sun, Sep 23, 2018 at 9:51 AM

Hi Peter:

Just a note to let you know that I spoke with someone at Sterling Bank last week who told me he didn't know if they had the original gift letter ... He was going to check on it and call me back ... I hope to hear back from him early this week.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen
 Direct Phone: 650.212.5905
 Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>
 Draft To: Carol Loza <cloza@ayhmh.com>, "John D. Minton" <jminton@ayhmh.com>

Mon, Sep 24, 2018 at 12:01 PM

Thanks, Carol, for following up on this.

John, would we be able to subpoena Debby's phone records
 [Quoted text hidden]

2 attachments

[image001.png](#)

E-MAIL 1686

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5966
650.312.5989 Fax

25K

ANDERSON YAZDI
HWANG MINTON + HORN

380 Pinetree Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5966
650.312.5989 Fax

image001.png

25K

E-MAIL 1687

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1612417872211173446&simpl=msg-f%3A16124178...> 2/2



Peter Ho <peter.ho@gmail.com>

**FW: Trust A under James Ho Trust - JAMS Ref No. 1110023019 - Deposit Request
4529386 [IWOV-WorkSite.FID72092]**

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Carol Loza <cloza@ayhmh.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Sep 24, 2018 at 5:27 PM

Hi Peter –

We can certainly move the mediation or cancel it if that is your preference. First, however, I need to get back to court to move the trial date to June 2019, and I will want Jeff's cooperation. I plan on going back to court next week.

Best,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Monday, September 24, 2018 12:40 PM
To: John Minton
Cc: Carol Loza; Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: FW: Trust A under James Ho Trust - JAMS Ref No. 1110023019 - Deposit Request 4529386 [IWOV-WorkSite.FID72092]

Hi John,

E-MAIL 1688

Can you give us your opinion on asking for a delay for the mediation now that the trial date has been pushed out--is there a point in having it this soon?

In fact, is there a point in having it at all? Should we vacate the date or even cancel?

Regardless, 11/8/18 was not a good date for us.

Thanks,

Peter

On Fri, Sep 21, 2018 at 12:37 PM Carol Loza <cloza@ayhmh.com> wrote:

Peter:

Please send the requested amount directly to JAMS.

Just so you are aware, Judge Gallagher charges \$8,000 per day ... plus the non-refundable administrative fee ... and additional charges she expects will be incurred. In other words, the \$5,250 is what Judge Gallagher expects the case will cost to resolve. If the cost is less, the parties will be reimbursed ... If the cost is more, we will receive an additional request for payment.

Each of the two parties has been billed \$5,250.

Attached is the JAMS Mediation Fee Schedule.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

cid:1DB7BAAB-981B-4350-89C5-1179B2F4214D@hsd1.ca.comcast.net

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Friday, September 21, 2018 12:24 PM
To: Carol Loza
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Fwd: FW: Trust A under James Ho Trust - JAMS Ref No. 1110023019 - Deposit Request 4529386 [IWOV-WorkSite.FID72092]

Hi Carol,

I need some clarification: will AYHMH be putting down the deposit, or are we supposed to do that ourselves?

Also, is Jeff Loew receiving the same Deposit Request? (Is the mediation bill being shared by both parties?)

Finally, can I get a copy of the "Neutral's fee schedule regarding case management fee and cancellation policies."

Thanks,

Peter

On Fri, Sep 21, 2018 at 9:55 AM Carol Loza <cloza@ayhmh.com> wrote:

Peter:

Attached please find a Deposit Request from JAMS regarding Judge Gallagher's fee for mediation... In addition, following is an email message from JAMS with instructions regarding your payment.

Please let me know if you have any questions.

Thank you.

Kind regards,

Carol

Carol Loza
Legal Secretary to John D. Minton and Daniel E. Lassen
Direct Phone: 650.212.5905
Direct Fax: 650.212.5993

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

-----Original Message-----

E-MAIL 1690

From: BillingAdmin110@jamsadr.com [mailto:BillingAdmin110@jamsadr.com]
Sent: Thursday, September 20, 2018 9:01 PM
To: John Minton
Cc: Carol Loza
Subject: Trust A under James Ho Trust - JAMS Ref No. 1110023019 - Deposit Request 4529386

Dear JAMS Client,

Please find your Deposit Request attached for the above referenced matter. Please note that payment is due upon receipt. Checks may be made payable to JAMS, Inc., and sent to the following addresses:

Standard mail:

P.O. Box 845402
Los Angeles, CA 90084

Overnight mail:

18881 Von Karman Ave., Suite 350
Irvine, CA 92612

Thank you! We appreciate your business.

Please do not respond to this email, as this is an automated message. We invite you to contact your Billing Specialist for any questions about this Deposit Request.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

2 messages

Carol Loza <cloza@ayhmh.com>

Mon, Sep 24, 2018 at 12:09 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Cc: John Minton <jminton@ayhmh.com>, "Daniel E. Lassen" <dlassen@ayhmh.com>

Peter:

In response to your request, attached is a draft subpoena to Quicken Loans that I prepared a few months ago. I have also attached Attachment 3 in Word format so that you can revise it accordingly. I don't know that we will receive the documents well in advance of the mediation date ... but we can give it a try.

Carol

2 attachments **Ho - Draft Subpoena to Quicken Loans (2).PDF**
414K **Ho_ Attachment 3 to Quicken Loans.DOC**
37K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Sep 24, 2018 at 12:31 PM

To: Carol Loza <cloza@ayhmh.com>

Thanks, Carol.

Attached are my revisions. Please make any other alterations you deem necessary and have it sent out--I will be asking John if we should delay the mediation date.

Thanks,
Peter

[Quoted text hidden]

 Ho_ Attachment 3 to Quicken Loans (v1.1).DOC
41K**E-MAIL 1692**<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1612517136388576069&simpl=msg-f%3A16125171...>

1/1



Peter Ho <peter.ho@gmail.com>

Counsel Transition

1 message

John Minton <jminton@ayhmh.com>

Tue, Oct 9, 2018 at 5:01 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau"

<dellalau@launet.com>

Cc: Carol Loza <cloza@ayhmh.com>

Dear all –

I thought I would check in to see where things stand on the counsel transition front. I note that the November 8 mediation date is one month away – that presumably needs to be moved, among other things. I know that you also need to move the trial date from May 2019 to June 2019.

Thanks,

John

John D. Minton

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

E-MAIL 1693

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1613894484295032057&simpl=msg-f%3A16138944...> 1/1



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

12 messages

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
 Cc: John Minton <jminton@ayhmh.com>

Thu, Oct 11, 2018 at 4:46 PM

Peter:

Here are the Wells Fargo Bank records.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
Hwang Minton + Horn

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_Wells Fargo Bank Records.PDF
 7395K

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thu, Oct 11, 2018 at 4:52 PM

[Quoted text hidden]

3 attachments

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1614074714258082981&simpl=msg-f%3A161407474...> 1/8

E-MAIL 1694

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Ho_Wells Fargo Bank Records.PDF
7395K

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Carol Loza <cloza@ayhmh.com>
Cc: "John D. Minton" <jminton@ayhmh.com>
Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Thu, Oct 11, 2018 at 5:07 PM

Hi Carol,

I'm looking at the documents that Wells Fargo produced, and I'm bewildered. They say "Additional comments: Unable to locate any checking accounts for Debby Chang." Yet they continue to produce documents for two of my Dad's accounts (JAMES HO)--none of which were requested. To preclude Jeff from requesting a copy of these subpoenaed documents, is there a process to RETURN the documents since they were incorrectly produced?

Thanks,
Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>
Cc: Carol Loza <cloza@ayhmh.com>

Fri, Oct 12, 2018 at 11:46 AM

Hi Peter –

I received a voicemail on Wednesday from Ned Fluet and returned his call, but I have not heard back. Are you transitioning the litigation to his firm?

In terms of additional subpoena-related work, I see that we have not received payment on the bill I sent out in September. We just sent another bill out. I need those bills to be paid before Carol can do anything further. When can we expect payment?

Best,

John

E-MAIL 1695

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Thursday, October 11, 2018 5:07 PM
To: Carol Loza
Cc: John Minton
Subject: Re: Ho vs. Chang [IWOV-WorkSite.FID72092]

Hi Carol,

I'm looking at the documents that Wells Fargo produced, and I'm bewildered. They say "Additional comments: Unable to locate any checking accounts for Debby Chang." Yet they continue to produce documents for two of my Dad's accounts (JAMES HO)--none of which were requested. To preclude Jeff from requesting a copy of these subpoenaed documents, is there a process to RETURN the documents since they were incorrectly produced?

Thanks,

Peter

On Thu, Oct 11, 2018 at 4:46 PM Carol Loza <cloza@ayhmh.com> wrote:

Peter:

Here are the Wells Fargo Bank records.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

E-MAIL 1696

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Peter C. Ho <peter.ho@alumni.stanford.edu>

Fri, Oct 12, 2018 at 2:36 PM

To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, Steven Lau <SharkBait@launet.com>

FYI

----- Forwarded message -----

From: **John Minton** <jminton@ayhmh.com>

Date: Fri, Oct 12, 2018 at 11:46 AM

Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]

To: Peter C. Ho <peter.ho@alumni.stanford.edu>

Cc: Carol Loza <cloza@ayhmh.com>

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON + HORN

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

John Minton <jminton@ayhmh.com>

Wed, Oct 17, 2018 at 3:39 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Hi Peter –

Can you give me an update on your counsel transition?

Thank you,

John

John D. Minton

E-MAIL 1697



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Wed, Oct 17, 2018 at 3:55 PM

FYI

----- Forwarded message -----

From: **John Minton** <jminton@ayhmh.com>
Date: Wed, Oct 17, 2018 at 3:39 PM
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]
To: Peter C. Ho <peter.ho@alumni.stanford.edu>

[Quoted text hidden]

3 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

image001.png
25K

John Minton <jminton@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Fri, Oct 19, 2018 at 4:28 PM

Hi Peter –

Thought I would follow up. Please note that if the mediation is going to be moved or cancelled, this needs to happen by **next Thursday, October 25**, otherwise the amount due (\$5,250) becomes nonrefundable.

Thanks,

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
To: Shan-Yuan Ho <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

Fri, Oct 19, 2018 at 5:45 PM

E-MAIL 1698

FYI

----- Forwarded message -----

From: John Minton <jminton@ayhmh.com>
Date: Fri, Oct 19, 2018, 4:28 PM
Subject: RE: Ho vs. Chang [IWOV-WorkSite.FID72092]
To: Peter C. Ho <peter.ho@alumni.stanford.edu>

[Quoted text hidden]

4 attachments

ANDERSON YAZDI
Hwang Minton + Horn

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
Hwang Minton + Horn

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
Hwang Minton + Horn

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
Hwang Minton + Horn

380 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Peter C. Ho <peter.ho@alumni.stanford.edu>

Mon, Oct 22, 2018 at 12:03 PM

To: "John D. Minton" <jminton@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, Steven Lau

<SharkBait@launet.com>

Dear John,

You asked when we were going to pay the bill, but as usual, we have questions and doubts about many of the charges.

First of all, you should know that you put us in a very difficult position by suddenly informing us that your firm would no longer be representing us. We have had to furiously attempt to try to find new counsel. This is not a simple task. As you know, my sisters and I are all involved in this lawsuit. I can't just go out and choose a new attorney on my own. We all have to agree. My sister Shan-Yuan is teaching in Boston and cannot just suddenly leave to come here to help find a new attorney. I have called around, but so far we have not come to a consensus as to a firm that we all like and would be willing or able to take the case. Some firms were reluctant to take over a case where the prior attorney refused to continue representing us. This "raises red flags" to them. There is also the mediation date that is coming up in less than a month. They say that they cannot be ready to mediate in that short amount of time. The mediation date will have to be moved. Some firms did not like the amount of time you used on Debby's depositions, which they found poor and inadequate. They feel the deposition time left for Debby is insufficient. The bottom line is that we are not close to finding a new law firm to take over the case.

When considering the past bills that we paid, we cannot believe that we have paid you over \$161,000 over the past year with very little to show for it. This includes the sacrifices my sisters and I made, spending countless hours and many sleepless nights doing your work for you, because you told us it would save us money, yet you still billed us \$173,116.40. We still have a lot of discovery to complete. We are not even done with one person's deposition and we have many more people to depose. When there was less than two months of discovery left and out of time, we asked you twice to send out all the deposition notices at once, but you refused, stating, "One thing at a time." We kept asking about the second set of discovery questions for Debby since March, which you said should be sent out. When we realized nothing would be done, in July we provided you with a long detailed list of questions for use in Debby's second set of discovery. We do not feel that the work you performed was worth \$173,116.40. This entire year, we did a large portion of the work for you, wrote many documents, and sent our analysis to you because you asked us to, telling us that it would help us cut costs. As the most recent example, I thoroughly examined what Debby produced after the Motion to Compel was granted; I compiled the list of deficiencies and kept asking you how to proceed; finally Dan took my work and pasted it into a Meet and Confer letter and then charged us 1.9 hours (\$703) for it. You gave us some token bill adjustments, but we do not think it was enough. Nevertheless, we paid the invoices just to maintain a good relationship with your office.

There are many legal actions that are pending right now, such as changing the trial date (you chose a date none of us can attend, without first checking with us), setting Debby's next deposition, compelling discovery, subpoenaing more

records, adding Shan-Tai Ho (or replacing Shan-Yuan Ho with Shan-Tai Ho) to the Stipulated Protective Order, changing the mediation date, etc. You refuse to complete these pending legal tasks because you no longer want to represent us and because you want us to pay the outstanding invoices. This is not fair. You have already "fired" us, so why should we have any incentive to maintain a good working relationship with you? Since you demand that we pay the outstanding invoice of \$12,260.83, we would like to go back and re-open all of the past invoices totaling \$161,855.57 we have already paid you. I would not have paid those invoices had I known you were going to just drop us cold like you did. I still disagree with many of the charges such as Kivu's \$13,948.59 overall bill that you paid knowing that we adamantly disagreed with their charges for unauthorized work. I did not want to pay Kivu's bill but you insisted that your office pay because you said they were helping you with another case and you did not want to upset them. It is not right for you to pay the bill (knowing that we did not want to pay) and then require us to reimburse you for the payment. You paid this bill to benefit you to our detriment. This sounds like a conflict of interest to me. This is just one example of many charges that we felt were unfair, sloppy, or excessive.

We will not be paying the outstanding invoices. In fact, we think you owe us a fee refund. We request to go to the State Bar's fee arbitration and let them determine what amounts are owed (or should be reimbursed), and you can explain and justify your charges.

Finally, you refuse to do any further work on the items that require immediate attention. However, you are still our attorney and you cannot just stop the case like you are doing. If our case is jeopardized in any way due to your refusal to act and/or your inadequate handling of our case (including but not limited to deleterious delays), then we will hold your firm responsible. If you want to withdraw as our attorneys, then you will have to file a motion, clearly stating the "applicable laws" and "professional standards" that you are subject to for disengagement as stated in our agreement letter. We will not sign any document releasing you as our attorneys until we are able to find an acceptable law firm willing to take over the case.

-Peter

PS. You said the last thing you would do for us is to change the court date. We will let you know soon which dates work.

[Quoted text hidden]

E-MAIL 1700

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1614074714258082981&simpl=msg-f%3A161407474...> 7/8



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang

1 message

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>

Thu, Oct 11, 2018 at 4:52 PM

Peter:

Here's the updated subpoena status document.

Carol

Ho_ 10-11-18 Subpoena Status.DOCX
14K

The Ho Trust ~ Ho vs. Chang

List of Subpoenas	Served	Records Due	Records Received
Bank of America, N.A.		October 10, 2018	
Cathay Bank	June 15, 2018	July 25, 2018	July 26, 2018
Chase Bank, USA (credit cards)	July 5, 2018	August 13, 2018 Per Extension	Aug. 15, 2018
Citibank	August 31, 2018	October 1, 2018	Response – No Documents
D&L Bookkeeping	August 27, 2018 Claimed Bad Address (Not True)	Sept. 21, 2018	
Fidelity Investments	August 2, 2018	August 24, 2018	Aug. 24, 2018
J.P. Morgan Chase Bank (checking, savings, loans) (Debby Chang)	June 15, 2018	August 9, 2018 Per Second Extension	July 24, 2018
J.P. Morgan Chase Bank (checking, savings, loans)	August 28, 2018	October 2, 2018 Per Extension	10/09/2018 Partial
Margot E. Mackerrow	June 15, 2018	July 5, 2018	Pending
Paul R. Malone, Esq.	August 20, 2018	Sept. 14, 2018	09/19/2018
Charles Schwab	July 30, 2018	August 20, 2018	No Records Re Debby

Charles Schwab (James Chang)		October 5, 2018	10/09/2018
Union Bank	August 31, 2018	October 1, 2018	
VALIC Financial Advisors	August 28, 2018	Sept. 24, 2018	09/23/2018
Vanguard Group	August 27, 2018	Sept. 21, 2018	10/09/2018
Wells Fargo Bank, N.A.	August 2, 2018	August 24, 2018	08/27/2018
Sufen Tammy Yu	June 19, 2018	July 5, 2018	July 9, 2018 July 23, 2018

Note: The records subpoenaed from CitiBank via CT Corporation were not produced per letter from CT Corporation ... Service incorrect.

There has been a partial production of documents from J.P. Morgan Chase ... The remaining records will be produced at a later time, per extension.

We have records from Paul R. Malone, Esq., VALIC, Vanguard, and Charles Schwab which can be emailed to you or saved to thumb drives and mailed to you. Please advise how you would like to receive the records.



Peter Ho <peter.ho@gmail.com>

Ho Trust

12 messages

John Minton <jminton@ayhmh.com>

Wed, Oct 24, 2018 at 10:13 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

This responds to Peter's email of Monday.

I am sorry you are having difficulty locating new counsel. I hope that you will be able to secure one soon.

I disagree with much of what Peter says in his email. It seems purposefully to present a distorted view of events. We've been through too much together to be going back and forth advocating our positions.

One thing I will say is that there seems to be a sense that you are not in a good position for trial. I disagree. Based on my 16 years of experience, I think you are in a great position in this case in terms of the evidence that has been gathered. I challenge you to find an attorney *who has significant experience in this area of the law* who will review just our Amended Petition, Debby's deposition transcript, the transcript of the key recording, and the Geoffrey Garcia declaration, and see if they'll say otherwise. And this is aside from all of the other evidence we have.

In terms of next steps, we can litigate the fee issue, or we can find a way to work it out. The time entries are all there in the billing invoices, the legitimacy of which you acknowledged by paying. While I took issue with your criticism in recent months, you have, overall, offered glowing praise over the past year. You know I worked hard for you. Weekends, nights – I was there for you at a moment's notice.

None of us will end up happy if a new front is started in this litigation. And what a boon it would be for Debby to be able to spectate on such a show. Why don't you offer me a fair proposal in light of the current bill and we can discuss it. (I remain willing to return on the ex parte, but the longer we get from our last appearance, the more difficult it might be.)

In the meantime, the November 8 mediation has been taken off calendar. A new date can be scheduled at any time.

Thank you,

E-MAIL 1705

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1615227740538962105&simpl=msg-f%3A1615227...>

John

John D. Minton

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

John Minton <jminton@ayhmh.com>

Thu, Nov 1, 2018 at 9:56 AM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

I am following up on the below. We're now in November, and I want to move things forward. If I'm going to handle the ex parte appearance to move the trial date, which I'm still willing to do (as part of a resolution of the issues between us), I need to know by next Monday, November 5.

Thank you,

John

John D. Minton

E-MAIL 1706

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1615227740538962105&simpl=msg-f%3A1615227...>

ANDERSON YAZDI
 LLP
HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

Peter C. Ho <peter.ho@alumni.stanford.edu>
 To: "John D. Minton" <jminton@ayhmh.com>
 Cc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Sun, Nov 4, 2018 at 11:29 PM

Dear John,

I am in receipt of your email on moving the trial date. We told you previously we would let you know soon which dates work. This is in progress as I have been waiting for my boss to approve my PTO requests for trial, which must coincide with my sisters' requests for PTO. My boss told me he would be getting back to me shortly.

In the meantime, we are still searching for new counsel. I have asked you to file a motion to drop representation of us. Since you have not done so, I assume that you still want to represent us. If this is the case then you are expected to continue working on this case in a reasonable manner to move it forward toward trial, which you have not done and are not doing. We have told you our position from Day 1, and we firmly reiterated many times in the subsequent 12 months that, "We are going to trial unless Mrs. Chang returns everything she has stolen." You have not done much for the past several months. If you continue to sit for another month or so to file the motion without fulfilling your obligations, then it is clear you are intentionally jeopardizing our case, so I suggest you either file the motion ASAP or do work.

-Peter

[Quoted text hidden]

ANDERSON YAZDI
 HWANG MINTON+HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

image001.png
 25K

John Minton <jminton@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Mon, Nov 5, 2018 at 9:48 AM

Dear all –

A few things. I believe the representation of Shan-Yuan and Della is effectively terminated. With respect to Peter, because I am representing him in a trustee capacity in a pending court proceeding, I believe a court order (or signed substitution of counsel form) is required.

In short, I believe I'm only filing a motion with regard to Peter. If you see the situation differently, please let me know.

E-MAIL 1707

Regarding the motion, Peter, are you objecting to the withdrawal? If so, then I will need to notice the hearing at least 30 days' out. If you are not objecting, then I can proceed ex parte, but will need you to file a consent form that I can send to you.

Please let me know how you envision proceeding.

Thank you,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: Peter C. Ho [mailto:peter.ho@alumni.stanford.edu]
Sent: Sunday, November 04, 2018 11:29 PM
To: John Minton
Cc: Shan-Yuan Ho (大姐); Della N. Lau
Subject: Re: Ho Trust

Dear John,

I am in receipt of your email on moving the trial date. We told you previously we would let you know soon which dates work. This is in progress as I have been waiting for my boss to approve my PTO requests for trial, which must coincide with my sisters' requests for PTO. My boss told me he would be getting back to me shortly.

In the meantime, we are still searching for new counsel. I have asked you to file a motion to drop representation of us. Since you have not done so, I assume that you still want to represent us. If this is the case then you are expected to continue working on this case in a reasonable manner to move it forward toward trial, which you have not done and are not doing. We have told you our position from Day 1, and we firmly reiterated many times in the subsequent 12 months that, "We are going to trial unless Mrs. Chang returns everything she has stolen." You have not done much for the past several months. If you continue to sit for another month or so to file the motion without fulfilling your obligations, then it is clear you are intentionally jeopardizing our case, so I suggest you either file the motion ASAP or do work.

E-MAIL 1708

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1615227740538962105&simpl=msg-f%3A1615227...>

-Peter

On Thu, Nov 1, 2018 at 9:56 AM John Minton <jminton@ayhmh.com> wrote:

Dear all –

I am following up on the below. We're now in November, and I want to move things forward. If I'm going to handle the ex parte appearance to move the trial date, which I'm still willing to do (as part of a resolution of the issues between us), I need to know by next Monday, November 5.

Thank you,

John

John D. Minton

Error! Filename not specified.

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

From: John Minton
Sent: Wednesday, October 24, 2018 10:13 AM
To: 'Peter C. Ho'; Shan-Yuan Ho (大姐); Della N. Lau
Subject: Ho Trust

Dear all –

This responds to Peter's email of Monday.

I am sorry you are having difficulty locating new counsel. I hope that you will be able to secure one soon.

I disagree with much of what Peter says in his email. It seems purposefully to present a distorted view of events. We've been through too much together to be going back and forth advocating our positions.

E-MAIL 1709

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1615227740538962105&simpl=msg-f%3A1615227...>

One thing I will say is that there seems to be a sense that you are not in a good position for trial. I disagree. Based on my 16 years of experience, I think you are in a great position in this case in terms of the evidence that has been gathered. I challenge you to find an attorney *who has significant experience in this area of the law* who will review just our Amended Petition, Debby's deposition transcript, the transcript of the key recording, and the Geoffrey Garcia declaration, and see if they'll say otherwise. And this is aside from all of the other evidence we have.

In terms of next steps, we can litigate the fee issue, or we can find a way to work it out. The time entries are all there in the billing invoices, the legitimacy of which you acknowledged by paying. While I took issue with your criticism in recent months, you have, overall, offered glowing praise over the past year. You know I worked hard for you. Weekends, nights – I was there for you at a moment's notice.

None of us will end up happy if a new front is started in this litigation. And what a boon it would be for Debby to be able to spectate on such a show. Why don't you offer me a fair proposal in light of the current bill and we can discuss it. (I remain willing to return on the ex parte, but the longer we get from our last appearance, the more difficult it might be.)

In the meantime, the November 8 mediation has been taken off calendar. A new date can be scheduled at any time.

Thank you,

John

John D. Minton

Error! Filename not specified.

[Quoted text hidden]

E-MAIL 1710

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1615227740538962105&simpl=msg-f%3A1615227...>

John Minton <jminton@ayhmh.com>

Fri, Nov 9, 2018 at 4:30 PM

To: "Peter C. Ho" <peter.ho@alumni.stanford.edu>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>

Dear all –

Attached are the motion papers we filed today. Peter, please let me know if you would like the order issued sooner, in which case I can convert the motion into an ex parte and we can obtain the order within a few days.

Thank you,

John

John D. Minton



350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

3 attachments

Ho_ Notice of Motion and Motion to Be Relieved as Counsel-Civil.pdf
161K

Ho_ Declaration in Support of Attorney_s Motion to Be Relieved as Couns....pdf
108K

Ho_ Amended Proof of Service Re Motion to Be Relieved as Counsel.pdf
89K

E-MAIL 1711

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1615227740538962105&simpl=msg-f%3A161522...>



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

3 messages

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Wed, Nov 28, 2018 at 3:47 PM

Hi Peter:

Attached are the draft subpoenas to Bank of America and Genworth. Please review them and let me know if they meet with your approval.

Thank you.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

2 attachments

Ho_ 11-28-18 Draft Subpoena for Records from Bank of America, N.A..PDF
880K

Ho_ 11-28-18 Draft Subpoena for Records from Genworth Life and Annuity Insurance Company.PDF
889K

E-MAIL 1712

7/31/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Wed, Nov 28, 2018 at 6:14 PM

Peter C. Ho <peter.ho@gmail.com>

To: Carol Loza <cloza@ayhmh.com>

Bcc: "Della N. Lau" <dellalau@launet.com>, Steven Lau <SharkBait@launet.com>, "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>

Hi Carol,

Both subpoenas are good to go!

Thanks,

Peter

[Quoted text hidden]

2 attachments

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

ANDERSON YAZDI
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

image001.png
25K

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>

Thu, Nov 29, 2018 at 9:03 AM

Great. I'll get them out today.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON+HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

[Quoted text hidden]

E-MAIL 1713

<https://mail.google.com/mail/u/0?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1618423410403469412&simpl=msg-f%3A16184234...> 2/2



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

1 message

Carol Loza <cloza@ayhmh.com>
To: "Peter C. Ho" <peter.ho@gmail.com>
Cc: Shan-Yuan Ho <shanyuan@gmail.com>, "DellaLau@launet.com" <DellaLau@launet.com>

Tue, Dec 11, 2018 at 3:29 PM

Dear Peter:

Attached please find John's letter to you of today's date.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 12-11-18 J. Minton Ltr to P. Ho.PDF
293K

E-MAIL 1714

ANDERSON YAZDI

HWANG MINTON + HORN

STEVEN D. ANDERSON
GOLNAR YAZDI
SINCLAIR HWANG
JOHN D. MINTON
ALBERT J. HORN
REBECCA E. RENZAS
MARION L. BROWN
TERESE M. RADDIE
JONATHON M. MORRISON
VAL SLUETZKY
NAOMITA YADAV
MARK MULLIN
DANIEL E. LASSEN
JESSICA FOX

John D. Minton

jminton@aymh.com

December 11, 2018

Mr. Peter C. Ho
889 Galindo Court
Milpitas, CA 95035

Re: Ho vs. Chang

Dear Peter:

Enclosed is a copy of our Notice of Entry of Order regarding our withdrawal.

I have decided to waive any further payment of legal fees or costs. Enclosed is an invoice reflecting a zero balance.

I wish you the best of luck in the case.

Very truly yours,



John D. Minton

JDM/cal

Encls.

cc: Ms. Shan-Yuan Ho - (with encls.)
Ms. Della N. Lau - (with encls.)

51476-00001\WorkSite\9346180.1

1 ANDERSON YAZDI HWANG MINTON + HORN LLP
2 John D. Minton (Bar No. 223823)
3 Daniel E. Lassen (Bar No. 271446)
350 Primrose Road
3 Burlingame, California 94010
4 Telephone: (650) 212-5900
4 Facsimile: (650) 212-5999

5 Attorneys for Petitioner and Trustee
Peter C. Ho

6

7

8 SUPERIOR COURT OF CALIFORNIA

9 COUNTY OF SAN MATEO

10 In Re the Matter of

11 No. 17-PRO-00973

12 TRUST A UNDER THE JAMES F. HO
13 AND GRACE C. HO DECLARATION
14 OF TRUST DATED SEPTEMBER 11,
15 1992, as amended

16 **NOTICE OF ENTRY OF ORDER**
GRANTING ATTORNEY'S MOTION TO
BE RELIEVED AS COUNSEL-CIVIL

17 Date: December 11, 2018
18 Time: 9:00 a.m.
19 Dept: 28, Probate
20 Before: Hon. George A. Miram

21 PETER C. HO, TRUSTEE OF TRUST A
22 OF THE JAMES F. HO AND GRACE C.
23 HO DECLARATION OF TRUST DATED
24 SEPTEMBER 11, 1992,

25 Petitioner,

26 vs.

27 DEBBY CHANG, and DOES 1 through
28, inclusive,

29 Respondents.

1 TO: ALL PARTIES HEREIN AND TO THEIR COUNSEL OF RECORD
2 PLEASE TAKE NOTICE that the attached Order Granting Attorney's Motion to Be
3 Relieved as Counsel-Civil was signed by the Honorable George A. Miram and filed and entered
4 by the Court on December 11, 2018.

5
6 Dated: December 11, 2018

ANDERSON YAZDI HWANG MINTON + HORN LLP

7 By:
8

John D. Minton
9 Attorneys for Petitioner and Trustee Peter C. Ho

10
11 51476-00001\WorkSite\9346455.1

12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, state bar number, and address):

ANDERSON YAZDI HWANG MINTON + HORN LLP

John D. Minton (Bar No. 223823)

Daniel E. Lassen (Bar No. 271446)

350 Primrose Road, Burlingame, CA 94010

TELEPHONE NO.: (650) 212-5900 FAX NO. (Optional): (650) 212-5905

E-MAIL ADDRESS (Optional):

ATTORNEY FOR (Name): Petitioner and Trustee, Peter C. Ho

SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN MATEO

STREET ADDRESS: 400 County Center

MAILING ADDRESS:

CITY AND ZIP CODE: Redwood City, California 94063

BRANCH NAME: Southern

CASE NAME:

Peter C. Ho, Trustee v. Debby Chang

**ORDER GRANTING ATTORNEY'S
MOTION TO BE RELIEVED AS COUNSEL-CIVIL**

FOR COURT USE ONLY

**ENDORSED FILED
SAN MATEO COUNTY**

DEC 11 2018

Clerk of the Superior Court
By ANNAMARIA SOUSA
DEPUTY CLERK

CASE NUMBER:

17-PRO-00973

HEARING DATE: DEC 11 2018

DEPT.: 28 TIME: 9 - A.M.)

BEFORE HON: George A. Miram

DATE ACTION FILED: 09/19/2017

TRIAL DATE: May 20, 2019

1. The motion of (name of attorney): ANDERSON YAZDI HWANG MINTON + HORN LLP to be relieved as counsel of record for (name of client): Petitioner and Trustee, Peter C. Ho a party to this action or proceeding, came on regularly for hearing at the date, time, and place indicated above.
2. The following persons were present at the hearing:
Peter C. Ho and John D. Minton

FINDINGS

3. Attorney has
 - a. personally served the client with papers in support of this motion.
 - b. served client by mail and submitted a declaration establishing that the service requirements of California Rules of Court, rule 3.1362, have been satisfied.
4. Attorney has shown sufficient reasons why the motion to be relieved as counsel should be granted and why the attorney has brought a motion under Code of Civil Procedure section 284(2) instead of filing a consent under section 284(1).

ORDER

5. Attorney is relieved as counsel of record for client
 - a. effective upon the filing of the proof of service of this signed order upon the client.
 - b. effective on (specify date):
6. The client's current last known address and telephone number:
889 Galindo Court, Milpitas, CA 95035; (408) 838-9116

If the client's current address is known, service on the client must hereafter be made at that address unless otherwise ordered in item

13. If the current address is not known, service must be made according to Code of Civil Procedure section 1011(b) and rule 3.252 of the California Rules of Court.

7. a. The next scheduled hearing in this action or proceeding is set for (date, time and place):
May 1, 2019, 1:30 PM, Department not yet determined
- b. The hearing will concern (subject matter):
Mandatory Settlement Conference

NOTICE TO CLIENT

You or your new attorney, if any, must prepare for and attend this hearing.

Page 1 of 2

CASE NAME:
Peter C. Ho, Trustee v. Debby Chan

CASE NUMBER:
17-PRO-00973

8. The following additional hearings and other proceedings (including discovery matters) are set in this action (*describe the date, time, place, and subject matter of each*):

9. The trial in this action or proceeding:
 - a. is not yet set.
 - b. is set for (*specify date, time, and place*):
May 20, 2019, 9:00 AM, Master Calendar

10. Client is hereby notified of the following effects this order may have upon parties.

NOTICE TO CLIENT

Your present attorney will no longer be representing you. You may not in most cases represent yourself if you are one of the parties on the following list:

- A guardian
- A personal representative
- A guardian ad litem
- A conservator
- A probate fiduciary
- An unincorporated association
- A trustee
- A corporation

If you are one of these parties, YOU SHOULD IMMEDIATELY SEEK LEGAL ADVICE REGARDING LEGAL REPRESENTATION. Failure to retain an attorney may lead to an order striking the pleadings or to the entry of a default judgment.

11. Client is notified that, if the client will be representing himself or herself, the client shall be solely responsible for the case.

NOTICE TO CLIENT WHO WILL BE UNREPRESENTED

You will not have an attorney representing you. You may wish to seek legal assistance. If you do not have a new attorney to represent you in this action or proceeding, and you are legally permitted to do so, you will be representing yourself. It will be your responsibility to comply with all court rules and applicable laws. If you fail to do so, or fail to appear at hearings, action may be taken against you. You may lose your case.

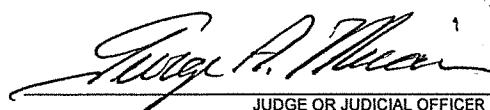
12. Client is notified that it is the client's duty to keep the court informed at all times of the client's current address.

NOTICE TO CLIENT WHO WILL BE UNREPRESENTED

The court needs to know how to contact you. If you do not keep the court and other parties informed of your current address and telephone number, they will not be able to send you notices of actions that may affect you, including actions that may adversely affect your interests or result in your losing the case.

13. The court further orders (*specify*):

Date: DEC 11 2018



JUDGE OR JUDICIAL OFFICER

PROOF OF SERVICE

I am employed by the law firm of Anderson Yazdi Hwang Minton + Horn LLP in the County of San Mateo, California. I am over the age of eighteen (18) years and not a party to the within action. My business address is 350 Primrose Road, Burlingame, California 94010.

I certify that the original papers filed with the Court and all copies of papers, documents, and exhibits, whether filed with the Court or served on other parties, are prepared on recycled paper.

On the date set forth below, I served the attached:

- **NOTICE OF ENTRY OF ORDER GRANTING ATTORNEY'S MOTION
TO BE RELIEVED AS COUNSEL-CIVIL**

on the parties in this action, by placing a true copy thereof in a sealed envelope addressed as follows:

**Jeffrey R. Loew, Esq.
Loew Law Group
1650 Borel Place, Suite 104
San Mateo, CA 94402**

**Peter C. Ho
889 Galindo Court
Milpitas, CA 95035**

By placing in office mail. I enclosed the documents in a sealed envelope or package addressed to the persons at the addresses listed above and placed the envelope for collection and mailing, following our ordinary business practices. I am readily familiar with this business's practice for collecting and processing correspondence for mailing. On the same day that correspondence is placed for collection and mailing, it is deposited in the ordinary course of business with the United States Postal Service, in a sealed envelope with postage fully prepaid. I am a resident or employed in the county where the mailing occurred. The envelope or package was placed in the mail at Burlingame, California.

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

Dated: December 11, 2018

Carol Loza

Mr. Peter C. Ho
889 Galindo Court
Milpitas, CA 95035

Statement Date: December 11, 2018
Statement No. 193209
Account No. 51476.00001
Page: 1

RE: Peter C. Ho
v. Debby Chang

Copies to:

Ms. Shan-Yuan Ho
5607 Clay Avenue
Austin, TX 78756

Ms. Della N. Lau
35108 King Court
Fremont, CA 94536

	Previous Balance Before Adjustments	\$12,260.83
12/11/2018	Write off per John Minton	-12,260.83
	Previous Balance	\$0.00
	Balance Due	<u>\$0.00</u>

Statements are due upon receipt. We reserve the right to collect any statement that is not paid within ten days. A service charge is assessed on the last day of each month against all fees and costs that were billed before the beginning of the month and remain unpaid at the end of the month, subject to any limitations that may be imposed by applicable law. The amount of this charge is 1/12 of 10%.

ANDERSON YAZDI

HWANG MINTON + HORN

Mr. Peter C. Ho
889 Galindo Court
Milpitas, CA 95035

Statement Date: December 11, 2018
Statement No. 193209
Account No. 51476.00001

STATEMENT OF ACCOUNT

Previous Balance	Fees	Expenses	Disbursements	Payments	Balance
51476-00001 v. Debby Chang 0.00	0.00	0.00	0.00	0.00	<u>\$0.00</u>

Statements are due upon receipt. We reserve the right to collect any statement that is not paid within ten days. A service charge is assessed on the last day of each month against all fees and costs that were billed before the beginning of the month and remain unpaid at the end of the month, subject to any limitations that may be imposed by applicable law. The amount of this charge is 1/12 of 10%.



Peter Ho <peter.ho@gmail.com>

Ho vs. Chang [IWOV-WorkSite.FID72092]

4 messages

Carol Loza <cloza@ayhmh.com>
 To: "Peter C. Ho" <peter.ho@gmail.com>

Wed, Jan 9, 2019 at 9:35 AM

Hi Peter:

Attached please find correspondence from Union Bank.

Kind regards,

Carol

Carol Loza

Legal Secretary to John D. Minton and Daniel E. Lassen

Direct Phone: 650.212.5905

Direct Fax: 650.212.5993

ANDERSON YAZDI
LLP
HWANG MINTON + HORN

350 Primrose Road
 Burlingame, CA 94010
www.andersonyazdi.com

650.212.5900
 650.212.5999 Fax

CONFIDENTIALITY NOTICE: This email message is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

Ho_ 12-17-18 Union Bank Ltr to AYHMH.PDF
 955K

Peter C. Ho <peter.ho@gmail.com>

To: Carol Loza <cloza@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, Steven Lau <SharkBait@launet.com>

Fri, Jan 11, 2019 at 3:32 PM

Thank you, Carol.

E-MAIL 1723

7/31/2020

Gmail - Ho vs. Chang [IWOV-WorkSite.FID72092]

Happy New Year!

-Peter

[Quoted text hidden]

E-MAIL 1724

<https://mail.google.com/mail/u/0/?ik=6abe6246fb&view=pt&search=all&permthid=thread-f%3A1622205080465185468&simpl=msg-f%3A16222050...>



Peter Ho <peter.ho@gmail.com>

Tolling Agreement

2 messages

Peter C. Ho <peter.ho@gmail.com>

Mon, Dec 9, 2019 at 1:51 AM

To: "John D. Minton" <jminton@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, "Della N. Lau" <dellalau@launet.com>, Steven Lau <SharkBait@launet.com>

Mr. Minton,

My siblings and I are disappointed in the representation you provided and the charges for it. In the absence of a resolution, I intend to file a lawsuit for professorial negligence/malpractice. Given that I may be close to the applicable statute of limitations, I am forwarding a tolling agreement which must be signed and returned to me by the end of day Monday, December 9, 2019. Otherwise, I will be filing such complaint the following day.

Thank you,
Peter Ho

Tolling Agreement - Ho and Minton 20191209.pdf
1324K

Peter C. Ho <peter.ho@gmail.com>

Mon, Dec 9, 2019 at 4:59 PM

To: "John D. Minton" <jminton@ayhmh.com>

Bcc: "Shan-Yuan Ho (大姐)" <shanyuan@gmail.com>, Della Lau <DellaLau@launet.com>, Steven Lau <SharkBait@launet.com>

Mr. Minton,

I haven't heard back from you.

I am resending this email in case you did not receive it.

Please acknowledge receipt.

Thank you,
Peter Ho

[Quoted text hidden]

Tolling Agreement - Ho and Minton 20191209.pdf
1324K

E-MAIL 1725

TOLLING AGREEMENT

THIS TOLLING AGREEMENT (“Tolling Agreement”), dated as of December 9, 2019 (the “Effective Date”), is between (i) John D. Minton and Anderson Yazdi Hwang Minton + Horn LLP (herein collectively referred to as “Attorneys”) and Peter C. Ho, Della Lau and Shan-Yuan Ho (herein collectively referred to as “Claimants”). Attorneys and Claimants are hereinafter collectively referred to as the “Parties.”

The Parties on behalf of themselves and their legal representatives, heirs, agents, successors and assigns, hereby agree to toll the statute of limitations for commencement of action against Attorneys and/or their heirs, successors, predecessors, agents or assigns for any and all claims brought against Attorneys by Claimants, arising out of the Attorneys’ representation of Claimants in San Mateo Superior Court Case No. 17 PRO 000973. The statute of limitations shall be tolled for the period commencing on the Effective Date through and including December 8, 2020.

This Tolling Agreement applies to any theories or claims which would become barred by any applicable statute of limitations on or after the Effective Date. This Tolling Agreement does not apply to any claims which may have become barred by the statute of limitations prior to the Effective Date. Nothing in this Tolling Agreement shall be construed as an admission by any party that valid claims, causes of action or defenses exist against any party or that any statutes of limitations have expired. Nothing in this Tolling Agreement shall prejudice the right of any party hereto to assert claims or defenses, including statute of limitation defenses, against any person or entity other than the Parties hereto.

This Tolling Agreement may be terminated by any Party by giving written notice of termination to the other Party; provided, however, that no such notice may be given before March 31, 2020. This Tolling Agreement shall terminate 30 days after the date a written notice of termination is sent by U.S. Mail to the addresses listed below.

To Attorneys:	Anderson Yazdi Hwang Minton + Horn Attn: John Minton 350 Primrose Road Burlingame, CA 94010
To Claimants:	c/o Peter Ho 889 Galindo Court Milpitas, CA 95055

This Tolling Agreement constitutes a complete and final understanding of the Parties with respect to the subject matter of this Tolling Agreement. There are no representations,

agreements, arrangements, understandings, oral or written between and among the Parties and any other person with respect to the subject matter of the Tolling Agreement except as specifically set forth in this Tolling Agreement. No amendment or supplement to this Tolling Agreement shall be valid or effective unless in writing and executed by the Parties to this Tolling Agreement.

This Tolling Agreement shall inure to the benefit of the parties and to any and all of their heirs, successors, and assigns.

This Tolling Agreement may be signed in counterparts, each of which shall be deemed an original, but all of which shall constitute one and the same instrument. Facsimile and/or PDF signatures hereto shall be deemed originals.

Anderson Yazdi Hwang Minton + Horn

DATED: _____

By: _____

DATED: _____

John D. Minton

DATED: 12-10-19

Peter C. Ho
Peter C. Ho

DATED: 12.10.19

Della Lau
Della Lau

DATED: 12 -10 -19

Shan-Yuan Ho
Shan-Yuan Ho