

# INCIDENT/INVESTIGATION REPORT

I N C I D E N T  D A T A	Agency Name <i>Boca Raton Police Department</i>		Case# <i>2020-010590</i>		
	ORI <i>FL0500200</i>		Date / Time Reported <i>09/21/2020 11:12 Mon</i>		
	Location of Incident <i>373 SE 9TH LN, Boca Raton FL 33432</i>		Premise Type <i>Residence/home</i>	Zone/Tract <i>34</i>	Last Known Secure <i>06/10/2017 11:12 Sat</i>
			At Found <i>09/21/2020 11:12 Mon</i>		Activity
#1	Crime Incident(s) <i>Fraud FOT</i>	(Com)	Weapon / Tools		Activity
			Entry	Exit	Security
#2	Crime Incident	( )	Weapon / Tools		Activity
			Entry	Exit	Security
#3	Crime Incident	( )	Weapon / Tools		Activity
			Entry	Exit	Security

V I C T I M	# of Victims <i>1</i>	Type: <b>INDIVIDUAL (NOT A LE OFFICER)</b>	Injury: <i>0</i>	Domestic: <b>N</b>					
	V1	Victim/Business Name (Last, First, Middle) <i>HELMAN, TARA</i>	Victim of Crime # <i>1,</i>	DOB <i>06/14/1970</i> Age <i>46</i>	Race <i>W</i>	Sex <i>F</i>	Relationship To Offender	Resident Status	Military Branch/Status
	Home Address <i>3349 S FEDERAL HWY - F, Boynton Beach, FL 33483-</i>							Home Phone <i>561-405-5833</i>	
	Employer Name/Address					Business Phone		Mobile Phone	
	VYR	Make	Model	Style	Color	Lic/Lis	VIN		

O T H E R S	CODES: V- Victim (Denote V2, V3) O = Owner (if other than victim) R = Reporting Person (if other than victim)									
	Type: <b>INDIVIDUAL (NOT A LE OFFICER)</b>			Injury:						
	Code <i>SB</i>	Name (Last, First, Middle) <i>HAMMOND, JAYNE P</i>		Victim of Crime #	DOB <i>10/05/1942</i> Age <i>74</i>	Race <i>W</i>	Sex <i>F</i>	Relationship To Offender	Resident Status	Military Branch/Status
	Home Address <i>333 LAS OLAS WAY - 1504 FT LAUDERDALE, FL 33301</i>							Home Phone <i>561-353-8330</i>		
	Employer Name/Address					Business Phone		Mobile Phone		
I N V O L V E D	Type: <b>INDIVIDUAL (NOT A LE OFFICER)</b>			Injury:						
	Code <i>OT</i>	Name (Last, First, Middle) <i>HAMMOND, PAUL GEOFFREY</i>		Victim of Crime #	DOB <i>08/15/1947</i> Age <i>69</i>	Race <i>W</i>	Sex <i>M</i>	Relationship To Offender	Resident Status	Military Branch/Status
	Home Address <i>373 MIZNER LAKE ESTATES DR BOCA RATON, FL 33432</i>							Home Phone		
	Employer Name/Address					Business Phone		Mobile Phone		

P R O P E R T Y	L = Lost S = Stolen R = Recovered D = Damaged Z = Seized B = Burned C = Counterfeit / Forged F = Found ("OJ" = Recovered for Other Jurisdiction)									
	VI #	Code	Status Frm/Tc	OJ	QTY	Property Description	Make/Model	Serial Number		

Officer/ID# <i>MCHUGH, L. D. (2213, A1) (653)</i>	Invest ID# <i>DEEN, A. (2213, ECO) (768)</i>	Supervisor <i>PATTERSON, M. P. (2213, A1) (614)</i>		
Status	Complainant Signature	Case Status <i>Unfounded</i> <i>12/07/2020</i>	Case Disposition:	Page 1

# Incident Report Additional Name List

Boca Raton Police Department

OCA: 2020-010590

Additional Name List

Name Code/#	Name (Last, First, Middle)	Victim of Crime #	DOB	Age	Race	Sex
1) CM 1	HELMAN, TARA		06/14/1970	46	W	F
	Address 3349 S FEDERAL HWY Apt. F, BOYNTON BEACH, FL 33483		H: 561-405-5833			
	Empl/Addr		B: - -			
			Mobile #: - -			
2) CM 2	DALU, JOSEPH			52	W	M
	Address		H:			
	Empl/Addr Self		B:			
			Mobile #: - -			

Video

Case# 2020-010590

Status Codes L = Lost S = Stolen R = Recovered D = Damaged Z = Seized B = Burned C = Counterfeit / Forged F = Found

UCR	Status	Quantity	Type Measure	Suspected Type	Up to 3 types of activity
D					
R					
U					
G					
S					

Assisting Officers  
MILLER, M.E. (A704)

Suspect Hate / Bias Motivated: NONE (NO BIAS)

INCIDENT/INVESTIGATION REPORT

NARRATIVE  
Fraud

## REPORTING OFFICER NARRATIVE

*Boca Raton Police Department*

OCA 2020-010590
Date / Time Reported Mon 09/21/2020 11:12

Victim <i>HELMAN, TARA</i>	Offense <i>FRAUD</i>	Date / Time Reported <i>Mon 09/21/2020 11:12</i>
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\*\*\* There is MVR of this incident\*\*\*

On 09/21/2020 I was dispatched to 100 NW 2nd Avenue, the Boca Raton Police Department lobby, in the city of Boca Raton, the county of Palm Beach, in reference to a fraud. Upon arrival I met with Tara M Helman and Joseph Dalu.

Dalu introduced himself as a Private Investigator working on a case for Helman. This case involves Helman's biological father, Paul Geoffrey Hammond and his wife (Helman's step mother) Jayne Patrice Hammond, David Brett Hammon (biological first son of Jayne Hammond from her first marriage), Barry A Weiss, ( attorney who handled the sale of the residence) and David Rosenberg (purchased 373 Mizner Lake Estates Drive)

Dalu provided two binders, marked Jayne P Hammond Investigation Books I and II. In these two binders are meticulous notes and documentation of what Helman believes to be grand theft, fraud and tax evasion by Hammond. Hammond, it is believed, along with her son David sold the residence fraudulently and without paying proper taxes, 9 days after Geoffrey past away in South Carolina.

Hammond and her son David placed the residence 373 Mizner Lake Estates Drive, Boca Raton, Florida 33432, for sale with David as the realtor after the listing expired with Lang Realty and realtor Kimberly Schlinck on April 30,2017. David informed Schlinck that his mother and father Hammond and Geoffrey wanted to keep the property off the market and she would no longer be needed. The next day May 1, 2017 David privately lists the property in Opulance International Magazine.

Hammond sold the residence to Rosenberg along with a 2008 black Ferrari and a diamond. The Ferrari and the diamond were negotiable assets as part of the deal for the residence. Rosenberg was given the Ferrari, in exchange Hammond, received a 4.16 carat diamond. These assets were excluded from the closing documents on the residence to avoid paying taxes on them. The closing documents for the residence were filed in the county of Palm Beach.

The title for the Ferrari is signed June 10, 2017 but was sold as part of the sale of the residence. Helman stated her father had no intention of selling this vehicle and the title it is believed was fraudulently signed and illegally back dated with Geoffrey's signature by David.

I recommend this case be forwarded to the Investigative Services Bureau for follow up.

Boca Raton Police Department

OCA: 2020010590

THE INFORMATION BELOW IS CONFIDENTIAL - FOR USE BY AUTHORIZED PERSONNEL ONLY

Case Status: UNFOUNDED

Case Mng Status: UNFOUNDED

Occurred: 06/10/2017

Offense: FRAUD

Investigator: DEEN, A. (768)

Date / Time: 12/01/2020 12:57:52, Tuesday

Supervisor: KIMSAL, L. (729)

Supervisor Review Date / Time: 12/07/2020 14:45:00, Monday

Contact: Helman, Tara  
3349-F S Federal Hwy, Boynton Beach  
561-405-5833

Reference: Follow Up

On Tuesday, September 22, 2020, at approximately 1400 hours, I met with the complainant Tara Helman and Tara's private investigator, Joseph Dalu in the lobby of the Boca Raton Police Services Department in reference to a possible fraud investigation. Joseph Dalu is employed by Premier Group Investigation.

Tara's father, Paul Hammond died on Wednesday, June 14, 2017 at 1033 hours in Beaufort County, South Carolina (12 Hanover Way, Bluffton, SC. 29910). Paul is survived by his wife, Jayne Hammond. Paul and Jayne have been legally married since February 28, 1975. They share a residential property together at the following address: 373 SE Mizner Lakes Estate, Boca Raton, Fl. 33432. Both parties, Paul and Jayne are named on the warranty deed for the property.

Tara believes that fraudulent activity occurred following the death of her father, Paul. According to Tara, the couple's residential property was sold without her father's agreement at an undervalue price and taxes were not paid in its entirety.

On Friday, June 23, 2017, Jayne sold the aforementioned residential property to a former business acquaintance/ friend of Paul and Jayne named David Rosenberg. The property was sold to David for \$2,700,00.00. Paul and Jayne purchased the property for \$4,050,000.00 in 2004.

It should be noted that information obtained from Palm Beach County Property Appraiser was reviewed. I verified that Paul and Jayne were both listed on the warranty deed beginning in 2004 when they jointly purchased the residence. There was not a quitclaim deed recorded under the property, which would indicate a spouse's name being removed from the title or deed. Property owned jointly, such as a house with both spouses on the deed, is directed to the surviving owner automatically. Therefore, Jayne had lawful rights to sell the property despite Tara's belief that the property was sold at an undervalued price.

Tara suspects that Jayne received a "rare" 4.16 carat diamond ring from David as part of the sales transaction and believes that the ring was omitted from closing documents. Tara stated that she saw a post made by Jayne attempting to sell the ring on social media.

In addition, Tara suspects that Paul's vehicle; a 2008 2-door, black Ferrari bearing Florida tag G7BJC VIN: ZFFJB54A080158642 was given to David by Jayne in exchange for the 4.16 carat diamond ring. She stated that the Ferrari and diamond ring were purposely not reported in the closing costs to avoid paying taxes for the full price of the house, conceal assets, and avoid probate.

Utilizing investigatory resources, I obtained the Certificate of Title associated with the black Ferrari. The Transfer of Title by Seller (Paul) to David was dated on Saturday, June 10, 2017 (four days before Paul's death). Tara stated Paul's signature was forged and does not believe that he signed the Transfer of Title document. According to Tara, the signature on the Transfer and Title document was examined and compared with original signatures of Jayne

Investigator Signature

Supervisor Signature

Boca Raton Police Department

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Offense: FRAUD

Investigator: DEEN, A. (768) Date / Time: 12/01/2020 12:57:52, Tuesday
Supervisor: KIMSAL, L. (729) Supervisor Review Date / Time: 12/07/2020 14:45:00, Monday
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by Dr. Roy Fenoff, a forensic document examiner. Dr. Fenoff professed the following, "the signature of Paul was inconsistent with known signatures that were examined for comparison". He declared that the signature on the Transfer of Title document was not Paul's authentic signature.

It should be noted that Paul is deceased and thus, I am unable to speak to him about the validity of the signature. It is unknown whether the document was backdated and signed by someone other than Paul or if Paul indeed signed the document prior to his death.

I asked Tara if there was a designated beneficiary for the Ferrari written in Paul's will and she stated that there was not.

Enclosed in the binder provided by Joseph were four wills reported in the following years; 1995, 1998, 1999, and 2005. It should be noted that the wills in 1995, 1998, and 1999 were drafted in the State of New Jersey. The will in 2005 was drafted in Boca Raton, Florida.

The most current will in 2005, signed and dated by Paul on February 24, 2005, states the following, "I give and bequest to my wife, Jayne P. Hammond, if she shall survive me, all of my personal effects, jewelry, automobiles, household furnishings, equipment and bric-a-brac. If my wife shall not survive me, then this bequest shall lapse and the said personal effects, automobiles, household furnishing, equipment and bric-a-brac shall be added to my residuary estate and distributed as hereinafter provided".

Tara informed me that she is not in her father's final (2005) will. She suspects that the will was altered by Jayne. It should be noted that Tara has hired an attorney who is examining the aforesaid wills.

According to information from Palm Beach County Clerk and Comptroller, the estate of Paul Hammond is in active probate court and the case was filed on Friday, November 11, 2017. Case Number: 50-2017-CP-005216-XXXX-SB. The information is not public record and can only be reviewed by an attorney.

Tara was informed to contact the IRS to report tax evasions that she suspects occurred during the selling of the residential property.

On Wednesday, September 23, 2020 at approximately 1100 hours, I contacted Jayne and spoke to her about the incident. According to Jayne, the signature on the Transfer of Title for the Ferrari was not forged and legitimately signed by her late husband, Paul on June 10, 2017 to David. The Transfer of Title document was not fraudulently backdated. In addition, the retailing of the Ferrari had no bearing on the sale of the residential property to David and the couple were not attempting to evade taxes on the property. The selling of the house and the Transfer of the Title for the automobile were autonomous and independent transactions. Jayne also stated that the diamond ring was gifted to her by David civilly and at no time was she attempting to conceal assets or avoid any type of taxes.

Investigator Signature

Supervisor Signature

**CASE SUPPLEMENTAL REPORT**

Printed: 02/20/2024 08:48

*Boca Raton Police Department*

OCA: **2020010590**

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**Case Status:** UNFOUNDED

**Case Mng Status:** UNFOUNDED

**Occurred:** 06/10/2017

**Offense:** FRAUD

**Investigator:** DEEN, A. (768)

**Date / Time:** 12/01/2020 12:57:52, Tuesday

**Supervisor:** KIMSAL, L. (729)

**Supervisor Review Date / Time:** 12/07/2020 14:45:00, Monday

**Contact:** Helman, Tara  
3349-F S Federal Hwy, Boynton Beach  
561-405-5833

**Reference:** Follow Up

Jayne professed that Tara has made on-going, fabricated claims against her for three years and believes Tara is infuriated because she was detached from the will.

At this time in my investigation, I recommend this case unfounded. Jayne had lawful rights to sell the property after Paul's passing at the negotiated valued price because her name is on the warranty deed despite Paul's decision. In addition, property owned jointly such as a house with both spouse on the deed, gets directed to the surviving spouse. The 2005 will states that Paul's automobiles will be gifted to Jayne if he passes before her and thus, she can make decisions about retailing the Ferrari along with other automobiles owned by Paul. A statement from Paul cannot be obtained because he is deceased and the authenticity of the signature on the Transfer of Title document cannot be verified.

Investigator Signature

Supervisor Signature

**CASE SUPPLEMENTAL REPORT**  
*NOT SUPERVISOR APPROVED*

Printed: 02/20/2024 08:48

*Boca Raton Police Department*

OCA: **2020010590**

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**Case Status:** *UNFOUNDED*

**Case Mng Status:** *UNFOUNDED*

**Occurred:** *06/10/2017*

**Offense:** *FRAUD*

**Investigator:** *DEEN, A. (768)*

**Date / Time:** *01/05/2021 15:38:17, Tuesday*

**Supervisor:** *KIMSAL, L. (729)*

**Supervisor Review Date / Time:** *NOT REVIEWED*

**Contact:**

**Reference:** *Follow Up*

On Tuesday, January 5, 2021, at approximately 1535 hours, I spoke to David Rosenberg telephonically. David stated that he referenced Paul Hammond as (Jeff) which is a shortened version of his middle name (Geoffrey). David informed me that he and Paul were business colleagues as well as friends for several years and have known one another since 2011. David advertised his business, Rosenberg Diamonds & Co. in a magazine owned and operated by Paul.

He stated that the ring was gifted to Jayne for their long-time friendship. In addition, David informed me that The Transfer of Title was signed by Paul at their residence located at: 373 SE Mizner Lakes Estate, Boca Raton, FL 33432. Jayne was also at the residence at the time the document was signed.

Investigator Signature

Supervisor Signature



**CASE SUPPLEMENTAL REPORT**  
*NOT SUPERVISOR APPROVED*

Printed: 02/20/2024 08:48

*Boca Raton Police Department*

OCA: **2020010590**

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**Case Status:** *UNFOUNDED*

**Case Mng Status:** *UNFOUNDED*

**Occurred:** *06/10/2017*

**Offense:** *FRAUD*

**Investigator:** *DEEN, A. (768)*

**Date / Time:** *01/06/2021 14:32:51, Wednesday*

**Supervisor:** *KIMSAL, L. (729)*

**Supervisor Review Date / Time:** *NOT REVIEWED*

**Contact:**

**Reference:** *Follow Up*

On Wednesday, January 6, 2021 at approximately 1400 hours, I was contacted by Barry Weiss, a family attorney for Jayne and Paul. Barry inquired about the nature of the investigation and the reasoning for contacting Jayne which I clarified. Barry informed me that he assisted with drafting the Transfer of Title documents for the Ferrari and that he was aware of the transaction which was requested by Paul. The Transfer of Title to David was not deemed suspicious and was legitimate.

Investigator Signature

Supervisor Signature