

Statement of Michelle I. Pang

On February 23, 2007, Michelle I. Pang, employee of Bureau of Conveyances (BOC), Department of Land and Natural Resources (DLNR), State of Hawaii (SOH) was contacted by Hilton J. Lui. Upon contact Pang was informed by Lui that he has been retained as an Investigator for the Hawaii State Ethics Commission whose Executive Director is Dan Mollway. Pang advised her current address is 91-621 Kilaha Street, Apartment 40, Ewa Beach, HI 96706.

Pang advised she is a Union Representative at work and advised she did not need any representation for the interview.

Pang advised she has been working at the Bureau of Conveyances, Department of Land and Natural Resources, State of Hawaii, located at 1151 Punchbowl Street, Honolulu, HI 96813 since November 1991. Pang was originally hired as a Certificate Writer which is an Abstractor 5. Pang then moved laterally to a position in Indexing and performed work keying in and out of their data base system and was there three to four years. Then she moved into the Land Court Receiving Section temporarily for a couple of years and then became a permanent member of that section. She then moved up at a Regular System Receiving Supervisor where she currently serves.

Pang advised from day one that she was at the BOC the title companies delivered various item to the BOC for Christmas. Pang added she started in November and in December is when the delivery of things was made. Pang advised the title companies and attorneys' offices would bring in gift baskets, and some would bring in a big sheet of cake for the whole office. Pang added she was in shock when she first saw all those things coming out. Pang added

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later at their office Christmas party the items not perishable were raffled off or distributed as door prizes to individual employees of the office. Pang advised the things brought over to the BOC included cookies, cakes, gift baskets, and gift certificates to restaurants. Pang also indicated manapua and other Chinese food stuff were also delivered from Char Hung Sut not only at Christmas but at other times of the year particular if a title company had a heavy project going on for certain dates. Pang indicated that Island Title had at one time had a big project going on and numerous people had to work on a Saturday to get it completed for the Monday's recording and Island Title bought everybody breakfast and lunch not only for the receiving section but the entire office whoever was working that day. Pang advised in her office her employees work on Saturday on overtime to catch up on the backlog. There were also some periods where some title companies would take certain people out to lunches. Some of the employees were supervisors and some were not, but most of them were supervisors. Some of the companies who gave the gift baskets were Title Guaranty, Old Republic, and Island Title who were the main title companies. First Hawaii Title also gave gifts to the supervisors at Christmas time. One year Pang recalled, a small note pad was given with their company logos on it and another year a water thermos container with their company logo on it. Most of the things provided to them at BOC have come from the bigger title companies. Pang heard that trips were taken but she has no proof of that.

Pang advised she has never taken any trips with anyone from a title company. Pang added she did take a trip to Las Vegas with a group from their office. Pang added everyone paid their own way. Pang advised a girl by the name of Angie which used to work for First American Title handled their

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payments and they paid her directly. Pang advised she went on two trips the first one she paid close to three hundred and the second one she paid close to four hundred. These trips were in 1996, 1997 somewhere during that time frame. The trips were on back to back years. Pang paid Angie Ramos in cash and through her travel agency made arrangement for them. Pang could not remember what travel agency was used. Pang however, recalled that the hotel they stayed in was the California Hotel on both occasions. Pang advised that on the first trip Nicolene Gega-Chang, Angie, Rexford Davis, Kaiulani Lambert, and Angie's sister Faith Heremojila who at the time was also working with them at the BOC but now works for Old Republic went. Pang added on the second trip the same people went except for Faith, and Kaiulani, but another friend by the name of Janice Loo who was an emergency hire went with them. Janice is now married and her name is Janice Sligh. Janice's permanent job is at the Moana Sheraton Hotel. Pang also added that there was also Jack Wong and his friend Kevin whose last name she did not know. Pang added Wong and Kevin do not live in Hawaii anymore, but in State of Washington. Wong and Kevin were not BOC employees. Wong used to work with Angie at First American, but when they took the trip Wong was no longer employed at First American anymore.

Pang advised aside from what was spoken about previously she was not aware of anyone at the BOC who had received anything of value.

Pang advised whenever Title Guaranty needed something done at the BOC they have Sandra Furukawa who would call Nicolene Gega-Chang for all her fixings, and favors for. Island Title would call Carl Watanabe or Sandra Furukawa would call Watanabe also. The rest of the title companies try to play by the rules that the BOC have set out for

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them by the title company agreements. Title Guaranty is the one that asks for a lot of things outside the realm of the agreement and tries to make some of the employees jump through hoops for their documents. When they can't get their way which is the same for Island Title they call Carl for special favors to put their documents on record when they are not supposed to be taking their documents after work hours. Pang advised she was present when after hours Carl came with documents and told her to put them on record.

Pang advised all title companies who access to their system pay a "LCAT fee" but the billing is "somewhat ridiculous" in that companies only pay like a \$125 each month. When companies log on, the computer keeps a count of how minutes they are actually using. Pang added that Carl Watanabe fixed Title Guaranty's account a couple of times because she had a cashier under her supervision which did the billing. This cashier has been relinquished from her and now serves in a separate section.

Pang is aware of Title Guaranty having access to their records where Title Guaranty has their own computer that is hooked up in their office. When they scan their images immediately the images shoots through Title Guaranty's system and hits both of their system and Title Guaranty's system simultaneously at the same time. The machine owned by Title Guaranty was installed when Watanabe worked with Larry D'Lianco of the DLNR computer staff to set up their new system which is the BCIS system that Watanabe worked with Title Guaranty and Larry to install those devices. Pang added at that time she was not aware what Watanabe was doing because she assumed Watanabe was setting up their system and not one for Title Guaranty.

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Pang advised she recently received information from Scot Chang who informed them that individuals from outside their office could access their main frame. Pang advised this "floored" her when informed as such. This knowledge came about because Chang at one time was an employee of Title Guaranty and who later moved to Island Title. Chang found out that this could be done and that others from any outside computer could go in with an employee's password and change information on the mainframe if they wanted to. Since that time their system to have access to information has been changed. A meeting was held and she was given a copy of what it was going to look like if somebody from the outside went into or accessed their computer. Pang was also given a generic password and instructed to change her own password. Pang advised in the past she was able to go to any computer in their office and log on but currently they are not able to.

Pang advised the only person she knows who has travel out of town on business was Carl Watanabe and that was to several conventions on the mainland. She was not aware of any upgrades or gratis trips or other perks.

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