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20 Attorneys for Receiver
 21 KRISTA FREITAG

22 UNITED STATES DISTRICT COURT
 23 SOUTHERN DISTRICT OF CALIFORNIA

24 SECURITIES AND EXCHANGE
 25 COMMISSION,
 26
 27 Plaintiff,
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 29 v.
 30 GINA CHAMPION-CAIN and ANI
 31 DEVELOPMENT, LLC,
 32
 33 Defendants,
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 35 AMERICAN NATIONAL
 36 INVESTMENTS, INC.,
 37
 38 Relief Defendant.

Case No. 3:19-cv-01628-LAB-AHG

**RECEIVER'S ACCOUNTING OF
 COSTS OF SALE OF REAL
 PROPERTY LOCATED AT 724
 ZANZIBAR COURT**

Chambers: 3B
 Mag. Judge: Hon. Allison H. Goddard

1 Krista Freitag ("Receiver"), the Court-appointed permanent receiver for
 2 Defendant ANI Development, LLC, Relief Defendant American National
 3 Investments, Inc., and their subsidiaries and affiliates ("Receivership Entities"),
 4 hereby submits this accounting of costs of sale of real property located at 724
 5 Zanzibar Court.

6 As part of its order approving the sale of 724 Zanzibar Court, the Court
 7 instructed the Receiver to provide a full accounting of the costs of sale. Dkt. 319.
 8 The Receiver paid a total of \$7,873.50 for title, recording, transfer, and other fees
 9 associated with this sale. The summary breakdown of the purchase price proceeds is
 10 as follows:

Sale Price	\$1,875,000.00
Axos Bank Payment	(\$1,524,704.14)
Property Taxes	\$2,391.79
Sales Commission	(\$58,875.00)
Vacation Rental Security Deposits for Post-Closing rentals (transferred to Buyer) ¹	(\$27,163.01)
Closing Costs	(\$7,873.50)
Net Sales Proceeds	\$258,776.14

20 Dated: June 22, 2020

ALLEN MATKINS LECK GAMBLE
 MALLORY & NATSIS LLP

By: s/Edward G. Fates

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27 ¹ The Receiver received deposits from certain renters of the 724 Zanzibar Court
 28 property in advance of their reservations, which are set for dates after the sale
 closing. Therefore, the Receiver transferred these deposits to Buyer via a
 transfer from escrow.