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11 Attorneys for Receiver
12 KRISTA FREITAG

13 UNITED STATES DISTRICT COURT
14 SOUTHERN DISTRICT OF CALIFORNIA

15
16 SECURITIES AND EXCHANGE
COMMISSION,

17 Plaintiff,

18 v.

19 GINA CHAMPION-CAIN and ANI
20 DEVELOPMENT, LLC,

21 Defendants,

22 AMERICAN NATIONAL
23 INVESTMENTS, INC.,

24 Relief Defendant.
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27
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Case No. 3:19-cv-01628-LAB-AHG

**RECEIVER'S ACCOUNTING OF
COSTS OF SALE OF CROWN
POINT PROPERTY**

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 Crown Point property.

5 As part of its order approving the sale of the Crown Point property, the Court
 6 instructed the Receiver to provide a full accounting of the costs of sale. Dkt. 372.
 7 The Receiver paid a total of \$4,423.27 for title, recording, transfer, and other fees
 8 associated with this sale. The summary breakdown of the purchase price proceeds is
 9 as follows:

Sale Price	\$695,000.00
Lender Payment	(\$272,200.90)
Property Taxes	(\$382.92)
Sales Commission	(\$17,375.00)
Closing Costs	(\$4,423.27)
Net Sale Proceeds	\$400,617.91

18 Dated: August 4, 2020

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By: s/Edward G. Fates

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