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22 UNITED STATES DISTRICT COURT
 23 SOUTHERN DISTRICT OF CALIFORNIA

24 SECURITIES AND EXCHANGE
 25 COMMISSION,

26 Plaintiff,

27 v.

28 GINA CHAMPION-CAIN and ANI
 DEVELOPMENT, LLC,

Defendants,

AMERICAN NATIONAL
 INVESTMENTS, INC.,

Relief Defendant.

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

**RECEIVER'S ACCOUNTING OF
 COSTS OF SALE OF 3792 MISSION
 BLVD. PROPERTY**

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 the 3792 Mission Blvd. Property.

5 As part of its Order Granting Receiver's Motion for Approval of Sale of
6 Commercial Property located at 3792 Mission Blvd., Suite A, San Diego, the Court
7 instructed the Receiver to provide a full accounting of sale costs, property tax credits
8 received and/or property taxes paid, the precise amount paid to Seattle Funding
9 Group, and the amount ultimately returned to the receivership estate from the sale
10 proceeds. Dkt. 557. The summary breakdown of the purchase price proceeds is as
11 follows:

12	Sale Price	\$399,000.00
13	SFG (lender) Payment	(\$15,575.08)
14	Sales Commission	(\$15,960.00)
15	Property Taxes	(\$39.23)
16	Closing Costs and Other Expenses	(\$3,231.96)
17	Net Sale Proceeds	\$364,013.73

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19 Dated: March 9, 2021

ALLEN MATKINS LECK GAMBLE
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21 By: s/Edward G. Fates

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