

DISTRICT COURT, DENVER COUNTY, STATE OF COLORADO Denver District Court 1437 Bannock St. Denver, CO 80202	DATE FILED: October 31, 2018 CASE NUMBER: 2018CV33011
<b>Plaintiff: Gerald Rome, Securities Commissioner for the State of Colorado</b>  v.  <b>Defendant: Gary Dragul, GDA Real Estate Services, LLC, and GDA Real Estate Management, LLC</b>	<b>▲ COURT USE ONLY ▲</b>
	Case Number: 2018CV33011 Division/Courtroom: 424
<b>ORDER GRANTING RECEIVER'S MOTION FOR ORDER AUTHORIZING SALE OF REAL PROPERTY (11188 Campsie Fells, Ct., Las Vegas, NV 89141)</b>	

THIS MATTER is before the Court on the Motion for Order Authorizing Sale of Real Property (11188 Campsie Fells, Ct., Las Vegas, NV 89141) (the "Motion") filed by Harvey Sender, the duly appointed Receiver in this case (the "Receiver"). The Court has reviewed the Motion and the file and is otherwise advised.

THE COURT HEREBY FINDS THAT: The property located at 11188 Campsie Fells, Ct., Las Vegas, NV 89141 (the "Property"), is currently titled in the name of 11188 Campsie Fells L&V 17, LLC ("Campsie"). The Court understands Campsie is 100% owned by X12 Housing, LLC (f/k/a GDA Housing, LLC) which is in turn 100% owned by Gary J. Dragul ("Dragul"). Campsie is managed by X12 Housing Management, Inc. (f/k/a GDA Housing Management, Inc.) which is owned 100% by Dragul. On August 30, 2018, the Court entered a Stipulated Order Appointing Receiver (the "Receivership Order") appointing Harvey Sender of Sender & Smiley, LLC as receiver for Dragul, GDA Real Estate Services, LLC, GDA Real Estate Management, LLC, and related entities, their respective properties and assets, and interests and management rights in related affiliated and subsidiary businesses (the "Receivership Estate" or the "Estate"). Receivership Order at 2, ¶ 5. The Property is property of the Receivership Estate which the Receiver is authorized to sell under the Receivership Order.

Campsie is subject to the jurisdiction of this Court and is now controlled exclusively by the Receiver pursuant this Court's Receivership Order. Under the Receivership Order, the Receiver has been granted the *exclusive* authority to conduct Campsie's business and to liquidate its assets, which includes the sole and exclusive authority to act on its behalf. Because the Property is an asset of the Receivership Estate, the Receiver has the exclusive authority to act and control the Property. Accordingly, the

COURT HEREBY ORDERS that the Motion is GRANTED. Harvey Sender, as Receiver for 11188 Campsie Fells L&V 17, LLC, a Colorado limited liability company, pursuant to the Stipulated Order Appointing Receiver filed August 30, 2018, in District Court, Denver County, Colorado, Case No. 2018CV33011, is hereby authorized to sell the Property to Violet M. Mitchell and Renita Stafford for the purchase price of \$619,000, as set forth in and upon the terms and conditions described in the Motion and set forth in its Exhibit, and to take any and all further actions necessary to consummate the sale. With respect to the Property, this Order supersedes any restriction, limitation, or injunction imposed by this Court's August 15, 2018, Temporary Restraining Order, Order Freezing Assets, Order of Non-Destruction of Records.

Dated: October 31, 2018

BY THE COURT:



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Martin F. Egelhoff  
District Court Judge