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11 *Counsel for Allen D. Applbaum as Receiver*

12
13 **IN THE UNITED STATES DISTRICT COURT**
14 **FOR THE DISTRICT OF ARIZONA**
15

16 United States Securities and Exchange
17 Commission,

18 Plaintiff,

19 v.

20 Jonathan Larmore, et al.,

21 Defendants, and

22 Michelle Larmore; Marcia Larmore;
23 CSL Investments, LLC;
24 MML Investments, LLC;
25 Spike Holdings, LLC;
26 and JMMAL Investments, LLC,

27 Relief Defendants.
28

Case No. CV-23-02470-PHX-DLR

**NOTICE OF AUCTION
RESULTS FOR 900 WEST
MARION PROPERTY**

¹ Admitted *pro hac vice*.

² Admitted *pro hac vice*.

³ Admitted *pro hac vice*.

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2
3 Allen D. Applbaum, as receiver for ArciTerra Companies, LLC, and related entities,
4 by and through his counsel, Archer & Greiner, P.C., hereby files this *Notice of Auction*
5 *Results for 900 West Marion Property* (this “Notice”), as follows:

6
7 1. On December 4, 2024, the Receiver filed the *Receiver's Motion for Orders*
8 *Approving (I)(A) the Engagement and Compensation of Marcus & Millichap Real Estate*
9 *Investment Services as Broker for the Sale of the Real Property Located at 900 West*
10 *Marion Avenue, Punta Gorda, Florida, and (B) the Bidding and Auction Procedures for*
11 *the Sale of the Property; (II) the Sale of the Property After Auction, Free and Clear of All*
12 *Liens, Claims, Encumbrances and Interests* [ECF No. 286] (the “Motion”).

14 2. On January 3, 2025, the Court entered the *Order (I) Approving (A) the*
15 *Engagement and Compensation of Marcus & Millichap Real Estate Investment Services*
16 *as Broker for Real Property Located at 900 West Marion Avenue, Punta Gorda, Florida,*
17 *and (B) the Bidding and Auction Procedures for the Sale of the* [ECF No. 294] (the
18 “Procedures Order”).

20 3. On January 3, 2025, the Receiver commenced publication of the *Notice of*
21 *Public Sale of the 900 West Marion Property* in The Daily Sun.

23 4. On January 14, 2025, the Receiver filed the *Certificate of Service re: ECF*
24 *No. 294* [ECF No. 297] further reflecting notice of the Procedures Order.

1 5. On February 3, 2025, the Receiver conducted an Auction⁴ pursuant to the
2 Procedures Order.

3 6. The only Qualified Bidder at the Auction was Harborview Property
4 Holdings, LLC, the Stalking Horse Buyer.

5 7. The Receiver declared the Stalking Horse Buyer's offer of \$3,050,000 as the
6 Successful Bid.
7

8 8. The sale of the 900 West Marion Property will be considered by the Court
9 on a final basis at the Sale Hearing scheduled for February 4, 2025 at 2:00 P.M. (Phoenix
10 Time).
11

12 9. Any objection to the Sale must be filed in writing with the Court on or before
13 February 4, 2025 at 10:00 A.M. (Phoenix Time).
14

15 Dated: February 3, 2025

ARCHER & GREINER, P.C.

16
17 By:  _____

18 Allen G. Kadish¹

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26
27 _____
28 ⁴ Capitalized, undefined terms shall have the meanings ascribed to them in the Motion.