

UNITED STATES DISTRICT COURT  
MIDDLE DISTRICT OF FLORIDA  
TAMPA DIVISION

SECURITIES AND EXCHANGE  
COMMISSION,

Plaintiff,

v.

ARTHUR NADEL,  
SCOOP CAPITAL, LLC,  
SCOOP MANAGEMENT, INC.,

Defendants,

SCOOP REAL ESTATE, L.P.,  
VALHALLA INVESTMENT PARTNERS, L.P.,  
VALHALLA MANAGEMENT, INC.,  
VICTORY FUND, LTD,  
VIKING IRA FUND, LLC,  
VIKING FUND, LLC, AND  
VIKING MANAGEMENT, LLC.

CASE NO.: 8:09-cv-0087-T-26TBM

Relief Defendants.

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ORDER

WHEREAS, pending before this Court is the Receiver's Unopposed Verified Motion to Convey Certain Business Assets and Real Property Located at 599 Lime Avenue, Sarasota, Florida 34237 (the "Motion") (Dkt. 31); and

WHEREAS, the Motion requests that the Court convey title to Receivership property titled to Lime Avenue Enterprises, LLC, at 599 Lime Avenue, Sarasota, Florida 34237, Lots 1 and 2 and the North 20 feet of Lots 3 and 4, Block F, EAST ADDITION TO THE CITY OF SARASOTA, as per plat thereof recorded in Plat Book 1, Pages 120 and 121, of the Public Records of Sarasota County, Florida ("Real Property"), from Burton W. Wiand, as Receiver for Lime Avenue Enterprises, LLC, to Ron C. Carter, a single man and James F. Neal, a single man; and

**EXHIBIT 1**

WHEREAS, title to the Real Property is vested in Lime Avenue Enterprises, LLC, a Florida limited liability company in receivership and currently under the administration of Court-appointed Receiver, Burton W. Wiand, by virtue of that General Warranty Deed from Ron C. Carter, a single man, and James F. Neal, a single man, to Lime Avenue Enterprises, LLC, dated August 3, 2006, and recorded in Official Records Instrument #2006144004, in the Public Records of Sarasota County, Florida; and

WHEREAS, the Motion requests that the Court convey all remaining equipment and furniture ("Business Assets") of A Victorian Garden Florist, LLC to Ron C. Carter and James F. Neal; and

WHEREAS, the Court, having considered all matters submitted with respect to the Motion, and having reached the conclusion that the Motion is well-founded and that the relief requested is both in the interest of the Receivership and within the Court's powers to supervise equity receiverships, hereby Orders that the Motion of the Receiver is Granted and the conveyance of Real Property and business assets is approved.

NOW, THEREFORE it is ORDERED and ADJUDGED that:

1. Lots 1 and 2 and the North 20 feet of Lots 3 and 4, Block F, EAST ADDITION TO THE CITY OF SARASOTA, as per plat thereof recorded in Plat Book 1, Pages 120 and 121, of the Public Records of Sarasota County, Florida is hereby conveyed from Burton W. Wiand, as Receiver for Lime Avenue Enterprises, LLC, to Ron C. Carter, a single man, and James F. Neal, a single man, free and clear of all non-governmental claims, liens, and encumbrances; and

2. This Order shall vest title to the same extent as if a properly executed deed of conveyance were issued by the Receiver or Lime Avenue Enterprises, LLC, as grantor, to Ron C. Carter, a single man, and James F. Neal, a single man, as grantee; and

3. The Receiver, to the extent necessary, is authorized to transfer title to the Real Property via Receiver's Deed according to the terms and in the manner set forth in the Motion; and

4. All remaining business assets of A Victorian Garden Florist, LLC, currently remaining on the premises of the flower shop located at 599 Lime Avenue, Sarasota, Florida 34237, are hereby conveyed to Ron C. Carter and James F. Neal according to the terms and in the manner set forth in the Motion.

DONE and ORDERED in chambers in Tampa, Florida this 26 day of May,  
2011.



UNITED STATES DISTRICT COURT JUDGE