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 7  
 8 IN THE UNITED STATES DISTRICT COURT  
 9 EASTERN DISTRICT OF CALIFORNIA

10  
 11 UNITED STATES OF AMERICA,  
 12 Plaintiff,  
 13 v.  
 14 REAL PROPERTY LOCATED AT 6920  
 KILCONNELL DRIVE, ELK GROVE,  
 15 CALIFORNIA, SACRAMENTO COUNTY,  
 APN: 116-1410-006-0000, INCLUDING ALL  
 16 APPURTENANCES AND IMPROVEMENTS  
 THERETO, ET AL.,  
 17 Defendants.

2:18-CV-00750-KJM-CKD  
 PARTIAL FINAL JUDGMENT OF  
 FORFEITURE RE REAL PROPERTY  
 LOCATED AT 9913 JASPER COURT,  
 SACRAMENTO, CA

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 19 Pursuant to the Stipulation for Final Judgment of Forfeiture, the Court finds:

20 1. This is a civil forfeiture action against seven real properties, one of which is the real  
 21 property located at 9913 Jasper Court, Sacramento, California, Sacramento County, APN: 122-0690-  
 22 082-0000 (“defendant property”).

23 2. A Verified Complaint for Forfeiture *In Rem* (“Complaint”) was filed on April 3, 2018,  
 24 alleging that said defendant property is subject to forfeiture to the United States pursuant to 18 U.S.C. §§  
 25 981(a)(1)(A), 981(a)(1)(C), and 21 U.S.C. §§ 881(a)(6) and 881(a)(7).

26 3. On May 3, 2018, the defendant property was posted with a copy of the Complaint and  
 27 Notice of Complaint.

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1           4.       Beginning on May 18, 2018, for at least 30 consecutive days, the United States published  
2 Notice of the Forfeiture Action on the official internet government forfeiture site [www.forfeiture.gov](http://www.forfeiture.gov). A  
3 Declaration of Publication was filed on July 26, 2018.

4           5.       In addition to the public notice on the official internet government forfeiture site  
5 [www.forfeiture.gov](http://www.forfeiture.gov), actual notice or attempted notice was given to the following individuals or entities  
6 related to this defendant property:

- 7                   a.       Cai Dong Li, and  
8                   b.       RTC Investors V Funding, LLC

9           6.       Claimants Hannah Prasad, Annabelle Prasad, and Elizabeth Prasad filed a Claim on May  
10 29, 2018, claiming a lien holder interest in the defendant property, and an Answer to the Complaint on  
11 June 6, 2018<sup>1</sup>. Claimant Cai Dong Li filed a Verified Claim and an Answer to the Complaint on June  
12 26, 2018. No other parties have filed claims or answers regarding this defendant property, and the time  
13 in which any person or entity may file a claim and answer has expired.

14           7.       On July 18, 2018, escrow closed for the defendant property at 9913 Jasper Court,  
15 Sacramento, California, Sacramento County, APN: 122-0690-082-0000, and the United States received  
16 wire transfers totaling \$144,743.48, which will be substituted in lieu of the real property. Hannah  
17 Prasad, Annabelle Prasad, and Elizabeth Prasad were paid in full through escrow. Hannah Prasad,  
18 Annabelle Prasad, and Elizabeth Prasad withdrew their Claim on August 20, 2019.

19           Based on the above findings, and the files and records of the Court, it is hereby ORDERED  
20 AND ADJUDGED:

21           1.       Judgment is hereby entered against claimants Cai Dong Li, Hannah Prasad, Annabelle  
22 Prasad, and Elizabeth Prasad, and all other potential claimants who have not filed claims in this action.

23           2.       Upon entry of this Final Judgment of Forfeiture, \$81,743.48 of the Approximately  
24 \$144,743.48 in net proceeds from the sale of defendant real property located at 9913 Jasper Court,  
25 Sacramento, California, Sacramento County, APN: 122-0690-082-0000, together with any interest that  
26 may have accrued on the total amount of net proceeds, shall be forfeited to the United States pursuant to  
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28 <sup>1</sup> RTC Investors V Funding, LLC sold and assigned its interest in the Note and Deed of Trust to the Prasad's on January 27, 2017, pursuant to the Assignment of Deed of Trust recorded February 15, 2017.

1 18 U.S.C. §§ 981(a)(1)(A), 981(a)(1)(C), and 21 U.S.C. §§ 881(a)(6) and 881(a)(7), to be disposed of  
2 according to law.

3 3. Upon entry of this Final Judgment of Forfeiture, but no later than 60 days thereafter,  
4 \$63,000.00 of the Approximately \$144,743.48 in net proceeds from the sale of defendant real property  
5 located at 9913 Jasper Court, Sacramento, California, Sacramento County, APN: 122-0690-082-0000,  
6 shall be returned to claimant Cai Dong Li through attorney Ernest Chen.

7 4. The United States and its servants, agents, and employees are released from any and all  
8 liability arising out of or in any way connected with the filing of the Complaint and the posting of the  
9 defendant property with the Complaint and Notice of Complaint. This is a full and final release  
10 applying to all unknown and unanticipated injuries, and/or damages arising out of or in any way  
11 connected with the filing of the Complaint and the posting of the defendant property with the Complaint  
12 and Notice of Complaint, as well as those now known or disclosed. Claimant waived the provisions of  
13 California Civil Code § 1542.

14 5. Claimant waived any and all claim or right to interest that may have accrued on the  
15 money being forfeited in lieu of the defendant real property.

16 6. All parties are to bear their own costs and attorneys' fees.

17 7. The U.S. District Court for the Eastern District of California, Hon. Kimberly J. Mueller,  
18 District Judge, shall retain jurisdiction to enforce the terms of this Final Judgment of Forfeiture.

19 8. Based upon the allegations set forth in the Complaint filed April 3, 2018, and the  
20 Stipulation for Final Judgment of Forfeiture filed herein, the Court enters this Certificate of Reasonable  
21 Cause pursuant to 28 U.S.C. § 2465, that there was reasonable cause for the filing of the Complaint and  
22 the posting of the defendant property with the Complaint and Notice of Complaint, and for the  
23 commencement and prosecution of this forfeiture action.

24 SO ORDERED THIS 15<sup>th</sup> day of September, 2022.

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28 CHIEF UNITED STATES DISTRICT JUDGE