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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,

2:18-CV-00799-KJM-CKD

13 v.

STIPULATION FOR PARTIAL LIFT
 OF STAY AND ORDER

14 REAL PROPERTY LOCATED AT 2033
 BASTONA DRIVE, ELK GROVE,
 15 CALIFORNIA, SACRAMENTO
 COUNTY, APN: 119-1860-037-0000,
 16 INCLUDING ALL APPURTENANCES
 AND IMPROVEMENTS THERETO, ET
 17 AL.,

18 Defendants.

19
 20 The United States and claimant Fu Long Liu, through their respective counsel, hereby stipulate
 21 and request the Court to lift the stay for the limited purpose of filing settlement documents for real
 22 property located at 5313 Kungsting Way, Elk Grove, California, Sacramento County, APN: 132-1620-
 23 047-0000 (“defendant Kungsting Way”). The parties anticipate that, if granted, the settlement documents
 24 would close the case against defendant Kungsting Way. Thus, the stay would no longer be necessary for
 25 this property.¹

26 Corey Fenig and Faye Fenig, Trustees, filed a claim asserting a lien holder interest in defendant
 27 Kungsting Way. Claimant Fu Long Liu filed a Claim and Answer to the Complaint regarding defendant

28 ¹ The case would remain stayed as to the other three *In Rem* Defendants. This request is limited to defendant Kungsting Way.

1 Kungsting Way. No other party has filed a claim asserting an interest in defendant Kungsting Way.

2 On June 13, 2018, escrow closed for defendant Kungsting Way. Corey Fenig and Faye Fenig
3 were paid in full through escrow. Corey Fenig and Faye Fenig withdrew their claim on September 9,
4 2019.

5 The United States and claimant Fu Long Liu have reached a settlement regarding the net proceeds
6 from the sale of the Kungsting Way property.

8 Dated: 8/16/2022

PHILLIP A. TALBERT
United States Attorney

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10 By: /s/ Kevin C. Khasigian
KEVIN C. KHASIGIAN
Assistant U.S. Attorney

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12 Dated: 9/15/2022

/s/ Ernest Chen
ERNEST CHEN
Attorney for claimant Fu Long Liu

14 (Signature retained by attorney)

15
16
17 **ORDER**

18 For the reasons set forth above, the stay is lifted regarding the real property located at
19 5313 Kungsting Way, Elk Grove, California, Sacramento County, APN: 132-1620-047-0000.

20 IT IS SO ORDERED

21 DATED: October 4, 2022.

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23 
24 _____
CHIEF UNITED STATES DISTRICT JUDGE