

UNITED STATES DISTRICT COURT  
MIDDLE DISTRICT OF FLORIDA  
TAMPA DIVISION

SECURITIES AND EXCHANGE  
COMMISSION,

Plaintiff,

v.

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

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

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.

Relief Defendants. /

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**ORDER**

Before the Court is the Receiver's Unopposed Verified Motion for Approval of Sale of Real Property Located in Lorain County, Ohio (the "Motion") (Dkt. \_\_\_\_). Upon due consideration of the Receiver's powers as set forth in the Order Appointing Receiver (Dkt. 8), the Orders Reappointing Receiver (Dkts. 140, 316 and 493), and applicable law, it is **ORDERED AND ADJUDGED** that the Motion is **GRANTED**.

The sale of the real property located in Lorain County, Ohio pursuant to the Purchase and Sale Agreement attached as Exhibit 3 to the Motion is hereby approved. All claims relating to the property located in Lorain County, Ohio are hereby extinguished. The Receiver is hereby directed to transfer free and clear of all claims, liens, and encumbrances to David W. Clark by way of Receiver's Deed, pursuant to the Purchase and Sale Agreement, title to the real property located in Lorain County, Ohio, which bears the following legal description:

Situated in the City of Oberlin, County of Lorain and State of Ohio and known as being Unit No. 6 Building K together with an undivided interest in and to all the common areas and facilities appurtenant to said Unit in the Oberlin Reserve Condominium as established by the Original Declaration of Condominium Ownership and by the By-Laws for said Condominium recorded in Document No. 20010-731546A of Lorain County Records, as shown by the Drawings recorded in Volume 67, Pages 60 through 81 of Lorain County Map Records, be the same more or less.

**DONE and ORDERED** in chambers in Tampa, Florida this \_\_\_\_ day of \_\_\_\_\_, 2011.

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**RICHARD A. LAZZARA**  
**UNITED STATES DISTRICT JUDGE**

**COPIES FURNISHED TO:**  
Counsel of Record