

UNITED STATES DISTRICT COURT
DISTRICT OF MARYLAND
SOUTHERN DIVISION

In re SANCTUARY BELIZE LITIGATION

No: 18-cv-3309-PJM

TEMPORARY RECEIVER'S SECOND COURT REPORT DATED JULY 2, 2019

TO: THE HONORABLE PETER J. MESSITTE, UNITED STATES DISTRICT JUDGE:

COMES NOW Robb Evans & Associates LLC, Temporary Receiver, and submits its
Second Court Report dated July 2, 2019, attached hereto as Exhibit A.

Dated: July 3, 2019

By: /s/ Gary Owen Caris

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EXHIBIT A

**Robb Evans & Associates LLC
Temporary Receiver of
Ecological Fox, LLC. et al.**

**RECEIVER’S SECOND COURT REPORT
DATED JULY 2, 2019**

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Robb Evans & Associates LLC
Temporary Receiver of
Ecological Fox, LLC. et al.

RECEIVER'S SECOND COURT REPORT
DATED JULY 2, 2019

Overview

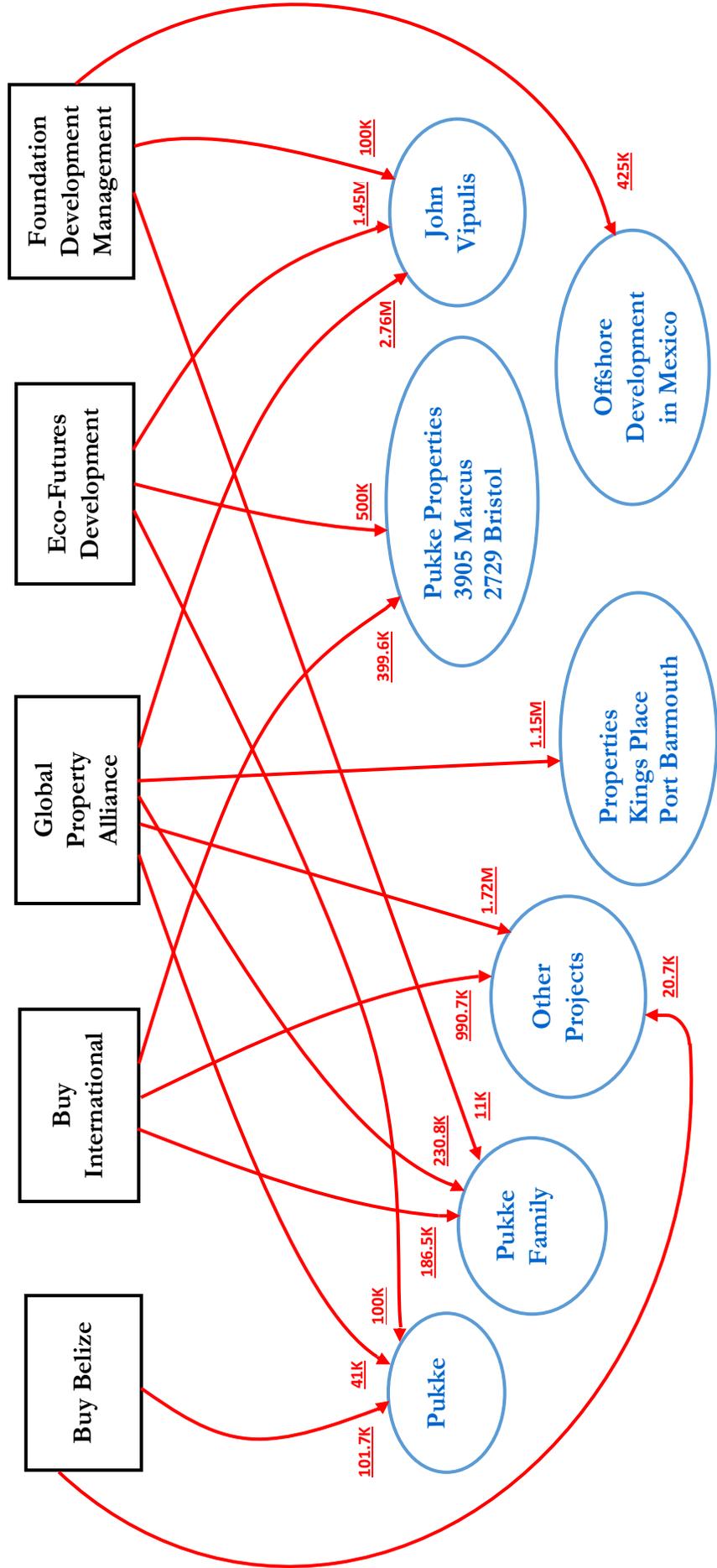
The Temporary Receiver (Receiver) has continued its ongoing investigation and has issued a number of subpoenas to financial institutions and others. The Receiver has obtained, reviewed and analyzed various documents and records, as well as reconstructed financial transactions from the documents and records obtained.

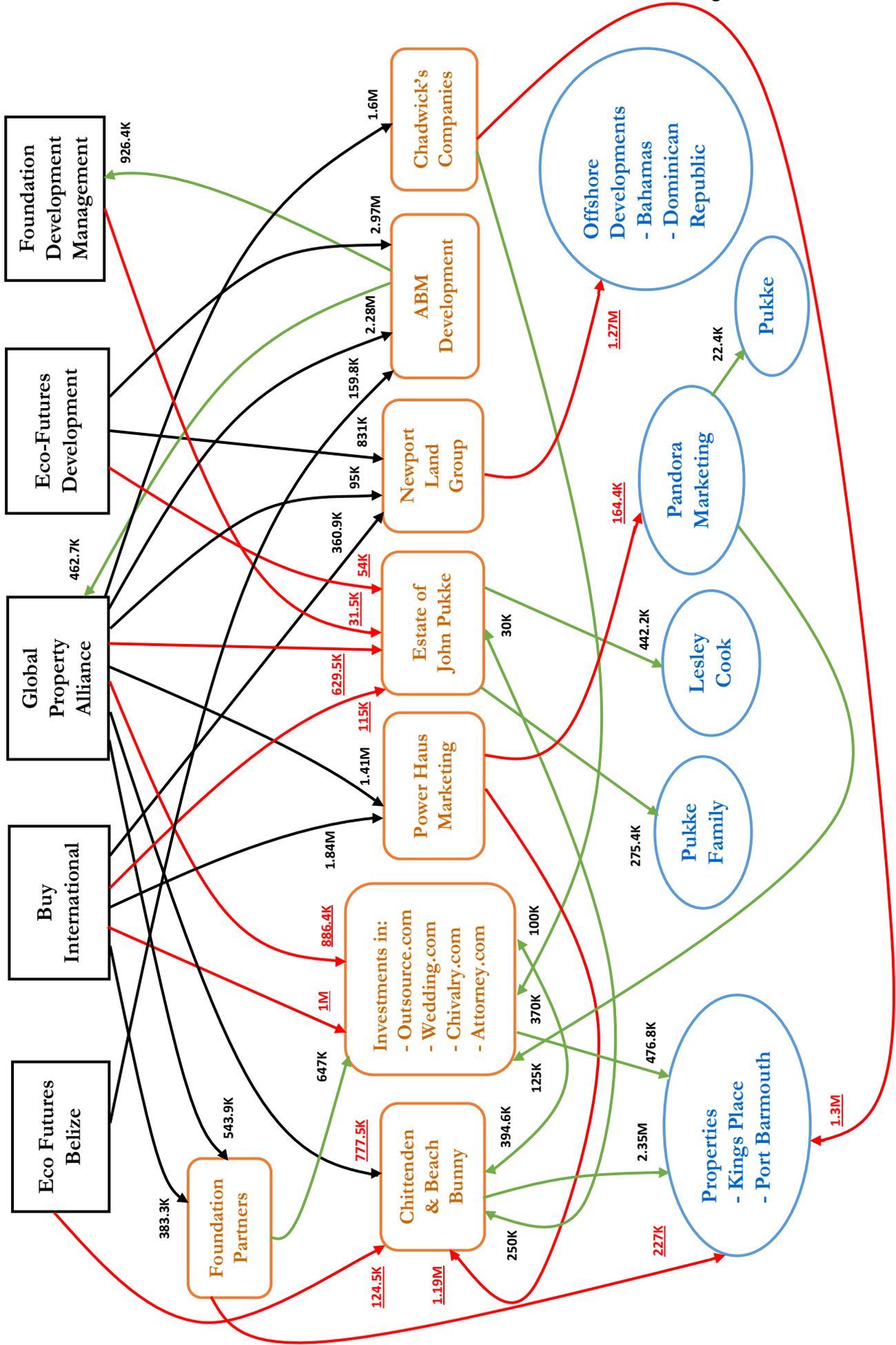
This report will document Andris Pukke's (Pukke) additional diversion of consumer payments for lots at the Reserve in Sanctuary Bay in Belize. In its first report (Doc. #219), the Receiver documented that \$15.945 million had been diverted. This report will document that an additional \$2.102 million was diverted, as summarized below. The total amount of diverted consumer lot payments documented to date is \$18.05 million.

Description	Paid by	Amount
Additional payments to Pukke	Buy Belize	\$ 85,765.83
Funds diverted through Power Haus Marketing's account for the benefit of Pandora Marketing	Buy International and Global Property Alliance	164,353.15
Payments to Chittenden or for her benefit	Various Receivership Entities	992,512.10
Additional funds diverted through Foundation Development Management	Foundation Development Management	436,000.00
Additional funds diverted to other projects	Buy International and Buy Belize	423,395.09
Total		<u>\$ 2,102,026.17</u>

The graphs on the following two pages depict the movement of funds for the \$18 million in consumer lot payments diverted by Pukke.

Pukke's \$18 Million Diversion of Consumer Lot Payments





There can be no commercially reasonable explanation for the number of entities and individuals through which funds were routed and re-routed. The only plausible explanation is that these funds were diverted by Pukke and transferred in a manner designed to disguise the diversion of assets.

This report also will provide additional forensic details on Pukke's diversions detailed in the first report, specifically the ultimate destination of funds Pukke sent to the Estate of John Pukke.

In addition, this report will update total lot sales at the Reserve.

Finally, this report will provide updated details about the expenditures required to fund basic operations at the Reserve.

Additional Payments to Pukke

As previously reported, Pukke received \$15,924.90 from Buy Belize LLC (Buy Belize), recorded as payroll on its books. Subsequent to the first report, the Receiver obtained the banking records from April 2014 to November 2018 for Pukke's account at Wells Fargo, which was opened on April 21, 2014. The Receiver reviewed, analyzed and reconstructed the transactions based on these records, and a summary of cash receipts and disbursements for this account is under Exhibit 1.

According to the banking records, Pukke received at least \$101,690.73 between April 2014 and November 2017 from Buy Belize as payroll, which is \$85,765.83 more than the recorded amount on Buy Belize's books.

In addition, Pukke also received direct deposits totaling \$22,400.66¹ from Pandora Marketing LLC (Pandora Marketing) from December 2017 to November 2018. The Receiver also found additional funds diverted by Pukke to Pandora Marketing as discussed below.

¹ The Receiver has not yet determined if this amount was derived from diverted consumer lot payments or from some other source.

Funds Diverted through Power Haus Marketing Inc. to Pandora Marketing

As discussed in the first report, Power Haus Marketing Inc. (Power Haus Marketing) was an entity nominally owned by Angela Chittenden (Chittenden), which received more than \$3.2 million from other Receivership Entities between June 2013 and October 2018.

During the same period, Power Haus Marketing paid approximately \$1.2 million to Chittenden and for her benefit, including \$1,007,830.25 to her personal accounts, \$151,514 to Alliance Trust Company, \$24,537.36 for her credit card payments, and miscellaneous personal expenditures, which are reconciled to Chittenden's financial statement submitted to the Receiver. More information about Chittenden's financial statement and payments she received from the Receivership Entities will be discussed below.

In addition to the payments to Chittenden and for her benefit, the Receiver also found approximately \$1.8 million was paid by Power Haus Marketing to Havas Edge LLC (Havas Edge), a marketing company that specializes in direct response advertising. The Receiver issued a subpoena to Havas Edge and obtained documents regarding transactions involving Power Haus Marketing.

Based on the Receiver's review and analysis of these documents, Power Haus Marketing opened an account and entered into a "Media Purchasing Agreement" with Havas Edge in December 2015, in which Havas Edge was the agent for Power Haus Marketing's media purchasing, including long and short form television commercial time (Exhibit 2). In March 2016, an amendment was signed to include radio advertising as a part of media purchasing (Exhibit 3).

During 2016, several additional amendments to the agreement were executed, which stated as follows:

- Global Property Alliance and Pandora Marketing (d.b.a. Timeshare Compliance) are affiliates of Power Haus Marketing, derive substantial benefit from the services provided by Havas Edge, and will pay for some or all of the services and expenses incurred pursuant to the agreement (Exhibit 4).
- Foundation Development Management Inc. (Foundation Development Management) and Buy International Inc. (Buy International) derive substantial benefit from the services provided by Havas Edge and will pay for some or all of the services and expenses incurred pursuant to the agreement (Exhibit 5).

Under Exhibit 6 is a declaration executed by Chittenden. Chittenden's declaration states that her signature and initials were forged on the Media Purchasing Agent Agreement (Exhibit 2) with Havas Edge and that her signature was also forged on the five amendments to the Media Purchasing Agent Agreements (Exhibits 3, 4 and 5).

The Receiver also reviewed, analyzed and reconciled the media performance summary reports and statements with the invoices and payments for radio and long and short form television commercial time obtained in connection with Power Haus Marketing's account. The media performance, services provided, and related payments from December 2015 to August 2018 based on the summary reports and statements are summarized below.

Summary of Services Incurred (Based on Media Performance Summary Reports):

<u>Project</u>	<u>Radio</u>	<u>Short Form</u>	<u>Long Form</u>	<u>Total</u>
Timeshare	\$ 99,652.65	\$ 881,344.00	\$ -	\$ 980,996.65
Buy Belize	-	152,066.70	2,344,616.74	2,496,683.44
Foundation Loans	3,605.60	-	-	3,605.60
Buy Paradise	-	10,178.92	-	10,178.92
Total	<u>\$ 103,258.25</u>	<u>\$ 1,043,589.62</u>	<u>\$ 2,344,616.74</u>	<u>\$ 3,491,464.61</u>

List of Payments by Payor (Based on Wire Confirmations and Checks Paid)

<u>Payor</u>	<u>Amount</u>
Power Haus Marketing	\$ 1,794,865.00
Buy International	588,234.00
Foundation Development Management	122,220.37
Global Property Alliance	169,501.74
Pandora Marketing	<u>816,643.50</u>
Total	<u>\$ 3,491,464.61</u>

As shown, Pandora Marketing incurred \$980,996.65 for its "Timeshare" projects, of which it only paid \$816,643.50. The remaining \$164,353.15 was paid by the Receivership Entities. Based on the Receiver's review of the Receivership Entities' books, it appears that some of these payments were recorded as "Due from Pandora/TS Compliance" on Global Property Alliance's books.

The Receiver is still investigating the financial transactions between the Receivership Entities and Pandora Marketing in order to determine if additional funds were diverted from the Receivership Entities to Pandora Marketing.

Payments to Chittenden or for Her Benefit

As previously reported, Chittenden had significant involvement in Pukke's financial dealings. The Receivership Entities paid approximately \$5.7 million to Chittenden and her company, Beach Bunny Holdings LLC (Beach Bunny Holdings), a Relief Defendant, for the Kings Place property in Newport Beach, California (Kings Place Property) and other investments that were under her name:

Preliminary analysis from the first report	
Chittenden	\$ 252,500.00
Beach Bunny Holdings	115,000.00
Kings Place Property	3,457,830.00
Wedding Solutions Inc.	350,000.00
Chivalry Inc.	205,000.00
Outsource.com	1,249,420.00
Attorney.com	85,000.00
Total	<u>\$ 5,714,750.00</u>

According to Chittenden's financial statement, Chittenden "borrowed" \$5.2 million from the entities that are related to this case, including Global Property Alliance, Eco Futures Belize Limited (Eco Futures Belize), Power Haus Marketing and Wedding Solutions Inc. (aka Online Wedding Solutions), all of which were used for the Kings Place Property and the Port Barmouth property in Newport Beach, California (Port Barmouth Property) as shown below.

Chittenden Summary	
Eco Futures Belize	\$ 124,550.00
Global Property Alliance	552,500.00
Power Haus Marketing	1,160,156.10
Kings Place Property	2,574,992.00
Port Barmouth Property	400,000.00
Online Wedding Solutions	394,644.00
	<u>\$ 5,206,842.10</u>

However, Chittenden's financial statement does not include some of the payments that Remote.com (formerly Outsorce.com), Chivalry Inc., Attorney.com and Beach Bunny Holdings received from the Receivership Entities.

The Receiver also reviewed and analyzed additional banking records from Chittenden's personal accounts and other documents obtained for a number of entities, which have investments in Chittenden's name. The Receiver then reconciled these records to Chittenden's financial statement. The Receiver discovered that Chittenden not only received \$5.2 million as stated on her financial statement but received an additional approximate \$1.5 million from the Receivership Entities, including the payments for other investments recorded in her name, as summarized below.

Paid from	Paid to/for	Amount
Eco Futures Belize Limited	Chittenden	\$ 124,550.00
Global Property Alliance	Chittenden	402,500.00
Power Haus Marketing	Chittenden (further re-routed and paid to RDMS Inc. for Kings Place Property)	1,194,156.10
Global Property Alliance	Mariners Escrow (Kings Place Property)	850,000.00
Global Property Alliance	RDMS Inc. (Kings Place Property)	300,000.00
Exotic Investor LLC	RDMS Inc. (Kings Place Property)	1,300,000.00
Foundation Partners	RDMS Inc. (Kings Place Property)	124,992.00
Foundation Partners	Blue Water Escrow (Port Barmouth Property)	102,000.00
Remote.com	Blue Water Escrow (Port Barmouth Property)	476,795.51
Online Wedding Solutions	Chittenden	394,644.00
Subtotal		<u>\$ 5,269,637.61</u>
Add:		
Global Property Alliance	Beach Bunny	375,000.00
Global Property Alliance/ Buy International	Remote.com (Note)	772,624.49
Buy International	Chivalry Inc.	205,000.00
Attorney.com		85,000.00
		<u><u>\$ 6,707,262.10</u></u>

Note: As previously reported, a total of \$1,249,420 was paid by the Receivership Entities, Global Property Alliance and Buy International, to Remote.com. As discussed above, \$476,795.51 was paid from Remote.com for the Port Barmouth Property, which was part of the funds received from the Receivership Entities and further diverted to the property. Therefore, \$476,795.51 was subtracted from \$1,249,420 to avoid double-counting.

Therefore, an additional \$992,512.10 was diverted by Pukke from consumer lot payments and transferred to Chittenden or for her benefit, summarized and revised below.

	Preliminary	Revised	Variance
Chittenden	\$ 252,500.00	\$ 527,050.00	\$ (274,550.00)
Beach Bunny Holdings	115,000.00	375,000.00	(260,000.00)
Wedding Solutions	350,000.00	394,644.00	(44,644.00)
Kings Place Property (Note 1)	3,457,830.00	3,769,148.10	(311,318.10)
Port Barmouth Property (Note 2)	476,795.51	578,795.51	(102,000.00)
Remote.com (Note 2)	772,624.49	772,624.49	-
Chivalry Inc.	205,000.00	205,000.00	-
Attorney.com	85,000.00	85,000.00	-
Total	<u>\$ 5,714,750.00</u>	<u>\$ 6,707,262.10</u>	<u>\$ (992,512.10)</u>

Note 1: The Kings Place Property was noted as "Newport Property" in the first report. The funds diverted to the Kings Place Property shown in the table above include \$850,000 paid by Global Property Alliance to Mariners Escrow and approximately \$2.92 million paid to RDMS Inc. (RDMS), a general contractor for the Kings Place Property. The payments to RDMS include \$350,000 paid by Global Property Alliance, \$1,300,000 paid by Exotic Investor LLC, \$124,992 paid by Foundation Partners, and \$1,194,156.10 paid by Power Haus Marketing to Chittenden's personal accounts, which was further re-routed and paid to RDMS from Chittenden's accounts.

Note 2: \$476,795.51 was paid from Remote.com to Blue Water Escrow to acquire the Port Barmouth Property in March 2018. This was funded from \$1,249,420 that Remote.com received from the Receivership Entities as previously reported, including \$801,420 paid by Global Property Alliance and \$448,000 paid by Buy International. Therefore, in addition to \$476,795.51 re-routed to Blue Water Escrow, Remote.com received \$772,624.49 from the Receivership Entities.

Reserve Lot Payments Rerouted and Diverted through Foundation Development Management

In its first report, the Receiver reported the financial statements of Foundation Development Management based on its books and accounting records that were available at that time. The statement of operations of Foundation Development Management showed no income was recorded from its inception through November 21, 2017, which appeared unusual and required further investigation.

According to its books, Foundation Development Management had two bank accounts, which are Accounts 7224 and 7868 with Bank of America. Account 7868 does not appear to have significant transactions, and none of the recorded transactions was greater than \$5,000. Account 7224 was opened on July 20, 2016 and had a zero balance at the end of November 2017. The cash receipts and disbursements for Account 7224 from July 2016 to November 2017 is under Exhibit 7.

As shown in Exhibit 7, more than \$2 million was received by Foundation Development Management from July 2016 to November 2017. These receipts were originally recorded as “Cash Clearing Account” and “Due to Bamboo Springs” on the books by the Receivership Entities and concealed on Foundation Development Management’s balance sheet.

Among these cash receipts, \$926,377 was received from ABM Development & Design LLC (ABM Development) from July 2016 to December 2016. Based on additional documents and information discovered by the Receiver, it appears that ABM Development received lot payments for the Receivership Entities and then rerouted the funds from ABM Development back to the Receivership Entities, which is discussed in detail under the “ABM Development” section below.

As detailed in the first report, Foundation Development Management’s books show \$131,500 was paid in connection with Pukke, including \$100,000 to John Vipulis and \$31,500 to the Estate of John Pukke. However, according to the Receiver’s forensic analysis and reconstruction subsequent to the first report, Pukke diverted an additional \$436,000 from Foundation Development Management as listed below.

Payee	Recorded on its Books as	Preliminary	Revised	Variance
John Vipulis	"Due/from Eco Future Development"	\$ 100,000.00	\$ 100,000.00	\$ -
Estate of John Pukke	"Consulting Fees"	31,500.00	31,500.00	-
Children of Pukke	"Uncategorized Expenses" and "Website Development"	-	11,000.00	(11,000.00)
Cortez Properties LLC	"Due/from Playa Cortez"	-	375,000.00	(375,000.00)
C. Raymond	"Due/from Playa Cortez"	-	50,000.00	(50,000.00)
Total		<u>\$ 131,500.00</u>	<u>\$ 567,500.00</u>	<u>\$ (436,000.00)</u>

Reserve Lot Payments Diverted to Other Projects of Pukke

The Receiver’s ongoing investigation discovered that at least another \$423,395.09 was diverted from the Receivership Entities by Pukke to his other projects. These payments were concealed as write-offs to a “Bad Debt Expense” account on the books. More details about these payments are discussed below.

	<u>Entity</u>	<u>Initially Recorded as</u>	<u>Amount</u>
Bad Debt Expense	Buy International	Due from Thrive Equity	\$ 231,004.14
	Buy International	Due from 3905 Marcus	171,724.42
	Buy Belize	Due from Nutriment	20,666.53
Total			<u><u>\$ 423,395.09</u></u>

As stated in the first report, Thrive Equity was a project Pukke started with Ryan Boyajian (Boyajian). According to the Receivership Entities' books, Buy International paid \$364,408.81 to Boyajian and others and recorded as "Due from Thrive Equity" on its books. However, the Receiver's further investigation discovered that additional payments of at least approximately \$231,000 were paid from February 2017 to October 2018 in connection with this project, which total approximately \$595,000 as shown below.

<u>Payee</u>	<u>Period</u>	<u>Amount</u>
Liontime Inc. (Boyajian's company)	March 2017 to October 2018	\$ 437,670.00
Boyajian	March 2018 to August 2018	125,000.00
Corner Escrow	March 2017	25,000.00
Others	March 2017 to January 2018	7,742.95
Total		<u><u>\$ 595,412.95</u></u>

As previously reported, 3905 Marcus is real property purchased by Pukke in the name of 3905 Marcus, LLC (collectively referred as to "3905 Marcus"). The Receivership Entities' books show that Buy International paid \$169,600.95 for 3905 Marcus and recorded as "Due from 3905 Marcus" on its books. However, The Receiver's further investigation discovered that at least approximately \$341,000 was paid from October 2017 to October 2018 in connection with this property as shown below.

<u>Payee</u>	<u>Period</u>	<u>Amount</u>
Orange Coast Title Company	October 2017	\$ 123,041.48
Superior Loan Servicing	December 2017 to October 2018	131,218.37
Orange County Treasurer	April 2018 to September 2018	26,479.17
Wolf Design Studio	December 2017 to March 2018	27,000.00
Others	October 2017 to October 2018	33,586.35
Total		<u><u>\$ 341,325.37</u></u>

As previously reported, Nutriment.com LLC was an entity Pukke started with his brother, Eriks Pukke. The payments made in connection with Nutriment totaled \$ 20,666.53 from June 2014 to January 2015, were paid by Buy Belize and initially recorded as “Due from Nutriment” on its books. These payments were later written off as a bad debt expense at the end of 2017.

Estate of John Pukke

As stated in the first report, the Estate of John Pukke received a total of \$830,000 from the Receivership Entities as follows:

Receivership Entities	Reported on the Books as	Amount
Global Property Alliance	Intercompany Due To/From Belize - Consulting	\$ 329,500.00
Global Property Alliance	Intercompany Due To/From Belize - Loan Payment	255,000.00
Global Property Alliance	Consulting Fees	45,000.00
Buy International	Consulting Fees	115,000.00
Eco Futures Development	Consulting Fees	54,000.00
Foundation Development Management	Consulting Fees	31,500.00
Total		\$ 830,000.00

The Receiver issued subpoenas to various financial institutions and obtained banking records for the Estate of John Pukke from Wells Fargo and JP Morgan Chase. The account at JP Morgan Chase was opened in June 2011 and the accounts at Wells Fargo were opened in April 2014. The Receiver reviewed, analyzed and reconstructed the transactions based on these records, and a summary of cash receipts and disbursements from June 2011 to November 2018 for the Estate of John Pukke is under Exhibit 8.

As shown, the Estate of John Pukke received \$830,000 from the Receivership Entities, approximately \$115,000 from Pukke, and \$30,000 from Chittenden from June 2011 to November 2018. During the same period, the Estate of John Pukke paid \$250,000 to Beach Bunny Holdings, Chittenden’s company, and \$275,358 to various family members of Pukke.

In addition, Lesley Cook was paid \$306,600. The Receiver has been told that Lesley Cook had two children with Eriks Pukke. The Receiver also found “Lesley Cook” was written on the memo line on checks for many of the rent payments. Based on these notations, it appears that rent payments totaling \$135,562 were for the benefit of Lesley Cook. The payments to Lesley Cook or for her benefit total \$442,162.

ABM Development

ABM Development is a limited liability company incorporated in Florida, which is wholly owned by Anthony Mock (Mock) according to its corporate documents filed with the State of Florida (Exhibit 9).

As previously discussed, funds were transferred between the Receivership Entities and ABM Development. According to the Receivership Entities’ books, ABM received approximately \$5.4 million from the Receivership Entities and paid approximately \$1.4 million to the Receivership Entities from July 2012 to November 2018 as summarized below.

Receipts and Payments between ABM Development and Receivership Entities

Receivership Entities	Amount
Receipts from:	
Eco Futures Belize Limited	\$ 159,794.60
Global Property Alliance	2,275,931.58
Eco Futures Development	2,966,125.54
	\$ 5,401,851.72
Payments to:	
Global Property Alliance	\$ (462,712.78)
Foundation Development Management	(926,377.00)
	\$ (1,389,089.78)
Net Receipts from Receivership Entities	\$ 4,012,761.94

As previously reported, the Receivership Entities recorded the payments to ABM Development mostly as “Inventory (Development Payment)” under Eco Futures Development’s books, “Business Development” or “Construction Consulting Costs” under Global Property Alliance’s books, or “Marina Gas Station” under Sittee River Wildlife Reserve’s books.

The receipts of \$462,712.78 from ABM Development were recorded as “Management Revenue” on the books of Global Property Alliance and the receipts of \$926,377 from ABM Development were recorded as “Cash Clearing” or “Due to Bamboo Springs” on Foundation Development Management’s books.

Based on additional documents and email correspondence between Mock, Pukke and the Receivership Entities’ personnel that the Receiver has discovered, it appears that Pukke utilized Mock and his company, ABM Development, to receive lot payments from consumers and then re-route the funds to the Receivership Entities as illustrated below:

- In a May 20, 2016 email from Mock to Pukke, Mock lists his address as “Sanctuary Belize” with the Receivership Entities’ business premises’ address at 3333 Michelson Dr., Suite 500 in Irvine, California. His email address was listed as anthony@sanctuarybelize.com (Exhibit 10).
- On May 27, 2016, Jessie Jamie (Jamie), a Contract Administrator for the Receivership Entities, sent an email with the payment instructions to a Laguna Palm’s lot owner, requesting her to make lot payments to ABM Holdings’ account 4066 at Bank of America (Exhibit 11). Based on the banking records the Receiver obtained from Bank of America, the consumer sent a wire of \$46,000 to ABM Development’s 4066 Account on June 3, 2016, and the same amount was sent from ABM Development to Global Property Alliance on that day.
- The email correspondence on July 18, 2016 between Jamie and Mock stated that ABM Development was to receive the deposits from the Receivership Entities’ “clients” and Mock requested “a list of all the pending down/monthly payments for ABM.” Jamie sent Mock a spreadsheet highlighting deals “we are awaiting money for and should be kept on a look out for.” (Exhibit 12).
- The email correspondence on September 28, 2016 between Jamie and Mock stated that ABM Development received a client deposit of \$23,750 on September 27, 2016 (Exhibit 13). Based on Lending Pro loan data, this consumer is a Bamboo Springs lot owner.
- On October 3, 2016 Mock sent an email to Jamie along with four wire deposit confirmations totaling \$96,480 that ABM Development received on September 30, 2016 for the Receivership Entities (Exhibit 14). On the same day, ABM Development sent \$81,480 to Global Property Alliance according to ABM Development’s banking records. Based on the Lending Pro loan data, these deposits were payments from four different lot purchasers in Bamboo Springs.

- On October 5, 2016 Mock sent an email to Jamie along with three wire deposit confirmations totaling \$92,625 that ABM received on October 4, 2016 (Exhibit 15) for the Receivership Entities. Based on the Lending Pro loan data, these deposits were lot payments for Bamboo Springs.
- On October 21, 2016 Mock received an email from Angie Garcia, a member of the Receivership Entities' accounting staff, with a spreadsheet of lot payments that ABM Development received from consumers and the wires ABM sent back to the Receivership Entities. Based on the spreadsheet, \$920,693² was received by the Receivership Entities from ABM Development from September 29, 2016 to October 20, 2016, made up of lot payments ABM Development initially received from consumers and then re-routed to the Receivership Entities (Exhibit 16). Based on Lending Pro loan data, these lot payments were for Bamboo Springs and Laguna Palms.

It appears that Pukke utilized ABM Development as a conduit to receive lot payments from consumers for the Receivership Entities.

The Receiver is continuing its investigation and determining if additional lot payments were received by ABM Development.

Updated Information for Lot Sales at the Reserve

In its first report, the Receiver reported adjusted revenue from the sale of 1,314 lots³ of approximately \$133 million based on the Receivership Entities' loan system. These sales transactions were recorded from January 1, 2009 to November 6, 2018. Subsequent to filing its first report, the Receiver located sales data from May 20, 2005 to December 18, 2008. The data for this period shows sales contracts of approximately \$2.6 million from the sale of 26 lots⁴ which are not recorded in the loan system.

² This is the sum of \$130,000 on September 29, 2016; \$92,625 on October 5, 2016; \$281,250 on October 7, 2016; \$129,000 and \$117,000 on October 12, 2016; and \$170,818 on October 20, 2016, as shown on the spreadsheet.

³ The number of lots is overstated because at least 191 lots were sold more than one time.

⁴ The Receiver has not been able to determine if payments under the contracts to purchase these lots were fully collected.

Operations at the Reserve

The Receiver has continued to oversee operations at the Reserve which are directed at preserving the status quo and maintaining basic security and maintenance functions. Attached at Exhibit 17 is a detailed accounting of payments made by the Receiver for the Reserve's operation since the inception of the receivership through May 31, 2019. The total payments made through May 31, 2019 are \$841,166.90.

Since the inception of the receivership, funding Reserve operations has been challenging. Available funds for the receivership estate have recently increased. Consequently, the Receiver has taken steps to hire additional security and maintenance personnel. Due to the previous funding restrictions, some deferred maintenance occurred and can now be addressed.

Conclusion

The Temporary Receiver's financial and asset investigation and analysis is not complete. Further discovery is contemplated. The Temporary Receiver will periodically update the Court on the progress of its investigation.

Respectfully Submitted,

/s/

Robb Evans & Associates LLC
Temporary Receiver

Exhibit 1

Andris Pukke

Summary of Cash Receipts & Disbursements

All Transactions from April 21, 2014 to November 2, 2018 Based on Wells Fargo Banking Records for Account#2761

	4/21/14~ 12/31/14	2015	2016	2017	1/1/18~ 11/2/18	TOTAL
Receipts						
Receipts from Affiliates						
Buy Belize						
Payroll/Paychex Direct Deposits	11,418.72	29,043.86	29,794.41	26,291.87	0.00	96,548.86
Deposits from Buy Belize (Note)	1,141.87	0.00	4,000.00	0.00	0.00	5,141.87
Total Buy Belize	12,560.59	29,043.86	33,794.41	26,291.87	0.00	101,690.73
Estate of John Pukke	0.00	500.00	0.00	1,500.00	0.00	2,000.00
Total Receipts from Affiliates	12,560.59	29,543.86	33,794.41	27,791.87	0.00	103,690.73
Pandora Marketing Direct Deposits	0.00	0.00	0.00	1,499.78	20,900.88	22,400.66
Cash Deposits	0.00	700.00	4,000.00	2,000.00	0.00	6,700.00
Overdraft Xfer from Credit Card/Line	0.00	0.00	1,842.46	138.10	0.00	1,980.56
Deposit to be determined	0.00	1,700.00	0.00	116.45	0.00	1,816.45
Opening Deposit	50.00	0.00	0.00	0.00	0.00	50.00
Total Receipts	12,610.59	31,943.86	39,636.87	31,546.20	20,900.88	136,638.40
Disbursements						
Checkcard Purchases/Charges	5,879.08	24,690.49	22,587.39	5,753.87	19.00	58,929.83
Credit Cards Payments						
WF Credit Card	0.00	0.00	3,500.00	9,406.11	5,536.08	18,442.19
Capital One	0.00	1,670.37	3,050.65	4,394.87	2,391.47	11,507.36
American Express	961.32	849.02	455.65	2,476.69	770.39	5,513.07
Total Credit Cards Payments	961.32	2,519.39	7,006.30	16,277.67	8,697.94	35,462.62
Taxes						
IRS	0.00	0.00	0.00	2,096.00	10,480.00	12,576.00
United States Treasury	0.00	1,169.00	3,046.00	3,083.00	0.00	7,298.00
Total Taxes	0.00	1,169.00	3,046.00	5,179.00	10,480.00	19,874.00

Andris Pukke

Summary of Cash Receipts & Disbursements

All Transactions from April 21, 2014 to November 2, 2018 Based on Wells Fargo Banking Records for Account#2761

	4/21/14~ 12/31/14	2015	2016	2017	1/1/18~ 11/2/18	TOTAL
Cash Withdrawals	3,573.25	1,949.25	2,399.75	3,582.50	0.00	11,504.75
Law Office of Caryn Nguyen	0.00	0.00	4,000.00	0.00	0.00	4,000.00
Small Checks (Each under \$600)	0.00	517.18	1,510.89	1,479.11	10.00	3,517.18
AAA Insurance	0.00	0.00	0.00	535.00	0.00	535.00
Bank Service Fees	44.50	90.00	15.00	2.50	0.00	152.00
Harland Clarke Check	18.00	0.00	0.00	0.00	0.00	18.00
Total Disbursements	<u>10,476.15</u>	<u>30,935.31</u>	<u>40,565.33</u>	<u>32,809.65</u>	<u>19,206.94</u>	<u>133,993.38</u>
Ending Balance	<u>2,134.44</u>	<u>1,008.55</u>	<u>(928.46)</u>	<u>(1,263.45)</u>	<u>1,693.94</u>	<u>2,645.02</u>

Note: These payments from Buy Belize were recorded as "Salary & Wages" on its books.

Exhibit 2



MEDIA PURCHASING AGENT AGREEMENT

THIS MEDIA PURCHASING AGENT AGREEMENT ("Agreement") is dated as of August and is between Havas Edge LLC, a Delaware limited liability company ("EDGE"), and Power Haus Marketing, Inc., a California S Corp ("Client").

BACKGROUND

- A) Client is in the business of, among other things, marketing products or services via television advertising.
- B) EDGE is among other things, a media agency that has access to airtime on a wide range of television stations, local cable systems, national cable networks, and regional networks and books and manages time thereon for a wide variety of clients with dissimilar and similar products.
- C) The parties wish by this Agreement to set forth the terms under which Client will utilize EDGE as an exclusive agent for purchasing long and short form commercial time on national cable networks, regional networks, local broadcast television stations, and local cable systems airing in the United States and Canada.

COVENANTS

NOW, THEREFORE, in consideration of the mutual promises and undertakings set forth herein and intending to be legally bound hereby, the parties agree as follows:

1. Media Purchasing. EDGE will act as the exclusive agent for Client in the placing and purchasing of long and short form television commercial time on behalf of Client, and as an agent of Client, on national cable networks, regional sports networks, broadcast television stations, and local cable systems in the United States and Canada for long and short form commercials produced, marketed or distributed by Client. A long form commercial is any television commercial one hundred twenty-one (121) seconds or longer. A short form commercial is any television commercial shorter than one hundred twenty-one (121) seconds.
2. Administrative Services. Subject to Client's fulfillment of its obligations under Section 6 herein, EDGE will review all media contracts to be entered into hereunder on behalf of Client for verification of all particulars contained therein, including, without limitation, extent, dates, and times of media placements. EDGE will secure and verify for accuracy all proof of performance records (station invoices and affidavits shall serve as proof of performance records) of all media placed on Client's behalf and present them to Client each month in which the same are received.
 - 2.1 Station Dub Coordination. Upon agreement of the parties, EDGE shall coordinate, engage and manage a duplication facility for the purpose of placing media hereunder on Client's behalf. Any deposit, duplication or delivery charges shall be invoiced to Client with no markup by EDGE.
3. Commissions. Client shall pay EDGE a commission on all media purchased on behalf of Client in accord with this Agreement in full consideration of EDGE's media purchasing and associated administrative services pursuant to this Agreement. The commission rate shall be ten percent (10%) of the gross dollar amount of each media purchase made by EDGE on behalf of Client. The gross dollar amount is the media rate booked with a media provider allowing for an industry standard fifteen percent (15%) agency commission. If any media does not allow for a fifteen percent (15%) commission in its billings the gross dollar amount will be the amount the media would have charged if it had provided for a fifteen percent (15%) commission.
4. Media Charges. EDGE shall bill Client for the net media charges budgeted or booked on Client's behalf concurrently with commission thereon as specified herein. The net cost of airtime is the cost of the media after deducting the standard commission allowed by the applicable media and includes applicable tax, if any, on such media purchases levied by the applicable taxing body as shown on a media providers billing statement (tax billable to Client shall not include any income tax payable on EDGE's income). By way of example, if a media purchase has a gross dollar amount of one thousand dollars (\$1,000), Client will be billed for, and Client shall pay, nine



hundred fifty dollars (\$950) that shall represent a net cost in the amount of eight hundred fifty dollars (\$850) payable to the media entity and one hundred dollars (\$100) as EDGE's commission.

5. Per-Inquiry or Per-Order Advertising Airing. Upon Client's approval EDGE may cause such of Client's commercials or offers as Client approves to be viewed by consumers in exchange for a payment per inquiry or per order, as the case may be, generated by such viewing at such per order or per inquiry payment rate as is approved by Client (hereafter be a "PI Buy"). The payment rate shall be in full consideration of EDGE's and the third party media or other provider's generation of the inquiry or order(s). There shall be no commission in accordance with Section 3 herein on PI Buys, nor shall station invoices be provided in connection with PI Buys, Client's consumer calls or orders, as appropriate, shall be the sole proof of performance for PI Buy's.
6. Invoices and Payments. EDGE will invoice Client for net media charges and commission thereon and Client shall remit proper payment for the full amount shown due on each invoice as described herein. Time is of the essence in all payment matters. Any media charges not in United States dollars shall be billed at the actual cost to EDGE in United States dollars. Client assumes all currency exchange risks and shall be responsible for payment of all bank charges and/or fees associated with the transmission of funds to EDGE, if any, as well as any charges and/or fees associated with remitting payment to EDGE, including but not limited to shipping, delivery/courier and/or processing fees. Any charges or fees incurred in connection with the transmission of funds or delivery thereof shall be invoiced by EDGE to Client on the invoice immediately following EDGE's notification of the charges or fees. EDGE shall only accept payment from Client named in this Agreement. Any payments from any other entity will not be accepted and will be returned as soon as practicable. Should another entity pay on behalf of Client, Client shall be deemed to have not paid and accordingly, EDGE shall have all the rights and remedies set forth in this Agreement and at law and equity as if Client had not paid the invoices when due.

6.1 BILLING:

6.1.1 MEDIA BILLING TERMS: BILLING IN ADVANCE, THROUGH TWO (2) FULL BROADCAST WEEKS: EDGE invoices will reflect net media charges and commissions for media items not previously invoiced and not yet allocated Client approved budgets for media airing or scheduled to air through two full broadcast weeks past the invoice date (through the third Sunday after the invoice date). For example, a hypothetical invoice created for Client on Thursday, December 3, 2015 would include all media not previously invoiced and having an airdate up to and including Sunday, December 20, 2015 plus all commissions thereon. In addition, invoices may contain billing for syndicated media placements two (2) weeks prior to irrevocable commitment therefor due to the unique technical limitations of syndicated media placements and syndicator cancellation policies.

6.1.2 PI BUY BILLING TERMS: PI Buy billings may be included on the first invoice to Client after orders are captured and reported.

6.1.3 DUPLICATION BILLING TERMS: Should Client elect to have EDGE engage a duplication vendor on Client's behalf and administer Client payments therefor on behalf of Client, Client shall be required to pay for net cost of dubs and distribution charges by the vendor. Client will be billed upon receipt of invoice from the duplication vendor. Duplication billings may be included with weekly media invoices as a separate line item.

6.2 PAYMENT: If paying via wire transfer, Client will have five (5) business days from receipt of EDGE's invoice, including the date of receipt, to deliver proper payment to EDGE's designated account. For example, proper wire payment of a hypothetical invoice received by Client on Thursday, December 3, 2015 would be due to and received by EDGE on Wednesday, December 9, 2015. If paying via check/draft Client will have three (3) business days from receipt of EDGE's invoice, including the date of receipt, to deliver proper payment to EDGE's specified address. For example, proper check payment by Client for an invoice received on Thursday, December 3, 2015 would be due to and received by EDGE on Monday, December 7, 2015.

6.3 Should Client's approved budget or booking level increase sharply, EDGE, may in its sole discretion, issue additional invoice(s) for the increase. Payment terms at all times shall require Client pay EDGE in advance of irrevocable commitment to media providers.



6.4 Should EDGE fail to receive payment by the due date, EDGE will notify Client that it has not received timely payment and Client shall have until the close of the business day following receipt of this notice to deliver payment to EDGE to avoid a material breach of this Agreement. If this default is not cured and/or upon EDGE's failure to receive reasonable assurance that a timely curing payment is forthcoming prior to expiration of such cure period, EDGE may, in its sole discretion and without notice to Client, cancel any or all remaining scheduled media placed on Client's behalf by EDGE in addition to pursuing any other legal remedies available. All amounts not paid after thirty (30) days of presentation on an invoice shall bear interest at the lower of: the highest rate legally allowed or ten percent (10%) per annum from the date due until paid as late fee.

6.5 If Client fails to pay any invoice in full and when due, then pending payment thereof, including applicable interest if any, EDGE, upon three (3) days notice to Client, may suspend all services as provided for in Sections 1, 2 and 7 until payment is made and EDGE will not be deemed in default, nor will Client be deemed relieved of its obligations hereunder. If EDGE retains a collection agency and/or counsel for the purpose of enforcing its rights under this Agreement, Client agrees to pay, on demand, EDGE's costs and expenses (including court/arbitration costs, collection agent and reasonable attorney fees) incurred in connection therewith.

7. Credits, Rebates and Audit Rights. If media time for which EDGE has invoiced Client does not air, Client shall be credited the amount that was invoiced for that media together with all other credits, discounts, commissions, rebates, refunds, or such similar payments received in connection with media time that did not air on the next invoice to Client or as soon as otherwise practical so long as Client is current in all obligations to EDGE on this or any other Agreement with EDGE. If Client does not have any outstanding obligations to EDGE, all credits or similar amounts due to Client shall remain on account with EDGE until such time EDGE receives a written request for a refund from Client. At any reasonable time during the term of this Agreement, and for one (1) year after media has aired or been published, and upon fourteen (14) days prior written notice to EDGE, Client may examine EDGE's files and records pertaining to media purchases made on behalf of Client only. In no event shall Client have the right to inspect personnel or payroll records or records pertaining to EDGE's other clients or overhead. Further, in no event shall Client be permitted to inspect such records more than once in any consecutive twelve month period.
8. Term. EDGE shall serve as Client's exclusive media buying agency for one (1) year. At the end of the one (1) year period and each anniversary thereafter, this Agreement shall automatically renew for consecutive one (1) year periods, unless either party terminates this Agreement in its entirety. If Client elects to terminate this Agreement or reduce the services provided by EDGE to Client, Client shall give written notice to EDGE no later than ninety (90) days' prior to the end of the then current term. During such ninety (90) day period, this Agreement shall continue in full force and effect. The date such ninety (90) day period expires shall be deemed to be the termination date of this entire Agreement. Such termination shall not relieve Client from any obligation to pay Agency required fees and commissions, and notwithstanding the foregoing, should Client fail to pay any amount when due, Agency reserves the right to terminate this Agreement upon thirty (30) days notice.
9. Cancellations. Subject to the cancellation policies of each individual media entity, and upon EDGE's receipt of Client's written instructions to cancel media purchases, EDGE shall exercise all commercially reasonable efforts to cancel all television airtime purchased by EDGE on behalf of Client which Client is unable to use or no longer desires. Client shall be liable for any and all media charges and EDGE commissions for the media time that EDGE is unable, despite the exercise of all commercially reasonable efforts, to cancel. Client acknowledges that to best serve Client, EDGE books airtime on an ongoing basis and this may include media airing within a few days of its booking.
 - 9.1 CANCELLATION OF SYNDICATED MEDIA PURCHASES. In the event Client approves purchase of syndicated media placements, Client is aware that syndicated buys may have particularly onerous cancellation terms due to technical limitations and syndicator policy, sometimes only allowing cancellation if syndicator is able to resell the buy(s). Client agrees to be bound by such terms regardless of the termination of this Agreement prior to all airings of the syndicated media buy(s).
10. Disclosure. Neither party may disclose the terms of this Agreement to a third party except as is reasonably necessary to perform obligations or rights under this Agreement, provided that either party may disclose the existence of the relationship created by this Agreement.



11. Warranty Disclaimer. EDGE MAKES NO WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, BUT NOT LIMITED TO, ANY WARRANTIES WITH RESPECT TO ANY ASPECT OF ITS MEDIA SERVICE PROVIDED HEREUNDER AND ALL OF SUCH WARRANTIES ARE HEREBY EXPRESSLY DISCLAIMED BY EDGE AND WAIVED BY Client, INCLUDING WITHOUT LIMITATION, WARRANTIES OF MERCHANTABILITY OR WARRANTIES OF FITNESS FOR PARTICULAR PURPOSE. EDGE shall not be liable to Client for any incidental, consequential, indirect or special damages such as, by way of example and not limitation, lost revenues or lost profits, arising out of or in connection with this Agreement or any breach of the terms and/or conditions hereof. Without limiting the scope of the disclaimers and limitations herein, Client acknowledges that (i) EDGE has not and does not represent or guarantee that it will achieve a certain result, only that it will use commercially reasonable efforts to achieve known goals; and (ii) EDGE's ability to efficiently place media, to collect and report information thereon depends upon matters outside of EDGE's control including, but not limited to (1) telemarketing and independent media tracking reports and errors therein, (2) equipment failure or breakdown; and (3) cooperation from other third parties in placing tapes or media airings, implementing, monitoring, tracking, reporting on Client's media campaign.
12. Waiver or Breach. Any waiver by either party of a breach of any provision of this Agreement shall not operate or be construed as a waiver of any subsequent breach. A failure to enforce a provision of this Agreement by either party, absent written waiver, shall not operate or be construed as a waiver of any subsequent enforcement or other performance or breach thereof.
13. Insolvency. In the event of an occurrence of any of the following events, either Party shall have the right to terminate this Agreement immediately upon written notice to the other:
 - 13.1 The commencement of any bankruptcy, insolvency, dissolution, or other proceeding under any applicable bankruptcy or debtor's relief law, by or against either Party and, in the case of an involuntary bankruptcy proceeding brought against either Party, if such proceeding is not discharged within one hundred eighty (180) days of the commencement thereof;
 - 13.2 The permanent suspension, termination or dissolution of business or the appointment of a receiver, trustee or similar officer to manage any substantial part of the assets or business operations of either Party.
14. Client warrants that all claims and representations contained in the commercial(s) in relation to Client, Client's products or services or those of its competitors and all testimonials are true and accurate and, when necessary, fully supported by competent scientific evidence.
15. Indemnification. Client agrees to defend, indemnify and hold EDGE and its affiliates, officers, directors, employees and agents harmless with respect to any claims, loss, liability, damage or judgment suffered by EDGE, including reasonable attorney's fees and court costs, which stems from the content of the advertising material provided by Client, the actions of Client or Client's representative(s) from the purchase and/or use of products or services sold by Client or Client's client(s) or any claims that Client's or Client's client(s) products, services or advertising infringes upon the rights or violates the rights of any third party. These indemnification obligations shall survive the termination of this Agreement.
16. Execution of Documents. Each of the parties hereto shall execute documents and accomplish such acts as may be necessary in order to give effect to the intentions expressed in this Agreement.
17. Entire Understanding / Counterparts. This Agreement contains the entire understanding between the parties as to the subject matter herein and supercedes any prior agreements, written or verbal. The parties may execute this Agreement in two (2) or more counterparts, which shall, in the aggregate, be signed by all the parties; each counterpart shall be deemed an original instrument as against any party which signed it. A facsimile of an executed counterpart of this Agreement shall be deemed conclusive evidence of the execution of a counterpart against the party transmitting the facsimile.
18. Modification. No amendment or modification to this Agreement shall be valid unless in writing and duly executed by both parties to the Agreement.
19. Binding Effect. This Agreement and all rights and obligations hereunder, shall be binding on and inure to the benefit of the parties to the Agreement, their respective heirs, executors, successors and assigns.



20. Costs and Attorney Fees. If any dispute arises hereunder and either party retains a collection agency and/or legal counsel for the purpose of enforcing its rights under this Agreement, the non-prevailing party agrees to reimburse the prevailing party's costs and expenses (including court/arbitration costs, collection agent and reasonable attorney fees) incurred in connection therewith. Client shall pay EDGE all time charges and expenses (including reasonable attorneys' fees) incurred by EDGE in connection with any subpoena, discovery demand, or other directive having the force of law or governmental inquiry served upon EDGE or any of its affiliates that relates to Client, its affiliates, its predecessors or successors at interest, its business, or its industry that arises out of any litigation, proceedings, or investigations involving Client.
21. Independent Contractors. The relationship created by this Agreement shall be that of independent contractor, and neither party nor any of its affiliates, employees or subcontractors shall be considered an employee of the other party or any of its affiliated companies for any purpose whatsoever. Notwithstanding the foregoing, in purchasing media or related services on behalf of Client, EDGE shall act as Client's agent.
22. Governing Law, Venue, and Jurisdiction. The rights and obligations of the parties under this Agreement shall be governed and construed under the laws of the State of New York, without reference to conflict of law principles. The federal and state courts within New York County, New York shall have jurisdiction over all matters relating to or arising under this Agreement. Client submits to the jurisdiction of the State of New York and any means of service permitted under New York law.

In witness whereof, the parties have caused this Agreement to be duly executed on the dates indicated below.

"EDGE"

Havas Edge LLC

2386 Faraday Avenue, Suite 200

Carlsbad, California 92008

Signed: _____

By: *Steve Netzler*

As: *CEO*

Date: *12/18/15*

"Client"

Power Haus Marketing, Inc.

Address: 17742 Cowan

Irvine, CA 92614

Signed: _____

By: *Angela Chittenden*

As: *President*

Date: *12/15/2015*

Exhibit 3

FIRST AMENDMENT TO MEDIA PURCHASING AGENT AGREEMENT

THIS FIRST AMENDMENT TO MEDIA PURCHASING AGENT AGREEMENT ("Amendment One") is dated and effective as of March 7, 2016 and is between Havas Edge LLC, a Delaware limited liability company ("EDGE"), and Power Haus Marketing, Inc., a California S corp ("Client").

RECITALS

WHEREAS, EDGE and Client entered in a certain Media Purchasing Agent Agreement dated December 15, 2015 ("**Original Agreement**");

WHEREAS, the parties desire to amend the Original Agreement to allow for Client to utilize EDGE as the exclusive agent for purchasing long and short form television commercial time and radio commercial time as follows:

A. Defined Terms. Except as otherwise expressly provided in this Amendment, all the terms used herein shall have the same respective meanings as set forth in the Original Agreement. The Original Agreement as amended by this Amendment shall hereinafter be referred to as the "**Agreement**".

B. Section 1, Media Purchasing, shall include the following provision:

1.1 DR Radio. EDGE will, through Revenue Frontier - an EDGE affiliate, act as an exclusive agent for Client in the placing and purchasing of radio commercial time on behalf of Client, and as an exclusive agent of Client, on national, regional, broadcast local or internet radio stations in the United States and Canada for radio commercials produced, marketed or distributed by Client.

C. Section 3, Commissions, shall have the following section inserted after 3.1:

3.2 DR Radio. The radio commission rate shall be ten percent (10%) of the gross dollar amount of each radio media purchase made by EDGE or its affiliate Revenue Frontier on behalf of Client.

D. Section 4, Media Charges, shall have the following section inserted after:

4.1 Radio Production Services. Client may request to use EDGE creative and/or production services for radio commercials purchased through EDGE or its affiliate Revenue Frontier. If Clients requests to utilize EDGE's creative services then the following will apply: EDGE shall write and produce direct response radio advertisements ("DR Radio Ads") for such of Client's products and services at such fee and costs as is agreed in writing. All DR Radio Ads shall be based on information regarding the subject products and services as Client provides. EDGE shall develop the creative concept for each DR Radio Ad and submit it to Client for approval. Once the parties have agreed on the creative concept for each DR Radio Ad and Client has paid the agreed upon production fees and costs, EDGE shall be responsible for all pre-production, production and post-production services and personnel reasonably required to complete each DR Radio Ad in accordance with the creative concept, including, without limitation, scripting, producing, editing and incidental talent (i.e., includes using nonunion talent and specifically not including celebrity or any individual talent whom Client engages to perform in a DR Radio Ad). Any Client requested changes to the creative or production after Client approval will require written agreement and may require a change order to reflect the new production pricing.

In witness whereof, the parties have caused this Amendment One to be duly executed on the dates indicated below.

"EDGE"

Havas Edge LLC

Signed: _____

By: *Steve Notzling*

As: *LFO*

Date: *3/8/14*

"Client"

Power Haus Marketing, Inc.

Signed: _____

By: *ANGELA CHITTENDEN*

As: *President*

Date: *3-7-16*

Exhibit 4

THIRD AMENDMENT TO AGREEMENT DATED DECEMBER 15, 2015

THIS THIRD AMENDMENT ("Amendment") dated this 2nd day of May, 2016 is made by and among Power Haus Marketing, Inc. ("Client"), Global Property Alliance ("Payor") and Havas Edge LLC ("EDGE").

WITNESSETH:

WHEREAS, Client and EDGE entered into a certain agreement dated December 15, 2015 pursuant to which EDGE agreed to provide certain advertising, marketing and media buying services as more particularly described therein; and

WHEREAS, Client and Agency amended that agreement on March 7, 2016 with the First Amendment, pursuant to which EDGE agreed to provide certain radio purchasing and production services ("Agreement");

WHEREAS Payor is an affiliate of Client;

WHEREAS, Payor has asked Client to enter into the Agreement with Agency and Client acknowledges that it has done so at Payor's direction;

WHEREAS, Payor derives substantial benefit from the services provided by Agency to Client.

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and in consideration of the services provided by Agency to Client, the parties agree as follows.

1. Payor hereby acknowledges that the services provided by Agency to Client provide a benefit to Payor and accordingly, that Payor will pay for some or all of the services and expenses incurred by Agency pursuant to the Agreement as if Payor were a direct party thereto.
2. Except as expressly amended by this Second Amendment, the Agreement, including the First Amendment thereto, shall remain in full force and effect and is hereby ratified and confirmed.

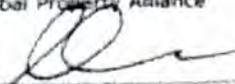
IN WITNESS WHEREOF, the parties have set their hands and seals as of the date first above written.

Power Haus Marketing, Inc.

By: 

Name: ANGELA CHITENDEN

Global Property Alliance

By: 

Name: ROD KAZAZI

Havas Edge LLC

By: _____

Name: _____

THIS FOURTH AMENDMENT ("Amendment") dated this 12th day of August, 2016 is made by and among Power Haus Marketing, Inc. ("Client"), Pandora Marketing d.b.a. Timeshare Compliance ("Payor") and Havas Edge LLC ("EDGE").

W I T N E S S E T H:

WHEREAS, Client and EDGE entered into a certain agreement dated December 15, 2015 pursuant to which EDGE agreed to provide certain advertising, marketing and media buying services as more particularly described therein; and

WHEREAS, Client is an affiliate of Payor;

WHEREAS, Payor is acting as the agent of Client and authorized to contract on their behalf;

WHEREAS, Payor has asked Client to enter into the Agreement with Edge and Client acknowledges that it has done so at Payor's direction;

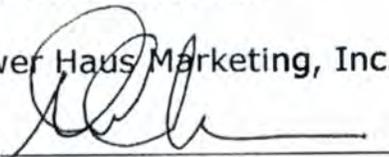
WHEREAS, Payor derives substantial benefit from the services provided by Edge to Client.

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and in consideration of the services provided by EDGE to Client, the parties agree as follows.

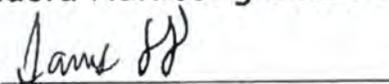
1. Payor hereby acknowledges that the services provided by EDGE to Client provide a benefit to Payor and accordingly, that Payor will pay for some or all of the services and expenses incurred by EDGE pursuant to the Agreement as if Payor were a direct party thereto.
2. Except as expressly amended by this Amendment, the Agreement, including previous Amendments thereto, shall remain in full force and effect and is hereby ratified and confirmed.

IN WITNESS WHEREOF, the parties have set their hands and seals as of the date first above written.

Power Haus Marketing, Inc.

By: 

Pandora Marketing d.b.a. Timeshare Compliance

By: 

Havas Edge LLC

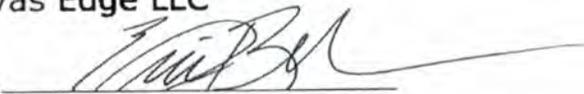
By: 

Exhibit 5

FIFTH AMENDMENT TO AGREEMENT DATED DECEMBER 15, 2015

THIS FIFTH AMENDMENT ("Amendment") dated this 28th day of October, 2016 is made by and among Power Haus Marketing, Inc. ("Client"), Foundation Development MGMT Inc. d.b.a. Silver Creek Properties ("Payor") and Havas Edge LLC ("EDGE").

WITNESSETH:

WHEREAS, Client and EDGE entered into a certain agreement dated December 15, 2015 pursuant to which EDGE agreed to provide certain advertising, marketing and media buying services as more particularly described therein; and

WHEREAS, Payor is fulfilling payment obligations on behalf of Client;

WHEREAS, Payor is acting as the agent of Client and authorized to contract on their behalf;

WHEREAS, Payor has asked Client to enter into the Agreement with Edge and Client acknowledges that it has done so at Payor's direction;

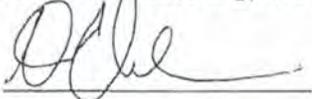
WHEREAS, Payor derives substantial benefit from the services provided by Edge to Client.

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and in consideration of the services provided by EDGE to Client, the parties agree as follows.

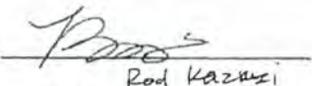
1. Payor hereby acknowledges that the services provided by EDGE to Client provide a benefit to Payor and accordingly, that Payor will pay for some or all of the services and expenses incurred by EDGE pursuant to the Agreement as if Payor were a direct party thereto.
2. Except as expressly amended by this Amendment, the Agreement, including previous Amendments thereto, shall remain in full force and effect and is hereby ratified and confirmed.

IN WITNESS WHEREOF, the parties have set their hands and seals as of the date first above written.

Power Haus Marketing, Inc.

By: 

Foundation Development MGMT Inc. d.b.a. Silver Creek Properties

By: 
Rod Kazazi

Havas Edge LLC

By: 

SIXTH AMENDMENT TO AGREEMENT DATED DECEMBER 15, 2015

THIS SIXTH AMENDMENT ("Amendment") dated this 14th day of December, 2016 is made by and among Power Haus Marketing, Inc. ("Client"), Buy International ("Payor") and Havas Edge LLC ("EDGE").

WITNESSETH:

WHEREAS, Client and EDGE entered into a certain agreement dated December 15, 2015 pursuant to which EDGE agreed to provide certain advertising, marketing and media buying services as more particularly described therein; and

WHEREAS, Payor is fulfilling payment obligations on behalf of Client;

WHEREAS, Payor is acting as the agent of Client and authorized to contract on their behalf;

WHEREAS, Payor has asked Client to enter into the Agreement with Edge and Client acknowledges that it has done so at Payor's direction;

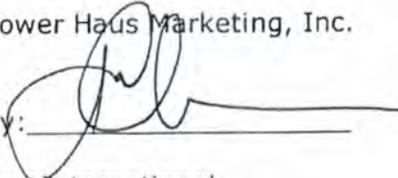
WHEREAS, Payor derives substantial benefit from the services provided by Edge to Client.

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and in consideration of the services provided by EDGE to Client, the parties agree as follows.

1. Payor hereby acknowledges that the services provided by EDGE to Client provide a benefit to Payor and accordingly, that Payor will pay for some or all of the services and expenses incurred by EDGE pursuant to the Agreement as if Payor were a direct party thereto.
2. Except as expressly amended by this Amendment, the Agreement, including previous Amendments thereto, shall remain in full force and effect and is hereby ratified and confirmed.

IN WITNESS WHEREOF, the parties have set their hands and seals as of the date first above written.

Power Haus Marketing, Inc.

By: 

Buy International

By: 

Havas Edge LLC

By: 

Exhibit 6

**UNITED STATES DISTRICT COURT
DISTRICT OF MARYLAND
SOUTHERN DIVISION**

In re SANCTUARY BELIZE LITIGATION

No: 18-cv-3309-PJM

SECOND DECLARATION OF ANGELA CHITTENDEN

I, Angela Chittenden, declare:

1. I am a Relief Defendant in the above-captioned matter. I have personal knowledge of the facts set forth in this declaration and if I were called upon to testify as to these facts, I could and would competently testify thereto based upon my personal knowledge.

2. I have been shown a copy of a document entitled Media Purchasing Agent Agreement, which I understand was provided to my attorney from counsel for the Temporary Receiver, Robb Evans & Associates LLC ("Receiver"). A true and correct copy of the Media Purchasing Agent Agreement is attached hereto as Exhibit 1. The Media Purchasing Agent Agreement purports to bear my signature. It also purports to bear my initials in the lower right hand portion of the first four pages of the document. I did not sign the original or any copy of the Media Purchasing Agent Agreement and I did not initial the original or any copy of this document anywhere on the document. My signature on this document is forged and my initials are forged. I have no recollection of anyone ever asking me for permission to sign my name on this document on my behalf or to initial the document on my behalf. I was never involved in any manner in this Media Purchasing Agent Agreement. A true and correct copy of the Media Purchasing Agent Agreement which I was shown is attached hereto as Exhibit 1.

3. I also have been shown what appear to be five amendments to the Media Purchasing Agent Agreement which I understand were provided to my attorney from counsel for the Receiver. The documents are titled as follows: (a) First Amendment to Media Purchasing Agent Agreement; (b) Second Amendment to Agreement Dated December 15, 2015; (c) Third Amendment to Agreement Dated December 15, 2015; (d) Fourth Amendment to Agreement Dated December 15, 2015; and (e) Fifth [sic] Amendment to Agreement Dated December 15, 2005 (collectively, the "Amendment Documents"). True and correct copies of the Amendment Documents which I was shown are attached respectively hereto as Exhibits 2 through 6, inclusive. I did not sign any of the originals or any copies of the Amendment Documents. My signature on the Amendment Documents is forged. I have no recollection of anyone ever asking me for permission to sign my name on any of the Amendment Documents on my behalf. I was never involved in any manner in any of the Amendment Documents.

I declare under penalty of perjury that the foregoing is true and correct and that this declaration was executed on June 27, 2019 at Costa Mesa, California.

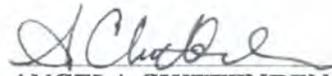
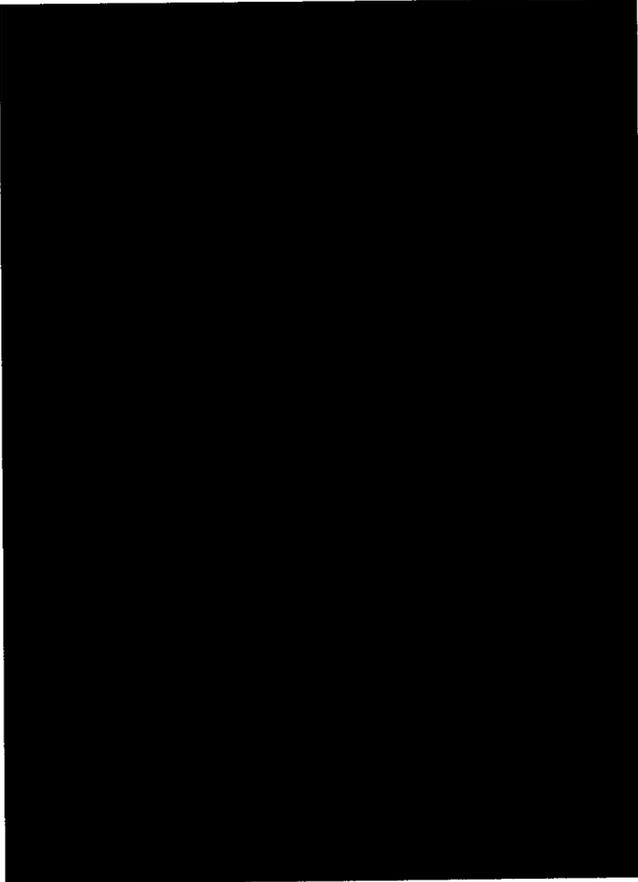
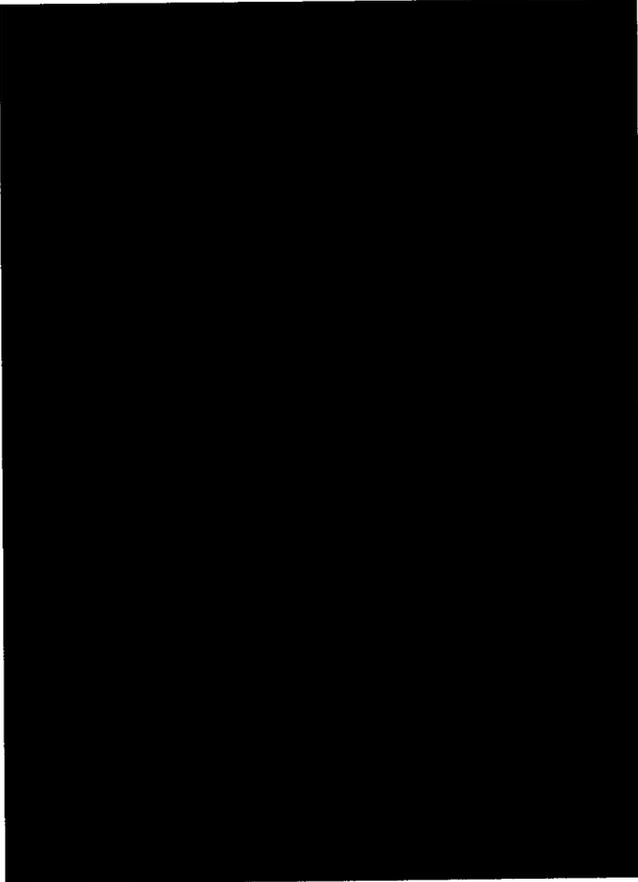
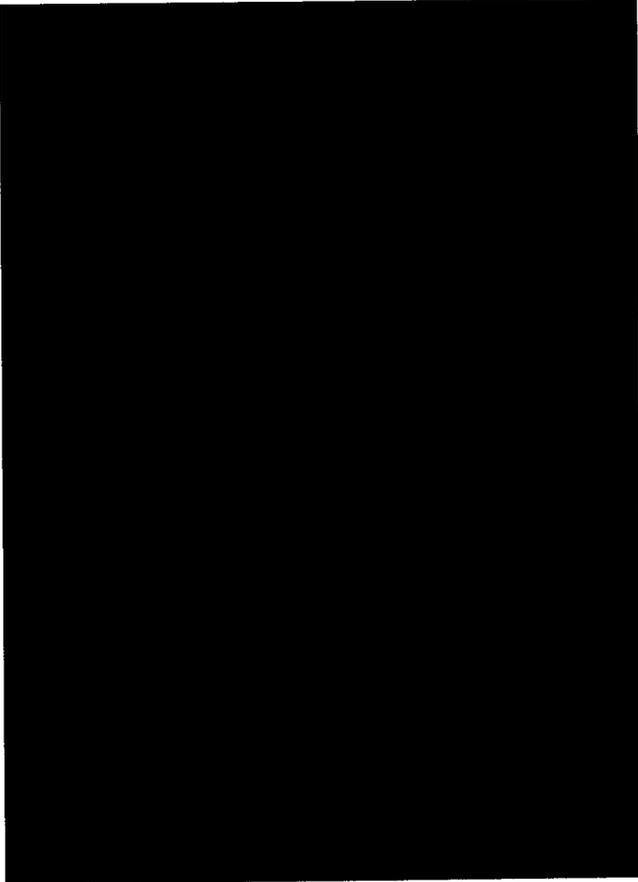
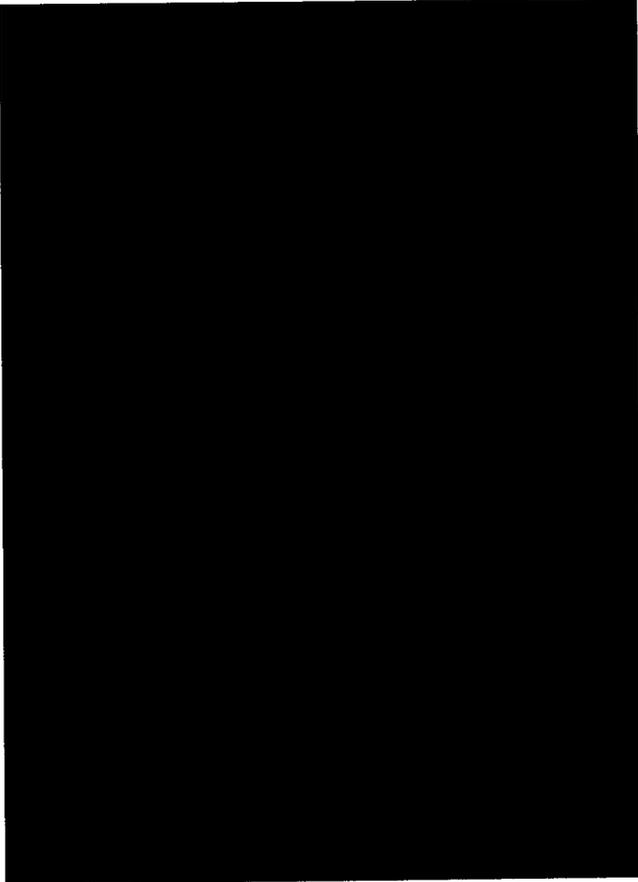
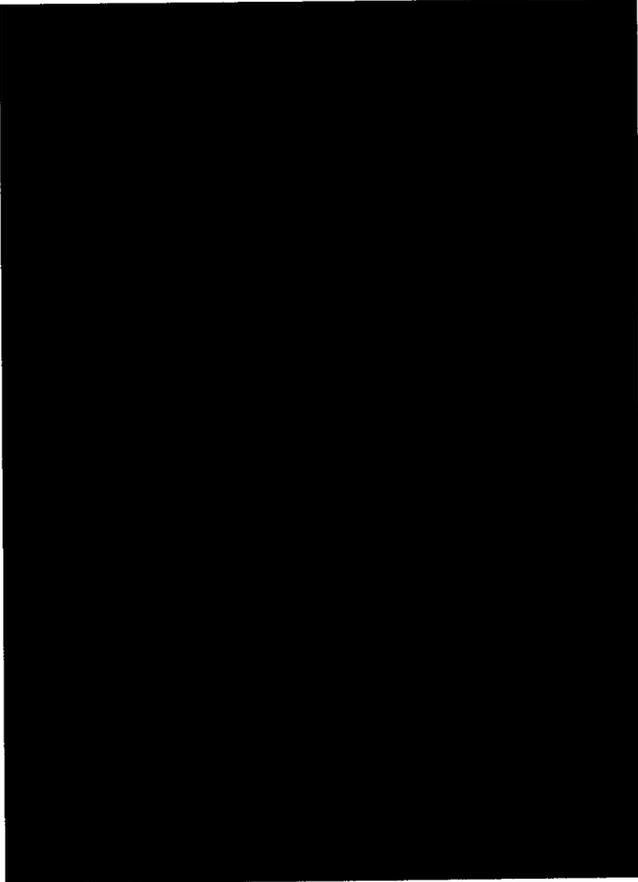
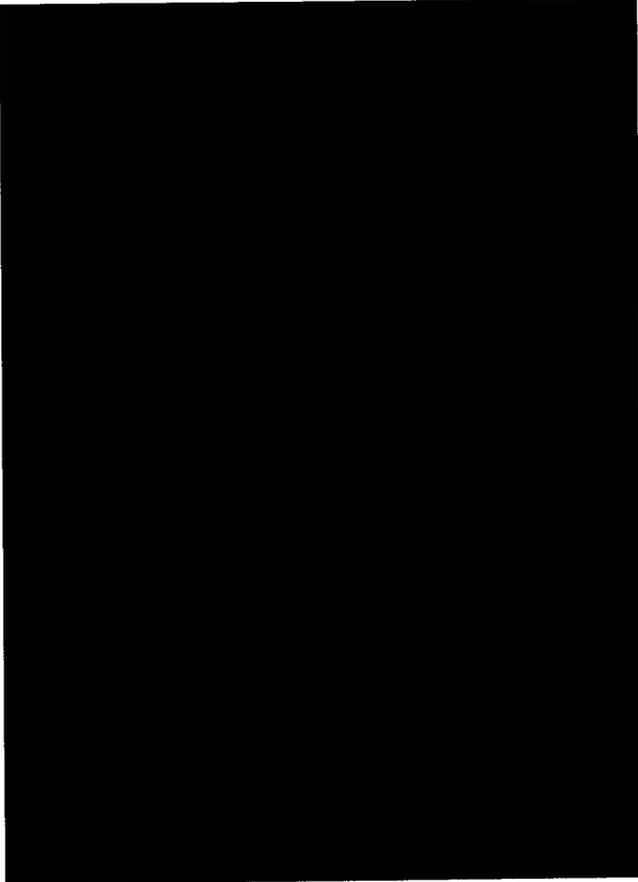
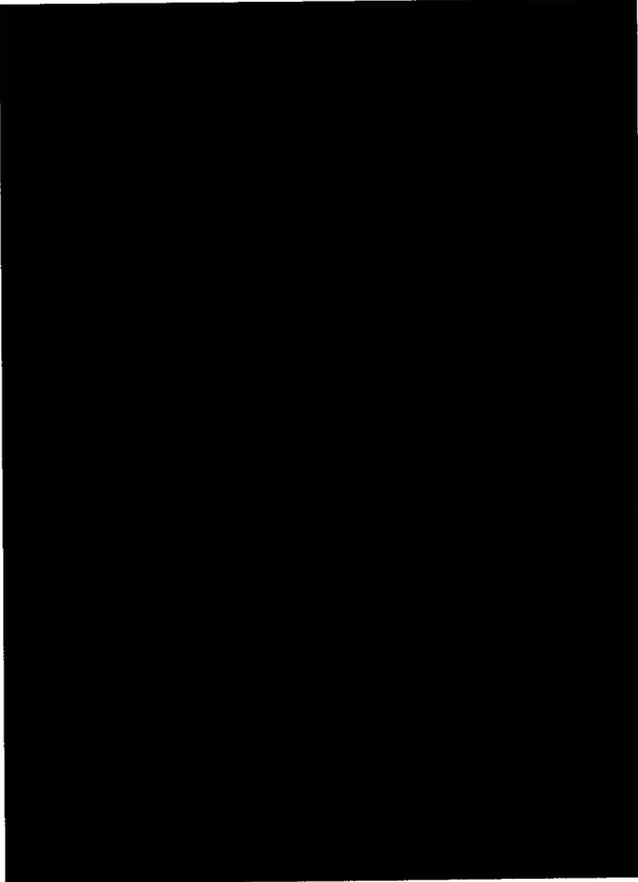
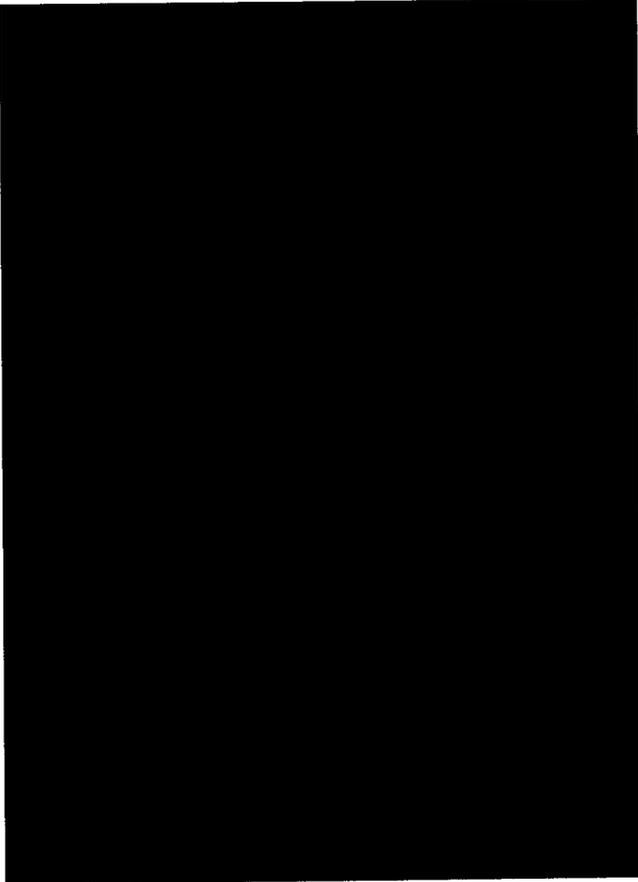
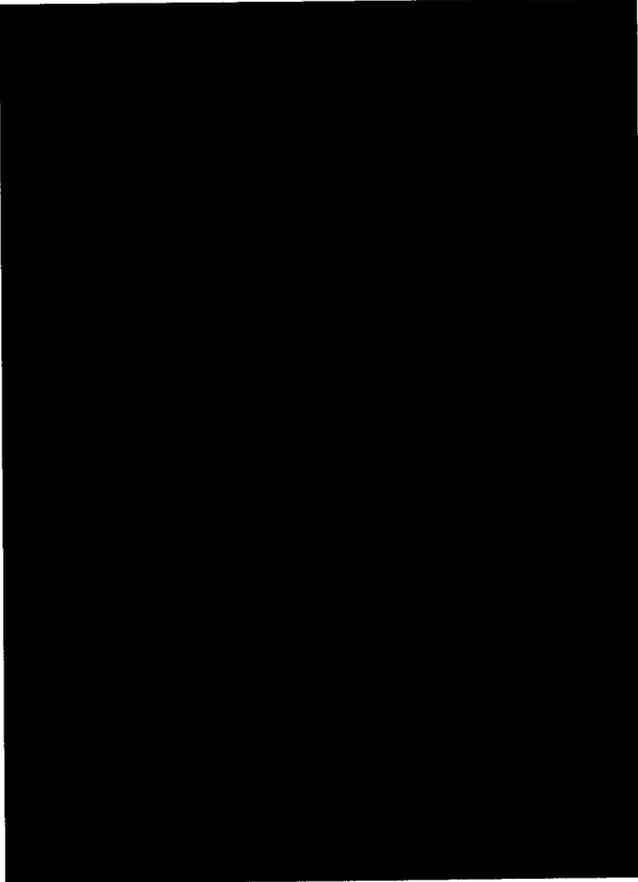
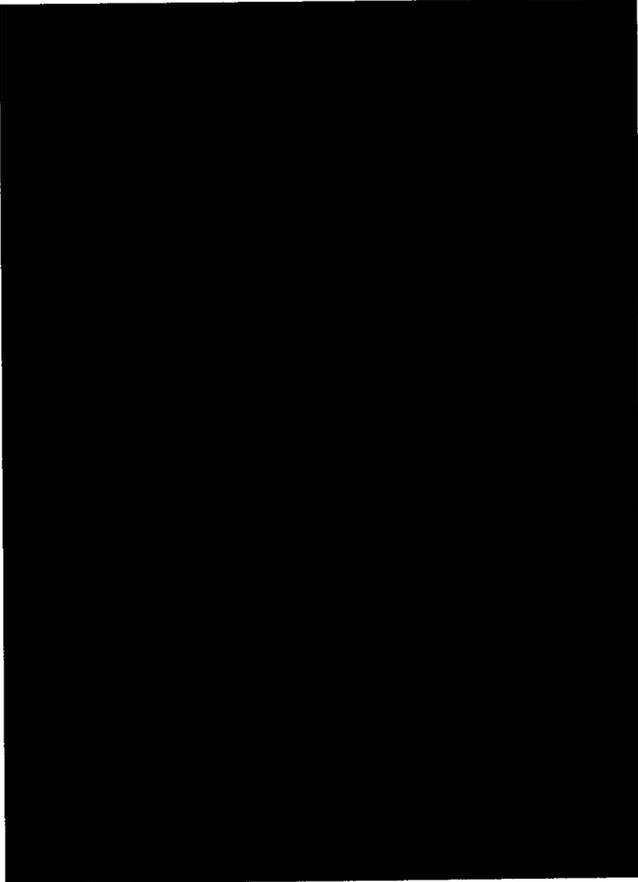
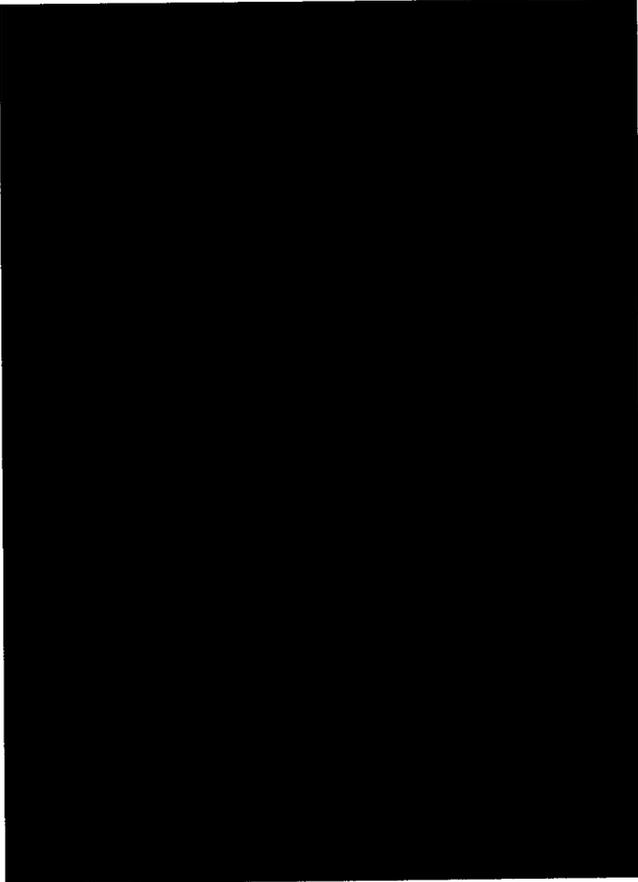
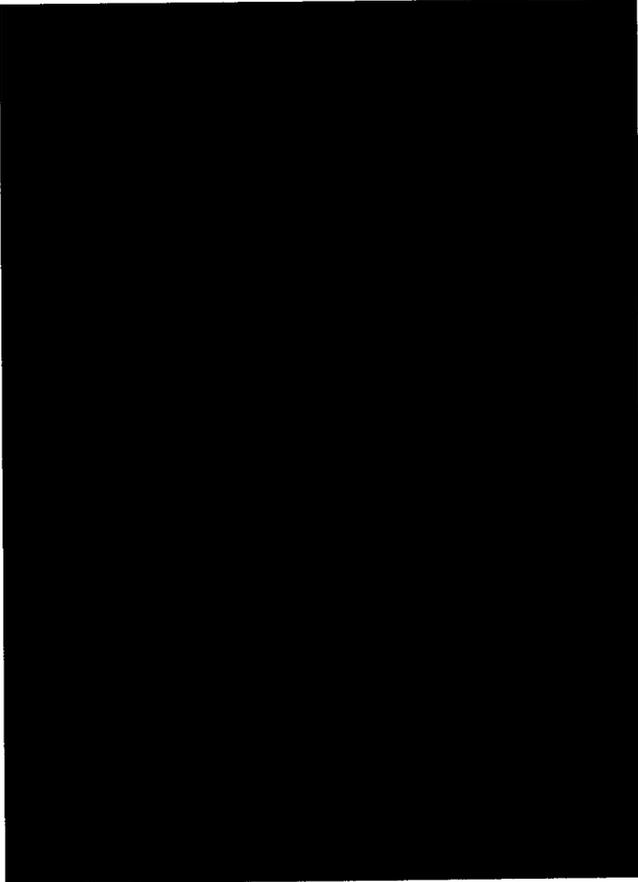
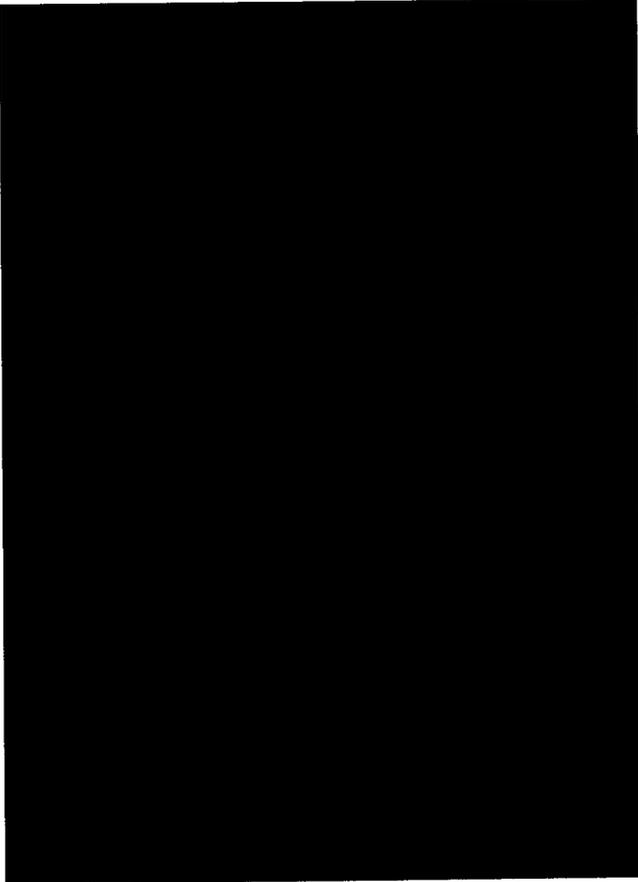
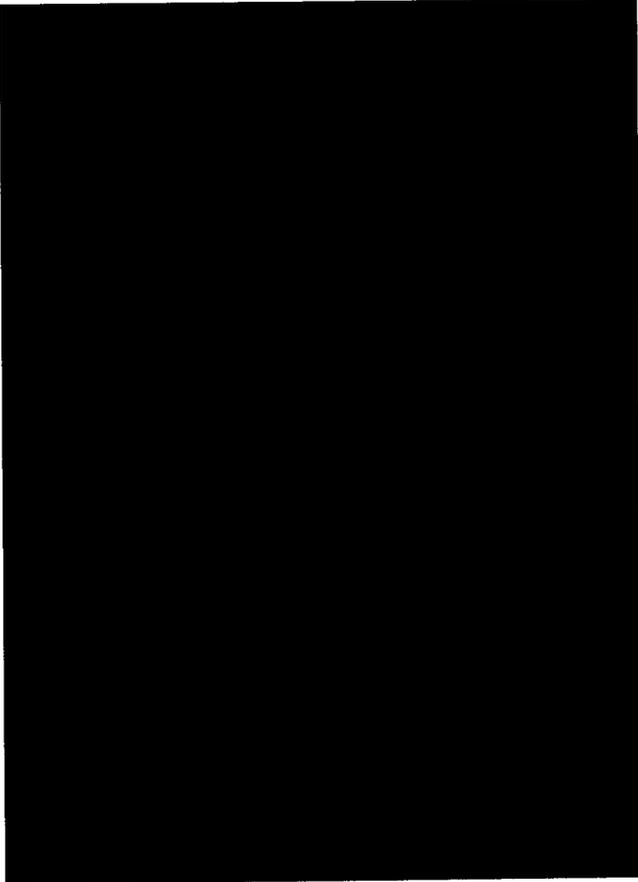
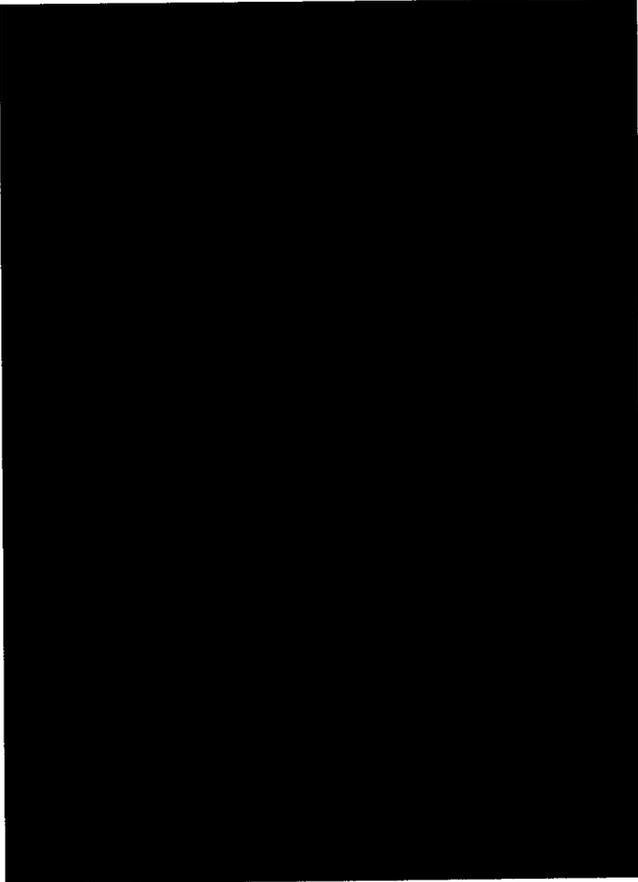
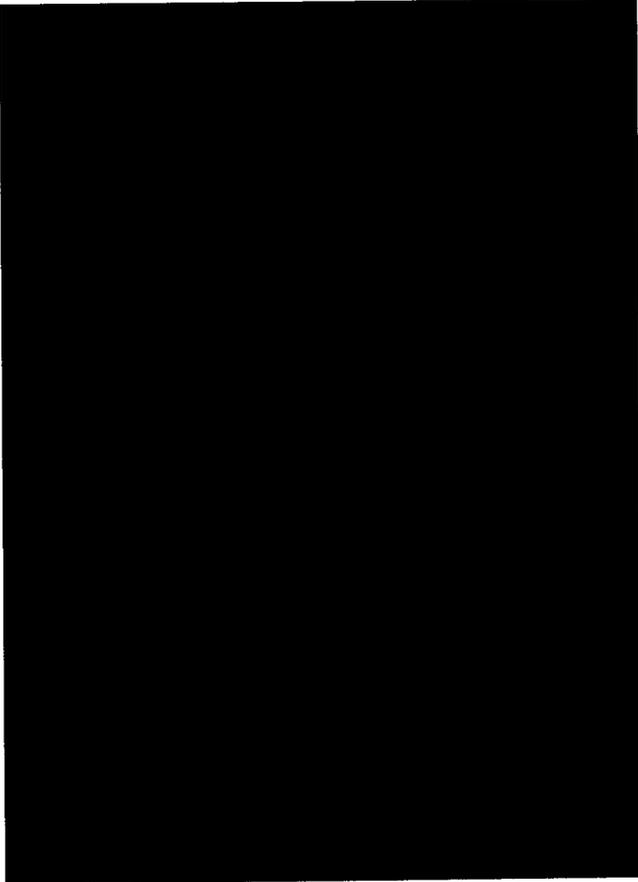
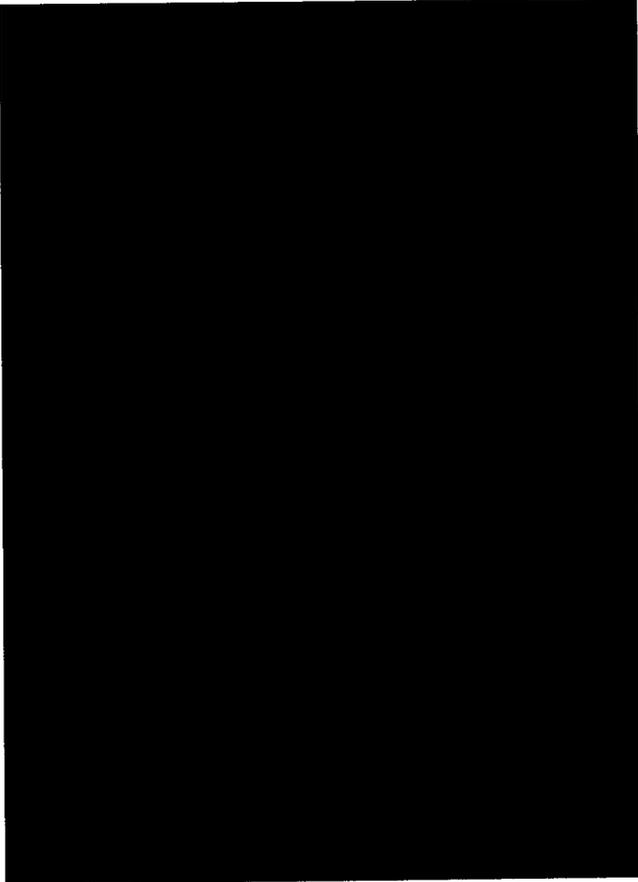
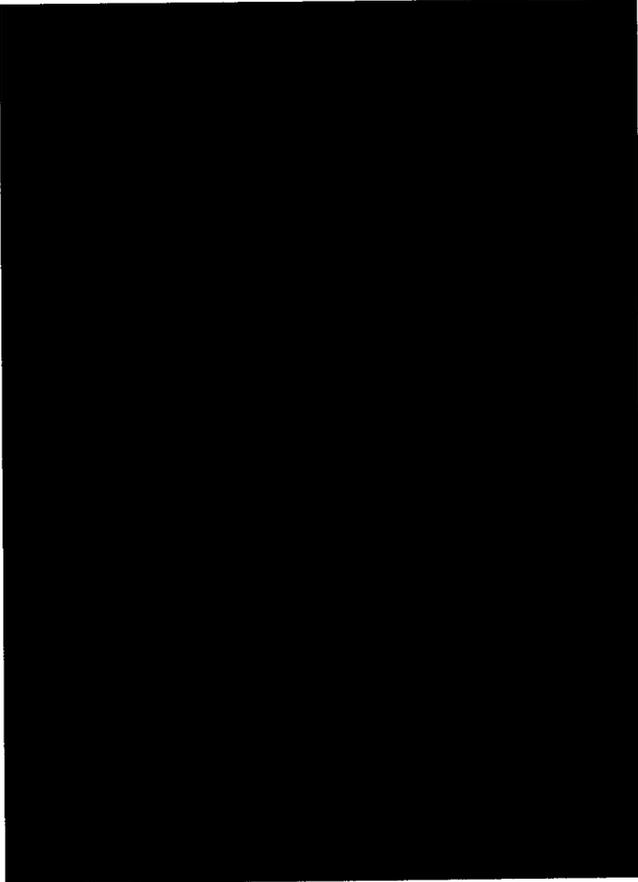
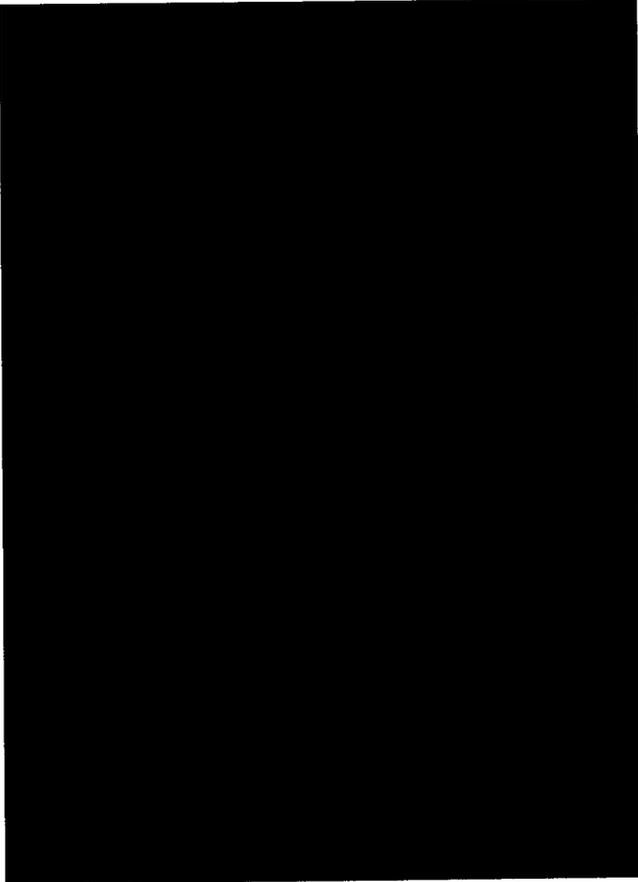
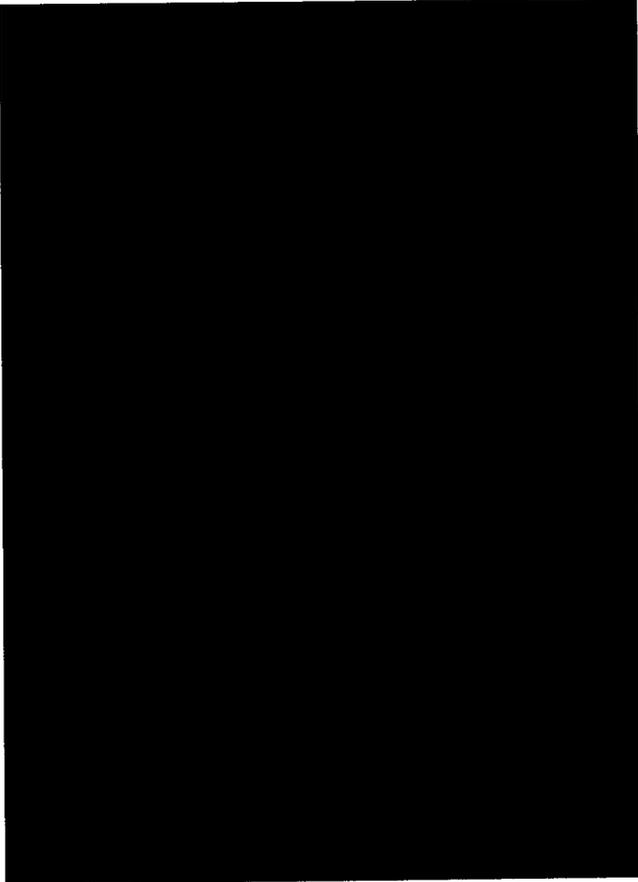
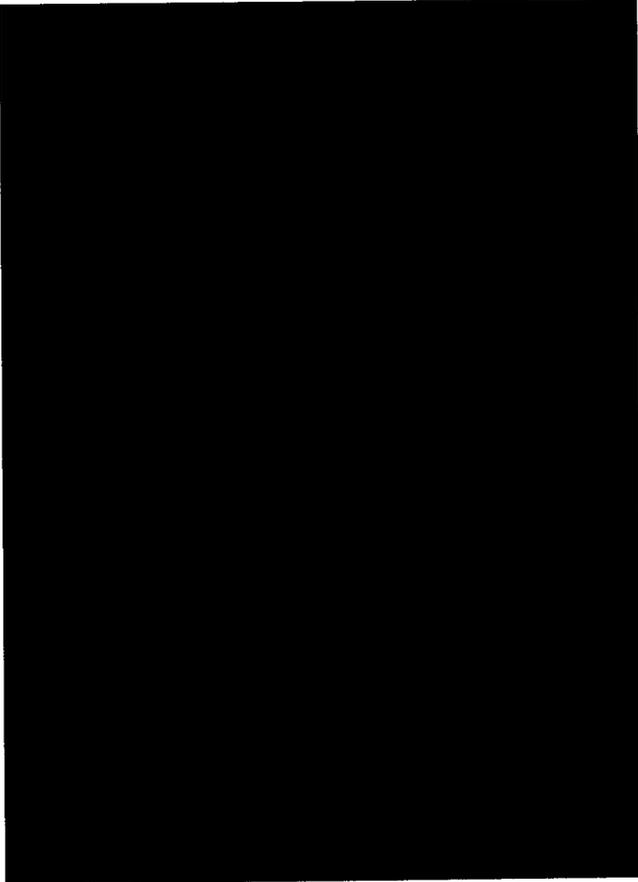

ANGELA CHITTENDEN

Exhibit 7

Cash Receipts & Disbursements

All Transactions of Account 7224 from its inception through November 21, 2017

	7/20/16~ 12/31/16	1/1/17~ 11/21/17	TOTAL
Receipts			
ABM Development and Design LLC			
Receipts	951,377.00	0.00	951,377.00
Payments	(25,000.00)	0.00	(25,000.00)
Total ABM Development and Design LLC	926,377.00	0.00	926,377.00
Deposits to be identified	253,230.28	88,534.92	341,765.20
The Kingdom Trust Company	141,000.00	19,796.29	160,796.29
	148,671.45	0.00	148,671.45
Real Deere, LLC	105,000.00	0.00	105,000.00
	60,000.00	0.00	60,000.00
	58,295.97	0.00	58,295.97
	54,000.00	0.00	54,000.00
	45,000.00	0.00	45,000.00
	42,090.00	0.00	42,090.00
	31,825.00	0.00	31,825.00
	30,000.00	0.00	30,000.00
	(10,953.27)	16,327.81	5,374.54
	5,320.24	0.00	5,320.24
	4,809.34	0.00	4,809.34
	3,549.00	0.00	3,549.00
	2,819.49	0.00	2,819.49
	2,344.96	0.00	2,344.96
	0.00	1,104.79	1,104.79
	864.66	0.00	864.66
	0.00	771.91	771.91
	728.44	0.00	728.44
	0.00	476.45	476.45
	0.00	475.00	475.00
	0.00	117.62	117.62
	719.15	(3,537.90)	(2,818.75)
Total Receipts	1,905,691.71	124,066.89	2,029,758.60
Disbursements			
Corp Defendants & Affiliates			
Global Property Alliance			
Payments	534,528.27	0.00	534,528.27
Receipts	(131,000.00)	0.00	(131,000.00)
Total Global Property Alliance	403,528.27	0.00	403,528.27

Foundation Development Management Inc.

Cash Receipts & Disbursements

All Transactions of Account 7224 from its inception through November 21, 2017

	7/20/16~ 12/31/16	1/1/17~ 11/21/17	TOTAL
Cortez Properties LLC	375,000.00	0.00	375,000.00
Buy Belize LLC	320,000.00	0.00	320,000.00
Related Individuals			
John Vipulus	100,000.00	0.00	100,000.00
Rod Kazazi	25,000.00	0.00	25,000.00
Jordan Pukke	3,500.00	2,500.00	6,000.00
Payton Pukke	2,000.00	0.00	2,000.00
Jasmin Pukke	2,000.00	0.00	2,000.00
Katelin Pukke	1,000.00	0.00	1,000.00
Total Related Individuals	<u>133,500.00</u>	<u>2,500.00</u>	<u>136,000.00</u>
John Pukke Estate	31,500.00	0.00	31,500.00
Buy International			
Payments	0.00	70,985.02	70,985.02
Receipts	(27,500.00)	(16,213.59)	(43,713.59)
Total Buy International	<u>(27,500.00)</u>	<u>54,771.43</u>	<u>27,271.43</u>
Foundation Partners	3,549.00	0.00	3,549.00
Eco Future Development	(7,500.00)	0.00	(7,500.00)
Total Corp Defendants & Affiliates	<u>1,232,077.27</u>	<u>57,271.43</u>	<u>1,289,348.70</u>
Samsung Electro-Mechanics	161,372.20	0.00	161,372.20
Checkcard	112,003.84	16,646.18	128,650.02
Havas Edge LLC	97,220.37	25,000.00	122,220.37
HB Tech Partners Inc.	52,420.00	0.00	52,420.00
Christina Raymond	50,000.00	0.00	50,000.00
William Bannon	30,650.00	0.00	30,650.00
Paradise Development Int'l	22,366.88	0.00	22,366.88
Louis Christian Haug	6,000.00	16,000.00	22,000.00
Novia Financial Inc.	22,000.00	0.00	22,000.00
Legal Related Payments			
BDO Legal Law Office	7,373.53	0.00	7,373.53
Law Office of A. Lavar Taylor	6,165.00	0.00	6,165.00
Barrow Williams LLP	0.00	1,562.50	1,562.50
Allen Matkins Client Trust	1,500.00	0.00	1,500.00
Jeffrey M Verdon Law Group	1,260.75	0.00	1,260.75
Total Legal Related Payments	<u>16,299.28</u>	<u>1,562.50</u>	<u>17,861.78</u>

Foundation Development Management Inc.

Cash Receipts & Disbursements

All Transactions of Account 7224 from its inception through November 21, 2017

	7/20/16~ 12/31/16	1/1/17~ 11/21/17	TOTAL
The Giddyup Group, LLC	15,000.00	0.00	15,000.00
Bank Fees	3,348.81	8,200.92	11,549.73
Deborah L Connelly	11,477.93	0.00	11,477.93
Inspire Minds Media, Inc.	8,700.00	0.00	8,700.00
First Choice Home Loan	7,800.00	0.00	7,800.00
Ruben Morlett	7,500.00	0.00	7,500.00
Cash Withdrawals	7,300.00	0.00	7,300.00
Kristin L McGough	6,615.00	0.00	6,615.00
Sterling Philips	6,100.00	0.00	6,100.00
Lucas Partners International	5,000.00	0.00	5,000.00
Anthony Mock	5,000.00	0.00	5,000.00
Commercial Talent Agency	3,000.00	0.00	3,000.00
Philip McNeil	3,000.00	0.00	3,000.00
Margaret & Ralph Siemer	0.00	2,825.88	2,825.88
Omnium Invest	2,666.36	0.00	2,666.36
Jackie Imtyaz	0.00	2,536.26	2,536.26
XCS, Inc.	2,229.97	0.00	2,229.97
Robyn Tandle	2,000.00	0.00	2,000.00
Extreme Reach Direct Response	1,957.00	0.00	1,957.00
Rachel Whitton	1,500.00	0.00	1,500.00
Angelica M. Garcia	1,440.17	0.00	1,440.17
Tatiana Druggel	1,123.50	0.00	1,123.50
Kristine Small	1,100.00	0.00	1,100.00
Global Standard Design Group	1,000.00	0.00	1,000.00
Miscellaneous Payments (Each under \$1,000)	2,857.18	1,103.15	3,960.33
Total Disbursements	<u>1,910,125.76</u>	<u>131,146.32</u>	<u>2,041,272.08</u>
Inter-Account Transfers			
Account 7868	8,000.00	3,513.48	11,513.48
Total Inter-Account Transfers	<u>8,000.00</u>	<u>3,513.48</u>	<u>11,513.48</u>
Net Balance	<u><u>3,565.95</u></u>	<u><u>(3,565.95)</u></u>	<u><u>0.00</u></u>

Exhibit 8

Estate of John Pukke
Summary of Cash Receipts & Disbursements
 From June 1, 2011 to November 9, 2018 based on available banking records

	6/1/11~ 12/31/11	2012	2013	2014	2015	2016	2017	1/1/18~ 11/9/18	TOTAL
Receipts									
Receipts from Affiliates									
Global Property Alliance Inc.	0.00	185,000.00	70,000.00	110,500.00	142,000.00	111,000.00	11,000.00	0.00	629,500.00
Buy International Inc.	0.00	0.00	0.00	0.00	0.00	0.00	73,000.00	42,000.00	115,000.00
Eco Futures Development	0.00	0.00	0.00	0.00	0.00	0.00	33,000.00	21,000.00	54,000.00
Foundation Development Magement	0.00	0.00	0.00	0.00	0.00	31,500.00	0.00	0.00	31,500.00
Angela Chittenden	0.00	30,000.00	0.00	0.00	0.00	0.00	0.00	0.00	30,000.00
Total Receipts from Affiliates	0.00	215,000.00	70,000.00	110,500.00	142,000.00	142,500.00	117,000.00	63,000.00	860,000.00
Deposits to be identified									
Smith Barney (Nalini Ramlachan)	562,021.19	793.00	0.00	0.00	0.00	0.00	1,000.00	0.00	563,814.19
Foreign Currency Fee Litigation	116,646.43	0.00	0.00	0.00	0.00	0.00	0.00	0.00	116,646.43
Cash Deposits	0.00	34,886.31	0.00	0.00	0.00	0.00	0.00	0.00	34,886.31
37 Modeles Corp	0.00	0.00	16,000.00	0.00	5,000.00	0.00	8,000.00	0.00	29,000.00
A. Badoolah & R. Rasul	9,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,000.00
K. M Nataro (Rent)	6,400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,400.00
Jacobskind	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,000.00
N & E Jacobskind	5,250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,250.00
J. Jacobskind	(900.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(900.00)
Total Jacobskind	4,350.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,350.00
Small Deposits	2,622.35	932.59	0.00	600.00	0.00	0.00	0.00	0.00	4,154.94
Interest Income	0.00	3.14	0.67	0.23	0.31	0.26	0.25	0.31	1.77
Total Receipts	707,039.97	251,615.04	86,000.67	111,100.23	147,000.31	142,500.26	126,000.25	63,000.31	1,634,257.04
Disbursements									
Payments to Family Members									
Aimee Pukke Vaccarelli	23,500.00	34,570.00	24,030.00	22,500.00	30,000.00	30,500.00	32,958.00	27,500.00	225,558.00
Kaelin Pukke	5,000.00	21,500.00	3,000.00	0.00	0.00	0.00	0.00	0.00	29,500.00
Jordan Pukke	5,000.00	7,000.00	2,300.00	0.00	0.00	0.00	0.00	0.00	14,300.00
Pamela Pukke	0.00	4,000.00	0.00	0.00	0.00	0.00	0.00	0.00	4,000.00
Andris Pukke	0.00	0.00	0.00	0.00	500.00	0.00	1,500.00	0.00	2,000.00
Total Payments to Family Members	33,500.00	67,070.00	29,330.00	22,500.00	30,500.00	30,500.00	34,458.00	27,500.00	275,358.00

Estate of John Pukke
Summary of Cash Receipts & Disbursements
 From June 1, 2011 to November 9, 2018 based on available banking records

	6/1/11~ 12/31/11	2012	2013	2014	2015	2016	2017	11/9/18~ 1/1/18~	TOTAL
Beach Bunny Holdings LLC	250,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250,000.00
Lesley Cook	11,500.00	72,000.00	35,600.00	32,500.00	53,000.00	42,000.00	48,000.00	12,000.00	306,600.00
Rent									
B. Smith	0.00	0.00	0.00	0.00	0.00	6,500.00	39,000.00	19,500.00	65,000.00
H. Hernandez	0.00	0.00	0.00	0.00	4,500.00	40,512.00	0.00	0.00	45,012.00
NSC Enterprises Inc.	0.00	0.00	0.00	0.00	25,550.00	0.00	0.00	0.00	25,550.00
Total Rent	0.00	0.00	0.00	0.00	30,050.00	47,012.00	39,000.00	19,500.00	135,562.00
James Santaniello	0.00	185,000.00	0.00	0.00	0.00	0.00	0.00	0.00	185,000.00
Cash & ATM Withdrawals	124,431.50	0.00	0.00	2,603.00	0.00	0.00	156.71	600.00	127,791.21
366 McKinley Ter									
Louise Herbert	30,000.00	18,290.00	0.00	0.00	5,600.00	12,163.87	0.00	0.00	66,053.87
Bank of America	3,545.60	4,882.51	6,605.38	430.63	0.00	0.00	0.00	0.00	15,464.52
Suffolk County Treasurer	0.00	0.00	0.00	6,048.66	0.00	0.00	0.00	0.00	6,048.66
Total 366 McKinley Ter	33,545.60	23,172.51	6,605.38	6,479.29	5,600.00	12,163.87	0.00	0.00	87,566.55
Taxes									
NY City Commissioner	50,013.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50,013.00
United States Treasury	0.00	0.00	36,248.00	0.00	0.00	0.00	0.00	0.00	36,248.00
NY State Income Tax	0.00	0.00	15,722.00	0.00	0.00	0.00	0.00	0.00	15,722.00
City of New York DOF	1,483.22	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,483.22
Con Ed of NY	1,084.88	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,084.88
Tax Refunds from NY State	0.00	(50,131.68)	0.00	0.00	0.00	0.00	0.00	0.00	(50,131.68)
Total Taxes	52,581.10	(50,131.68)	51,970.00	0.00	0.00	0.00	0.00	0.00	54,419.42
Card Payments & Purchases									
Bank of America Crd	0.00	0.00	0.00	14,373.46	4,600.00	1,000.00	0.00	0.00	19,973.46
Capital One Home	0.00	569.49	757.54	0.00	4,132.54	7,500.00	0.00	0.00	12,959.57
Citicard Payment	6,013.80	1,809.94	0.00	0.00	0.00	0.00	0.00	0.00	7,823.74
Platinum Card	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00	5,000.00
POS Purchases	0.00	0.00	0.00	908.22	0.00	0.00	2,513.71	0.00	3,421.93
Chase	0.00	1,180.00	0.00	0.00	0.00	0.00	0.00	0.00	1,180.00
WF Checkcard Purchases	0.00	0.00	0.00	295.95	0.00	0.00	0.00	0.00	295.95
Total Card Payments & Purchases	6,013.80	3,559.43	757.54	15,577.63	8,732.54	8,500.00	2,513.71	5,000.00	50,654.65

Estate of John Pukke
Summary of Cash Receipts & Disbursements
 From June 1, 2011 to November 9, 2018 based on available banking records

	6/1/11~ 12/31/11	2012	2013	2014	2015	2016	2017	1/1/18~ 11/9/18	TOTAL
JP Morgan Chase Loan Draft	34,249.15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	34,249.15
Newport Bluffs Web Pmts	0.00	0.00	0.00	18,490.00	9,549.00	0.00	0.00	0.00	28,039.00
Ester Bivona, Receiver of Taxes	5,134.10	10,419.17	5,285.07	0.00	5,591.41	0.00	0.00	0.00	26,429.55
Hyundai Capital/Hyundai Kia Mot	2,791.64	6,665.19	6,744.16	5,498.91	3,699.38	0.00	0.00	0.00	25,399.28
The Hanover Insurance Co.	0.00	3,475.00	3,668.00	0.00	0.00	0.00	0.00	0.00	7,143.00
Russo, Karl, Widmajer & Cordano	6,280.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,280.00
Florida Atlantic Web Check	0.00	0.00	0.00	6,259.88	0.00	0.00	0.00	0.00	6,259.88
Raisman Magen Associates CPAs	5,000.00	500.00	0.00	0.00	0.00	0.00	0.00	0.00	5,500.00
Jozef Kvyzaoshi	4,330.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,330.00
Payments to be identified	2,666.30	0.00	0.00	318.27	0.00	1,000.00	0.00	0.00	3,984.57
Hanover Insurance Company	2,997.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,997.00
Bank Service Fees	45.45	13.25	323.00	355.00	606.00	541.00	540.00	370.00	2,793.70
Roy J Macchiarola CPA	1,825.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,825.00
Tamosaitis Appraisal Service	1,000.00	500.00	0.00	0.00	0.00	0.00	0.00	0.00	1,500.00
Merrimack Mutual Fire Insurance	1,282.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,282.00
Lisa Finelli	1,030.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,030.00
Acclaim Counseling Inc.	325.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	325.00
Gene Dilly	0.00	315.00	0.00	0.00	0.00	0.00	0.00	0.00	315.00
NYC Water Board	238.47	0.00	0.00	0.00	0.00	0.00	0.00	0.00	238.47
AAA	0.00	0.00	0.00	106.00	0.00	0.00	0.00	0.00	106.00
Afnl Inc.	100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	100.00
Small Payments	48.36	0.00	0.00	0.00	0.00	0.00	0.00	0.00	48.36
FedEx	0.00	45.29	0.00	0.00	0.00	0.00	0.00	0.00	45.29
Harland Clarke Check	0.00	0.00	0.00	42.67	0.00	0.00	0.00	0.00	42.67
Total Disbursements	580,914.47	322,603.16	140,283.15	110,730.65	147,328.33	141,716.87	124,668.42	64,970.00	1,633,219.55
Net Balance	126,125.50	(70,988.12)	(54,282.48)	369.58	(328.02)	783.39	1,331.83	(1,969.69)	1,041.99

Exhibit 9



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Entity Name

Florida Limited Liability Company
ABM DEVELOPMENT AND DESIGN LLC

Filing Information

Document Number	L12000117199
FEI/EIN Number	46-0970928
Date Filed	09/13/2012
Effective Date	09/13/2012
State	FL
Status	ACTIVE
Last Event	LC AMENDMENT
Event Date Filed	11/01/2016
Event Effective Date	NONE

Principal Address

9148 GLADES ROAD
BOCA RATON, FL 33434

Mailing Address

9148 GLADES ROAD
BOCA RATON, FL 33434

Registered Agent Name & Address

BLOOME, GARY
9148 GLADES ROAD
BOCA RATON, FL 33434

Authorized Person(s) Detail

Name & Address

Title MGRM

MOCK, ANTHONY
9148 GLADES ROAD
BOCA RATON, FL 33434

Title MGR

ALLEN, WILLIAM
1606 NW WINDY PINE AVE
ARCADIA, FL 34266

Annual Reports

Report Year	Filed Date
2017	04/26/2017
2018	04/24/2018
2019	04/24/2019

Document Images

04/24/2019 - ANNUAL REPORT	View image in PDF format
04/24/2018 - ANNUAL REPORT	View image in PDF format
04/26/2017 - ANNUAL REPORT	View image in PDF format
11/01/2016 - LC Amendment	View image in PDF format
04/25/2016 - ANNUAL REPORT	View image in PDF format
03/18/2015 - ANNUAL REPORT	View image in PDF format
04/09/2014 - ANNUAL REPORT	View image in PDF format
05/30/2013 - ANNUAL REPORT	View image in PDF format
09/13/2012 - Florida Limited Liability	View image in PDF format

**Electronic Articles of Organization
For
Florida Limited Liability Company**

L12000117199
FILED 8:00 AM
September 13, 2012
Sec. Of State
thampton

Article I

The name of the Limited Liability Company is:
ABM DEVELOPMENT AND DESIGN LLC

Article II

The street address of the principal office of the Limited Liability Company is:
9148 GLADES ROAD
BOCA RATON, FL. 33434

The mailing address of the Limited Liability Company is:
9148 GLADES ROAD
BOCA RATON, FL. 33434

Article III

The purpose for which this Limited Liability Company is organized is:
ANY AND ALL LAWFUL BUSINESS.

Article IV

The name and Florida street address of the registered agent is:
GARY BLOOME
9148 GLADES ROAD
BOCA RATON, FL. 33434

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

Registered Agent Signature: GARY BLOOME

Article V

The name and address of managing members/managers are:

Title: MGRM
ANTHONY MOCK
9148 GLADES ROAD
BOCA RATON, FL. 33434

L12000117199
FILED 8:00 AM
September 13, 2012
Sec. Of State
thampton

Article VI

The effective date for this Limited Liability Company shall be:

09/13/2012

Signature of member or an authorized representative of a member

Electronic Signature: ANTHONY MOCK

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.

Exhibit 10

From: Andris <ekkup@msn.com>
Sent: Friday, May 20, 2016 12:50 PM
To: Frank Connelly <frank@gpadevelopers.com>
Subject: Fwd: ABM Docs

Here's the info from ABM

Sent from my iPhone

Begin forwarded message:

From: "Anthony Mock" <anthony@sanctuarybelize.com>
To: "Andris" <ekkup@msn.com>
Subject: **ABM Docs**

Just use the address attached to the company docs its my registered agent address in Boca. I had the address at the Ocean trail address but we just moved.

--

Anthony Mock
Sanctuary Belize
3333 Michelson Dr #500
Irvine, CA 92612

 IRS DEPARTMENT OF THE TREASURY
INTERNAL REVENUE SERVICE
CINCINNATI OH 45999-0023

Date of this notice: 09-13-2012

Employer Identification Number:
[REDACTED]

Form: SS-4

Number of this notice: CP 575 G

ABM DEVELOPMENT AND DESIGN LLC
ANTHONY MOCK SOLE MBR
9148 GLADES RD
BOCA RATON, FL 33434

For assistance you may call us at:
1-800-829-4933

IF YOU WRITE, ATTACH THE
STUB AT THE END OF THIS NOTICE.

WE ASSIGNED YOU AN EMPLOYER IDENTIFICATION NUMBER

Thank you for applying for an Employer Identification Number (EIN). We assigned you EIN 46-0970928. This EIN will identify you, your business accounts, tax returns, and documents, even if you have no employees. Please keep this notice in your permanent records.

When filing tax documents, payments, and related correspondence, it is very important that you use your EIN and complete name and address exactly as shown above. Any variation may cause a delay in processing, result in incorrect information in your account, or even cause you to be assigned more than one EIN. If the information is not correct as shown above, please make the correction using the attached tear off stub and return it to us.

A limited liability company (LLC) may file Form 8832, *Entity Classification Election*, and elect to be classified as an association taxable as a corporation. If the LLC is eligible to be treated as a corporation that meets certain tests and it will be electing S corporation status, it must timely file Form 2553, *Election by a Small Business Corporation*. The LLC will be treated as a corporation as of the effective date of the S corporation election and does not need to file Form 8832.

To obtain tax forms and publications, including those referenced in this notice, visit our Web site at www.irs.gov. If you do not have access to the Internet, call 1-800-829-3676 (TTY/TDD 1-800-829-4059) or visit your local IRS office.

IMPORTANT REMINDERS:

- * Keep a copy of this notice in your permanent records. This notice is issued only one time and the IRS will not be able to generate a duplicate copy for you.
- * Use this EIN and your name exactly as they appear at the top of this notice on all your federal tax forms.
- * Refer to this EIN on your tax-related correspondence and documents.

If you have questions about your EIN, you can call us at the phone number or write to us at the address shown at the top of this notice. If you write, please tear off the stub at the bottom of this notice and send it along with your letter. If you do not need to write us, do not complete and return the stub. Thank you for your cooperation.

**Electronic Articles of Organization
For
Florida Limited Liability Company**

L12000117199
FILED 8:00 AM
September 13, 2012
Sec. Of State
thampton

Article I

The name of the Limited Liability Company is:
ABM DEVELOPMENT AND DESIGN LLC

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9148 GLADES ROAD
BOCA RATON, FL. 33434

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BOCA RATON, FL. 33434

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ANY AND ALL LAWFUL BUSINESS.

Article IV

The name and Florida street address of the registered agent is:
GARY BLOOME
9148 GLADES ROAD
BOCA RATON, FL. 33434

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

Registered Agent Signature: GARY BLOOME

L12000117199
FILED 8:00 AM
September 13, 2012
Sec. Of State
thampton

Article V

The name and address of managing members/managers are:

Title: MGRM
ANTHONY MOCK
9148 GLADES ROAD
BOCA RATON, FL. 33434

Article VI

The effective date for this Limited Liability Company shall be:
09/13/2012

Signature of member or an authorized representative of a member
Electronic Signature: ANTHONY MOCK

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.

Exhibit 11



Thu 3/24/2016 10:55 AM

CashPro Notifications <CashPro_Notifications@notifications.baml.cc

Wire Beneficiary

To: Rod Kazazi

Click here to download pictures. To help protect your privacy, Outlook prevented automatic download of some pictures in this message.

Right-click or tap and hold here to download pictures. To help protect your privacy, Outlook prevented automatic download of this picture from the Internet.

Activity Alert

Incoming Transaction Notification

Please note that the following transaction has been initiated to your account on March 24, 2016.

- Transaction Reference Number: 2016032400266791
- Amount: 6646.72
- Payment Initiated: 03/24/2016
- Expected Value Date: 03/24/2016
- Beneficiary Name: ABM Holdings
- Beneficiary Account Number: XXXXXXXX4066
- Beneficiary Bank: 026009593
- Remitter Name: Global Property Alliance Inc
- Senders Reference Number: 163OC42100LQ0K62
- Additional Beneficiary Information:
- Notes:

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-----Original Message-----

From: Jesse Jaime <jesse@gpadevelopers.com>
 Sent: Friday, May 27, 2016 2:19 PM
 To: [REDACTED]@qti.qualcomm.com
 Cc: Sandi Kuhns <sandi@gpadevelopers.com>; Rod Kazazi <rod@gpadevelopers.com>; Rachel Whitton <Rachel@gpadevelopers.com>
 Subject: RE: Global Property Alliance, Inc Transaction Receipt

Ms. [REDACTED],

As discussed please find attached the payment instructions for the remaining down payment; Feel free to contact me if you have any questions.

Regards,

JESSE A. JAIME

Contract Administrator

-----Original Message-----

From: Jesse Jaime

Sent: Friday, May 27, 2016 11:11 AM

To: [REDACTED]@qti.qualcomm.com' <[REDACTED]@qti.qualcomm.com>

Cc: Sandi Kuhns <sandi@gpadevelopers.com>; Rod Kazazi <Rod@gpadevelopers.com>

Subject: FW: Global Property Alliance, Inc Transaction Receipt

Hello Ms. [REDACTED],

Please find below the confirmation receipt for US \$4,000.00 that we have charged; We now have a total of US \$5,000.00 collected and applied with a residual balance due of US \$46,000.00

I will be following up with payment instructions for your remittance.

Regards,

General Information

Merchant Account: Global Property Alliance, Inc
Date/Time : 05/27/2016 10:57:29 AM PDT

Transaction Information

Order ID : LP250
Description : down payment
Transaction Amount : \$4,000.00
Transaction ID : 3131322778
Authorization Code : 223467
Transaction Type : Card Sale
Response : Approved
AVS Results : Exact match, 5-character numeric ZIP
CSC Results : CVV2/CVC2 Match

Customer Billing Information



Bank of America
100 N Tyron St, Ste 170.
Charlotte, NC

For Credit to: ABM Holdings
3333 Michaelson Dr. Suite #500
Irvine, CA 92612
(949) 757--0949

WIRING INSTRUCTIONS

Account # [REDACTED] 4066

Routing # 026009593

Exhibit 12

From: Jesse Jaime
Sent: Monday, July 18, 2016 3:25 PM
To: Anthony Mock <anthony@sanctuarybelize.com>
Cc: Rod Kazazi <Rod@gpadevelopers.com>; Kathleen Whitlow <kathleen@gpadevelopers.com>
Subject: RE: ABM account transactions

Please see attached spreadsheet

The deals highlighted in yellow we are awaiting money for and should be kept on a look out for

Thanks,

From: Anthony Mock
Sent: Monday, July 18, 2016 2:43 PM
To: Jesse Jaime <jesse@gpadevelopers.com>
Cc: Rod Kazazi <rod@gpadevelopers.com>; Kathleen Whitlow <kathleen@gpadevelopers.com>
Subject: RE: ABM account transactions

Give me a call on my cell 949.355.2507, it would be nice if I could have a list of all the pending down / monthly payments etc for ABM so that I can be on the lookout etc.

--

Anthony Mock
Sanctuary Belize
3535 Michelson Dr #400
Irvine, CA 92612
C: [+1.949.355.2507](tel:+19493552507)
E: anthony@sanctuarybelize.com
W: www.sanctuarybelize.com

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From: Jesse Jaime

Sent: Monday, July 18, 2016 1:30 PM

To: Anthony Mock <anthony@sanctuarybelize.com>

Cc: Rod Kazazi <rod@gpadevelopers.com>; Kathleen Whitlow <kathleen@gpadevelopers.com>

Subject: ABM account transactions

Importance: High

Hello Anthony,

Rod wanted me to reach out and request from you a reporting of all transactional history from the ABM account; He mentioned you would be able to send me the deposits from our clients which have been credited and cleared into the account.

If you could send that to me it would be greatly appreciated.

Thank you,

JESSE A. JAIME

Contract Administrator

Client	Lot	Total	Down	Funds in House	Balance Owed	Due Date	Expected Date	Notes	Tour Date
	NR696	\$ 384,450	\$ 432,506	389,450	43,056	5/30/2014	5/30/2015	OWES REMAINDER. CLIENT HAS GST ISSUE. REFUSING TO PAY	5/23/2014
	E24	\$ 135,150	\$ 18,245	1,000	17,245	11/30/2015	11/30/2015	DUE UPON COMPLETION OF IRA. WAITING ON FINALIZATION. UNRESPONSIVE	SITE UNSEEN
	E118	\$ 133,620	\$ 10,823	6,000	4,823	4/25/2016	4/25/2016	REMAINDER DUE 4/25. EMAIL REMINDER SENT	3/18/2016
	NR631	\$ 298,200	\$ 16,774	-	16,774	5/2/2016	5/2/2016	THIS DEAL WAS REPORTED TO BELIZE OFFICE. SENT 1% EXTENSION PAYMENT TO IRVINE?	4/22/2016
	NR398	\$ 155,350	\$ 34,954	1,000	33,954	5/11/2016	5/11/2016	THIS DEAL WAS REPORTED TO BELIZE OFFICE? NO IDEA WHAT THE STATUS IS	4/29/2016
	E099	\$ 111,750	\$ 6,286	6,286	6,286	5/11/2016	5/11/2016	THIS DEAL WAS REPORTED TO BELIZE OFFICE? NO IDEA WHAT THE STATUS IS	4/29/2016
	SR158	\$ 167,625	\$ 37,716	6,000	31,716	5/15/2016	5/15/2016	REMIANDER DUE 5/15 PER CONTRACT. EMAIL REMINDER SENT OUT	3/18/2016
	NR650	\$ 282,750	\$ 15,905	1,000	14,905	5/16/2016	5/16/2016	THIS DEAL WAS REPORTED TO BELIZE OFFICE? NO IDEA WHAT THE STATUS IS	4/29/2016
	NR448	\$ 149,250	\$ 16,791	1,000	16,791	5/16/2016	5/16/2016	THIS DEAL WAS REPORTED TO BELIZE OFFICE? NO IDEA WHAT THE STATUS IS	4/29/2016
	LP018	\$ 92,000	\$ 28,250	1,000	27,250	6/24/2016	6/24/2016	REMAINDER PAST DUE. NEED TO CONFIRM ABM ACCOUNT	6/15/2016
	S053	\$ 242,900	\$ 68,316	45,000	23,316	6/30/2016	6/30/2016	REMAINDER DUE FROM SALE OF HOME. CLIENT HAS ISSUES WITH THE SALE OF HOME	11/6/2016
	NR662	\$ 468,300	\$ 263,419	48,700	214,719	3/30/2016	6/30/2016	REMAINDER DUE BY MARCH 30, 2016. DELAY OF PAYMENT FOR UP TO 60+ DAYS	3/20/2016
	SR271	\$ 246,750	\$ 138,797	101,449	12,449	7/1/2016	7/1/2016	INCREMENTAL PAYMENTS TO COMPLETE DOWN	6/26/2016
	NR366	\$ 159,200	\$ 17,910	1,000	16,910	7/1/2016	7/1/2016	REMAINDER DUE JULY. UNLIKELY TO BE FINALIZED	4/8/2016
	E113	\$ 119,250	\$ 6,708	2,000	4,708	5/25/2016	7/22/2016	THIS DEAL WAS REPORTED TO BELIZE OFFICE. CLIENT IS TOURING 7/22 TO FINALIZE	4/22/2016
	LP019	\$ 169,650	\$ 8,733	4,500	4,233	7/27/2016	8/3/2016	REMAINDER DUE IN 30 DAYS, \$3,500.00 TRAVEL CREDIT GIVEN?	6/24/2016
	LP085	\$ 101,650	\$ 5,083	3,041	2,041	8/23/2016	8/23/2016	REMAINDER DUE IN AUGUST	5/20/2016
	LP011	\$ 57,550	\$ 5,750	3,000	54,550	8/30/2016	8/30/2016	REMAINDER DUE AUGUST PER CONTRACT	5/20/2016
	LP010	\$ 72,300	\$ 9,730	5,000	4,730	8/30/2016	8/30/2016	REMAINDER DUE AUGUST PER CONTRACT	5/20/2016
	NR451	\$ 168,130	\$ 9,457	5,000	4,457	8/6/2016	10/6/2016	CLIENT HAS REQUESTED 60 DAY DEFERMENT HAVING MEDICAL ISSUES.	4/29/2016
	E237	\$ 160,300	\$ 90,169	56,169	34,000	10/30/2016	10/30/2016	INCREMENTAL PAYMENTS OF \$4,250.00 PER MONTH FOR ONE YEAR	9/25/2016
	LP048	\$ 225,000	\$ 100,000	40,000	60,000	11/1/2016	11/1/2016	INCREMENTAL \$15K PAYMENTS ON THE 1ST OF JULY, SEPTEMBER, OCTOBER, NOVEMBER	5/27/2016
	SR271	\$ 246,750	\$ 138,797	12,449	12,449	1/1/2017	1/1/2017	INCREMENTAL PAYMENTS TO COMPLETE DOWN	6/26/2016
	NR671	\$ 259,350	\$ 145,884	25,884	120,000	10/15/2016	1/15/2017	REMIANDER DP DUE QUARTERLY 7/15/16, 10/15/16, 01/15/2017	1/22/2016
	LP132	\$ 249,875	\$ 74,000	26,500	47,500	1/16/2017	1/16/2017	INCREMENTAL PAYMENTS. SEE CONTRACT OR PROMISE TO PAY	SITE UNSEEN
	LP133	\$ 249,875	\$ 74,000	26,500	47,500	1/16/2017	1/16/2017	INCREMENTAL PAYMENTS. SEE CONTRACT OR PROMISE TO PAY	SITE UNSEEN
	SR067	\$ 419,300	\$ 94,343	47,171	47,171	1/30/2017	1/30/2017	\$11,792.81 PER MONTH ON 4/30/16, 7/30/16, 10/30/16, 1/30/17	1/8/2016
	SR271	\$ 246,750	\$ 138,797	5,000	12,449	7/1/2017	7/1/2017	INCREMENTAL PAYMENTS TO COMPLETE DOWN	6/26/2015
	WVV50	\$ 125,250	\$ 70,453	5,000	65,453	7/14/2017	7/14/2017	DOWN PAYMENT DUE IN 2017? WTF	7/10/2017
	#14	\$ 500,000	\$ 562,500	250,000	312,500	5/30/2015	5/30/2015	REMAINDER DUE UPON COMPLETION OF CONDO	2/21/2014
	#12	\$ 500,000	\$ 562,500	250,000	312,500	5/30/2015	5/30/2015	REMAINDER DUE UPON COMPLETION OF CONDO	2/21/2014

Total \$ 6,898,275 \$ 3,255,393

Exhibit 13

From: Anthony Mock <anthony@sanctuarybelize.com>
Sent: Wednesday, September 28, 2016 8:07 AM
To: Jesse Jaime <jesse@gpadevelopers.com>
Cc: Rod Kazazi <rod@gpadevelopers.com>; Kathleen Whitlow <kathleen@gpadevelopers.com>
Subject: RE: ABM Deposits

Attached are is the client deposit from yesterday, 9/27/2016

--

Anthony Mock
Sanctuary Belize
3333 Michelson Dr #500
Irvine, CA 92612
C: [+1.949.355.2507](tel:+1949.355.2507)
E: anthony@sanctuarybelize.com
W: www.sanctuarybelize.com

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From: Jesse Jaime
Sent: Tuesday, August 30, 2016 1:10 PM
To: Anthony Mock <anthony@sanctuarybelize.com>
Cc: Rod Kazazi <rod@gpadevelopers.com>; Kathleen Whitlow <kathleen@gpadevelopers.com>
Subject: ABM Deposits

Hey Anthony,

Just wanted to see if there has been anymore payments received into ABM account?
There still possibly may have been some lagging checks or wires being paid from our clients.

Thanks,

JESSE A. JAIME

Contract Administrator

ABM Holdings Deposit Acct 4066: Account Activity Transaction Details

Post date: 09/27/2016

Amount: 23,750.00

Type: Credit

Description: WIRE TYPE:WIRE IN DATE: 160927 TIME:1059
ET TRN:2016092700223462
SEQ:260115/000362 ORIG: [REDACTED]
[REDACTED] ID: [REDACTED] SND BK:ALPINE
BANK ID:102103407 PMT DET:BAMBOO
SPRINGS - LOT BS6 8

Exhibit 14

From: Anthony Mock <anthony@sanctuarybelize.com>
Sent: Monday, October 03, 2016 9:56 AM
To: Jesse Jaime <jesse@gpadevelopers.com>
Cc: Kathleen Whitlow BuyParadise <kathleen@buyparadise.com>; Rod Kazazi <rod@gpadevelopers.com>
Subject: RE: ABM Deposits

Attached are all the deposits from Friday

--

Anthony Mock
Sanctuary Belize
3333 Michelson Dr #500
Irvine, CA 92612
C: +1.949.355.2507
E: anthony@sanctuarybelize.com
W: www.sanctuarybelize.com

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From: Jesse Jaime
Sent: Friday, September 30, 2016 10:25 AM
To: Anthony Mock <anthony@sanctuarybelize.com>
Cc: Kathleen Whitlow BuyParadise <kathleen@buyparadise.com>; Rod Kazazi <rod@gpadevelopers.com>
Subject: RE: ABM Deposits

Thanks for the update Anthony



Online Banking

ABM Holdings Deposit Acct 4066: Account Activity Transaction Details

Post date: 09/30/2016

Amount: 8,000.00

Type: Credit

Description: WIRE TYPE:WIRE IN DATE: 160930 TIME:1229
ET TRN:2016093000324742
SEQ:5169600274ES/017047 ORIG:HY TECH
FORMING SYSTEMS U ID: [REDACTED] SND BK:
JPMORGAN CHASE BANK, NA ID:021000021
PMT DET:DCD O F 16/09/30 [REDACTED]
ABM HOLDINGS 3333 MICHEL



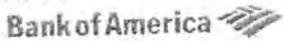
ABM Holdings Deposit Acct 4066: Account Activity Transaction Details

Post date: 09/30/2016

Amount: 12,730.00

Type: Credit

Description: WIRE TYPE: WIRE IN DATE: 160930 TIME: 0529
ET TRN: 2016093000107114
SEQ: S066274056F501/146174 ORIG: MRS
██████████ ID: ██████████ SND
BK: CITIBANK, N.A. ID: 0008 PMT DET: RE:
██████████ BAMBOO
SPRINGS



Online Banking

ABM Holdings Deposit Acct 4066: Account Activity Transaction Details

Post date: 09/30/2016

Amount: 21,500.00

Type: Credit

Description: WIRE TYPE: WIRE IN DATE: 160930 TIME: 1225
ET TRN: 2016093000322958
SEQ: 160930112505XI01/000159 ORIG: JAMES
BUGEY ID: [REDACTED] SND BK: MID-ATLA
NTIC CORPORATE FCU ID: 231387550



Online Banking

ABM Holdings Deposit Acct 4066: Account Activity Transaction Details

Post date: 09/30/2016

Amount: 54,250.00

Type: Credit

Description: WIRE TYPE:WIRE IN DATE: 160930 TIME:1401
ET TRN:2016093000381863 SEQ: /000428
ORIG:AMY M NIEHAUS ID: [REDACTED] SND
BK:MIDWEST INDEP ENDENT BANK
ID:086505273

Exhibit 15

From: Anthony Mock <anthony@sanctuarybelize.com>
Sent: Wednesday, October 05, 2016 5:25 AM
To: Jesse Jaime <jesse@gpadevelopers.com>
Cc: Kathleen Whitlow BuyParadise <kathleen@buyparadise.com>; Rod Kazazi <Rod@gpadevelopers.com>
Subject: RE: ABM Deposits

Deposits from yesterday total: \$92,625.00 usd

--

Anthony Mock
Sanctuary Belize
3333 Michelson Dr #500
Irvine, CA 92612
C: [+1,949.355.2507](tel:+19493552507)
E: anthony@sanctuarybelize.com
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From: Jesse Jaime
Sent: Tuesday, October 04, 2016 10:11 AM
To: Anthony Mock <anthony@sanctuarybelize.com>
Cc: Kathleen Whitlow BuyParadise <kathleen@buyparadise.com>; Rod Kazazi <rod@gpadevelopers.com>
Subject: RE: ABM Deposits

Thanks

ABM Holdings Deposit Acct 4066: Account Activity Transaction Details

Post date: 10/04/2016

Amount: 32,750.00

Type: Credit

Description: WIRE TYPE:WIRE IN DATE: 161004 TIME:1441
ET TRN:2016100400286544
SEQ:040038/001434 ORIG: [REDACTED]
ID: [REDACTED] SND BK:ALPINE BANK
ID:102103407

ABM Holdings Deposit Acct 4066: Account Activity Transaction Details

Post date: 10/04/2016

Amount: 5,625.00

Type: Credit

Description: WIRE TYPE: WIRE IN DATE: 161004 TIME: 1719
ET TRN: 2016100400345483
SEQ: 20162780053400/000146 ORIG: ██████████
ID: ██████████ SND BK: AMERICA FIRS T
FEDERAL CREDIT ID: 324377516 PMT
DET: 098510561581 5055 FURTHER CREDIT TO
ABM HOLDINGS

Exhibit 16

From: Angie Garcia <angie@gpadevelopers.com>
Sent: Friday, October 21, 2016 8:09 PM
To: Anthony Mock <anthony@sanctuarybelize.com>
Cc: Jesse Jaime <jesse@gpadevelopers.com>
Subject: FW: Wires received

Please disregard the first email, this spreadsheet includes the deposits.

Thank you

From: Angie Garcia
Sent: Friday, October 21, 2016 7:58 PM
To: Anthony Mock <anthony@sanctuarybelize.com>
Cc: Jesse Jaime <jesse@gpadevelopers.com>
Subject: Wires received

Hi Anthony,

Please see attachment.

When you get a chance, there are 3 wires that you sent to bank account ending in 7224 (Laguna Palms).

Can you please clarify, which clients these are for?

Which deposits make up the:

130K
117K
170,818.00

The spreadsheet also includes the client deposit that you sent to Jesse.

Thank you,
Angie

9/29/2016 Wire from ABM 130,000.00

10/5/2016	Wire from ABM	92,625.00	
			54,250.00
			32,750.00
			5,625.00

10/7/2016	Wire from ABM	281,250.00	
			281,250.00

10/12/2016	Wire From ABM	129,000.00	
			129,000.00

10/12/2016 Wire From ABM 117,000.00

10/20/2016 Wire From ABM 170,818.00

3 Wires from ABM, clients unknown 417,818.00

9/26/2016		54,250.00
9/26/2016		19,980.00
9/27/2016		23,750.00
9/30/2016		54,250.00
9/30/2016		21,500.00
9/30/2016		12,730.00
9/30/2016		8,000.00
10/3/2016		15,250.00
10/7/2016		54,250.00
10/11/2016		27,125.00
10/13/2016		10,000.00
10/14/2016		30,000.00
10/17/2016		54,250.00
10/19/2016		31,951.00
10/19/2016		45,748.89

Exhibit 17

Receiver of Ecological Fox LLC et al.
Reserve Collections and Expenses
From inception (November 8, 2018) to May 31, 2019

Beach Club Funds Received	2,172.41
Collection of Docking Fees	26,439.21
Collection for Logs/Materials	6,425.00
Laundry Coin Collected	26.00
Total Collections	35,062.62
Expenses	
Annual Station Licenses	1,375.00
Bank Fees	1,505.07
Boarding Fees	725.00
Conservation Mgmt Fees	18,280.00
Electricity	
Beach Club *	18,877.60
Equestrian	926.39
Housing & Villas	10,036.69
Marina	26,268.21
Office	3,401.33
POA	1,538.34
Wells, Pumps & Maint Sheds	12,387.81
Electricity	73,436.37
Firearm & Security License Fees	3,512.50
Gasoline and Diesel	24,758.51
Government of Belize Taxes	141,000.89
Internet & Phones	32,333.61
Inspection & License Fees	925.00
Licenses & Registration	212.50
Meals	256.58
Miscellaneous	600.00
Post Office Box rental	60.00
Repairs,Maintenance & Parts	14,119.35
Staff & Mangement Fees	
Admin Employees	109,797.02
General Employees	149,504.42
Security Staff	111,623.97
Employee Advance	1,320.00
Laid Off Staff	94,170.23
Staff & Mangement Fees	466,415.64
Supplies	1,911.83
Vehicle/Motorcycle Fleet Insurance	5,150.67
Water Quality Testing	2,338.38
Legal Fees & Costs	
Barrow & Williams LLP	
Legal Fees	30,000.00
Legal Costs	8,750.00
Trust Funds Payment Processor Fees & Costs	13,500.00
Total Barrow & Williams LLP	52,250.00
Legal Fees & Costs	52,250.00
Total Expenses	841,166.90

* Outstanding bills paid for the Beach Club in June were : \$15,899.66