

UNITED STATES DISTRICT COURT  
SOUTHERN DISTRICT OF INDIANA  
INDIANAPOLIS DIVISION

UNITED STATES SECURITIES AND EXCHANGE  
COMMISSION,

Plaintiff,

v.

ALANAR, INC., et al.,

Defendants,

and

CHURCHMEN'S INVESTMENT CORPORATION, et al.,

Relief Defendants.

Judge: John Daniel Tinder

CIVIL ACTION NO.:

1:05-CV-1102-JDT-TAB

Magistrate Judge: Tim A. Baker

**ORDER AUTHORIZING RECEIVER TO CONDUCT PUBLIC SALE OF REAL  
ESTATE LOCATED AT 1104-06 EAST MCMILLAN STREET, CINCINNATI, OHIO**

Comes now the Receiver, Bradley W. Skolnik, and petitions this Court for authority to conduct a public sale of real estate located at 1104-06 East McMillan Street, Cincinnati, Ohio pursuant to 28 U.S.C. §§2001 and 2002,

And the Court having examined the petition and being duly advised, now finds that the petition should be granted:

IT IS THEREFORE ORDERED that the Receiver is hereby authorized and directed to:

(a) Sell the real estate located at 1104-06 East McMillan Street, Cincinnati, Ohio (the "Property") at a public sale conducted pursuant to 28 U.S.C. §§2001 and 2002 and that such sale shall be held on location at 1104-06 East McMillan Street, Cincinnati, Ohio on Friday, October 5, 2007 at 1:00 o'clock, p.m., local Cincinnati, Ohio time;

(b) Prior to the date set for the auction, publish notice in a form substantially similar to that attached as Exhibit C to the Receiver's petition and incorporated herein by reference once a week for a period of four weeks in a newspaper or newspapers regularly issued and of general

circulation in the court, state or judicial district of the United States wherein the Property is situated as the Receiver may select and to take such further steps, if any, as the Receiver deems appropriate to further advertise and promote such public sale, including retaining the services of Chris Davis, Inc. d/b/a Auction Ohio (“Auction Ohio”) to advertise and conduct such public sale and pay such commission to Auction Ohio as agreed to by the Receiver;

(c) Conduct the public sale of the Property, at his discretion, to establish bid terms or conditions of the sale including the minimum bid price for the property, the financial terms of the sale, and/or such other terms that the Receiver deems appropriate and in the best interest of the estate, including but not limited to rejecting bids and withdrawing the Property from public sale, and setting a new time and date for bidding;

(d) Where appropriate, accept the highest and best received bid at the auction as determined by the Receiver in his sole discretion, and convey all right and title to the Property to that highest bidder;

(e) Pay all costs incurred in connection with maintaining and preparing the Property for auction and advertising and otherwise promoting the auction including, without limitation, the cost of publishing the publication notice;

(f) Engage Auction Ohio to conduct such auction and to enter into such agreements with Auction Ohio in accordance with the engagement, and paying the agreed to commission thereto;

(g) Pay at closing, out of the proceeds of the sale, all liens, encumbrances, mortgages, taxes, sale commissions, recording fees, title costs, and other charges necessary to complete the sale, to the extent such liens, costs and other charges have not already been paid;

(h) To file with the Court a report of the results of the auction, including the identity of the highest bidder and the purchase price, within five days following the conclusion of the public sale; and

(h) To close on the sale of the Property within 30 days after the public sale and hold the net proceeds received from such public sale pending further order of this Court.

ALL OF WHICH IS ORDERED this 23rd day of August, 2007.

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John Daniel Tinder, Judge  
United States District Court

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