

**UNITED STATES DISTRICT COURT  
MIDDLE DISTRICT OF FLORIDA  
TAMPA DIVISION**

COMMODITY FUTURES TRADING  
COMMISSION,

Plaintiff,

v.

CASE NO.: 8:19-CV-886-T-33SPF

OASIS INTERNATIONAL GROUP,  
LIMITED; OASIS MANAGEMENT, LLC;  
SATELLITE HOLDINGS COMPANY;  
MICHAEL J DACORTA; JOSEPH S.  
ANILE, II.; RAYMOND P MONTIE III;  
FRANCISCO “FRANK” L. DURAN; and  
JOHN J. HAAS,

Defendants,

and

MAINSTREAM FUND SERVICES, INC.;  
BOWLING GREEN CAPITAL  
MANAGEMENT LLC; LAGOON  
INVESTMENTS, INC.; ROAR OF THE  
LION FITNESS, LLC; 444 GULF OF  
MEXICO DRIVE, LLC; 4064 FOUNDERS  
CLUB DRIVE, LLC; 6922 LACANTERA  
CIRCLE, LLC; 13318 LOST KEY PLACE,  
LLC; and 4 OAKS LLC,

Relief Defendants.

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**RECEIVER’S SECOND NOTICE OF PUBLICATION REGARDING  
THE SALE OF 13318 LOST KEY PLACE IN LAKEWOOD RANCH, FLORIDA**

On August 3, 2020, Burton W. Wiand, as receiver (the “**Receiver**”) over the assets of the above-captioned defendants and relief defendants (the “**Receivership**” or “**Receivership Estate**”), filed his Verified Motion to Approve the Private Sale of Real Property –

Specifically, 13318 Lost Key Place in Lakewood Ranch, Florida (the “**Motion**”). Doc. 297. A notice of the proposed sale was attached as Exhibit 5 to the Motion. On August 4, 2020, the Receiver published the notice in the Sarasota Herald Tribune, which is regularly issued and of general circulation in the district where the property is located. *See* Doc. 301 (notice of publication). More than 10 days have elapsed since the Receiver published the notice, and no individual or entity has submitted a “bona fide offer” pursuant to 28 U.S.C. § 2001(b). In addition, no party has filed an opposition to the Motion, and the 14-day deadline to do so under the Local Rules has expired. As such and because the Motion is unopposed, the Receiver now respectfully asks the Court to grant the Motion and to approve the sale.

Importantly, the Receiver also asks the Court to use the proposed order attached to this notice as **Exhibit A** instead of the proposed order attached to the Motion. The version attached as Exhibit A contains both the street address and the legal description of the Lost Key property as well as the purchase price and the buyers’ names. The version attached to the Motion contains only the street address and the parcel number; the legal description is referenced in the Motion but not in the proposed order. Although the Receiver has not included the legal description in past orders, recent communications with underwriters and title counsel have indicated that including the legal description in the Court’s order could promote quicker closings and avoid potential questions about the chain of title in an abundance of caution. As such, the Receiver asks the Court to grant the motion using the order attached as Exhibit A.

**CERTIFICATE OF SERVICE**

I **HEREBY CERTIFY** that on August 21, 2020, I electronically filed the foregoing with the Clerk of the Court by using the CM/ECF system. I have also provided the following non-CM/ECF participants with a true and correct copy of the foregoing by electronic mail and US mail to:

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*Attorneys for the Receiver, Burton W. Wiand*

# **EXHIBIT A**

**IN THE UNITED STATES DISTRICT COURT  
MIDDLE DISTRICT OF FLORIDA  
TAMPA DIVISION**

COMMODITY FUTURES TRADING  
COMMISSION,

Case No. 19-CV-886-T-33SPF

Plaintiff,

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MEXICO DRIVE, LLC; 4064 FOUNDERS  
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LLC; and 4 OAKS LLC,

Relief Defendants.

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**ORDER**

Before the Court is the Receiver's Verified Motion to Approve the Private Sale of Real Property – Specifically, 13318 Lost Key Place, Lakewood Ranch, Florida 34202 (the "Motion") (Dkt. 297). The United States of America having consented to the relief requested by the Receiver in the Motion, upon due consideration of the Receiver's powers as set forth in the Consolidated Order and its predecessors (Dkts. 7, 44 and 177), the consent of the United States of America, and

applicable law, it is **ORDERED AND ADJUDGED** that the Motion is **GRANTED**.

The sale of the real property located at 13318 Lost Key Place, Lakewood Ranch, Florida 34202, legally described as:

**Lot 15, Block B , Lakewood Ranch Country Club Village, Subphase U a/k/a Palmer's Creek & Subphase X a/k/a Keswick, a Subdivision, according to the plat thereof, as recorded in Plat Book 40, Pages 71 through 85, inclusive, of the Public Records of Manatee County, Florida,**

is hereby **APPROVED**. This transaction is pursuant to the Purchase and Sale Agreement attached as Exhibit 1 to the Motion, which consists of selling the above-stated property to Steven Ray Green and Renee VanWinkle Green. The sale will generate a gross recovery of \$1,100,000.00 for the Receivership Estate. As such, the Court finds the sale commercially reasonable, fair and equitable, and in the best interests of the Receivership Estate.

The Receiver empowered via this order will be conveying not only all the interest of the Receivership in the subject real property but also all of the ownership interest of the United States of America, which was obtained via that certain Final Judgment of Forfeiture in Case No. 8:19-cv-908-T-02AEP, rendered in the US District Court for the Middle District of Florida – Tampa Division, on or about July 16, 2019.

The Receiver is hereby directed to transfer the real property located in Manatee County, Florida to Steven Ray Green and Renee Vanwinkle Green free and clear of all claims, liens, and encumbrances (including without limitation the interest of the Receiver and the interest of the United States of America, which was obtained via that certain Final Judgment of Forfeiture in Case No. 8:19-cv-908-T-02AEP, rendered in the U.S. District Court for the Middle District of Florida – Tampa Division, on or about July 16, 2019), by way of a Receiver's Deed, pursuant to the Purchase and Sale Agreement.

**DONE** and **ORDERED** in chambers in Tampa, Florida this \_\_\_\_ day of August 2020.

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VIRGINIA M. HERNANDEZ COVINGTON  
UNITED STATES DISTRICT JUDGE

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Counsel of Record