

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

SECURITIES AND EXCHANGE
COMMISSION,

Plaintiff,

v.

Case No. 8:20-CV-325-T-35MRM

BRIAN DAVISON;
BARRY M. RYBICKI;
EQUIALT LLC;
EQUIALT FUND, LLC;
EQUIALT FUND II, LLC;
EQUIALT FUND III, LLC;
EA SIP, LLC;

Defendants, and

128 E. DAVIS BLVD, LLC, et al.,

Relief Defendants.

**RECEIVER'S NOTICE OF
LACK OF BONA FIDE OFFERS REGARDING THE SALE OF
3527 WEST LAWRENCE LANE, PHOENIX, ARIZONA**

On January 3, 2023, Burton W. Wiand, as Receiver (the "**Receiver**")
over the assets of the above-captioned corporate defendants and relief

defendants,¹ filed the Receiver’s Verified Unopposed Motion to Approve Private Sale of Real Property — 3527 West Lawrence Lane, Phoenix, Arizona (Doc. 756) (the “**Motion**” and the “**Property**”). The Court has not issued an order addressing the Motion.

A notice of sale was published on December 26, 2022, in the *Arizona Republic*, which is a newspaper that is regularly issued and of general circulation in the district where the Property is located. An affidavit of publication is attached as **Exhibit 1**. The Receiver files this notice to inform the Court that pursuant to 28 U.S.C. § 2001(b), no “bona fide offers” were received.

Respectfully submitted,

s/R. Max McKinley

R. Max McKinley, FBN 119556

mmckinley@guerraking.com

GUERRA KING P.A.

1408 N. Westshore Blvd., Suite 1010

Tampa, FL 33607

Tel: (813) 347-5100

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and

¹ The (“**Receiver**” and the “**Receivership**” or “**Receivership Estate**”) has been expanded to include the Corporate Defendants, Relief Defendants and the following entities: EquiAlt Qualified Opportunity Zone Fund, LP; EquiAlt QOZ Fund GP, LLC; EquiAlt Secured Income Portfolio REIT, Inc.; EquiAlt Holdings LLC; EquiAlt Property Management LLC; and EquiAlt Capital Advisors, LLC. *See* Doc. 184, at 6-7. *See also*, Doc. 284.

Katherine C. Donlon, FBN 0066941

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**JOHNSON, CASSIDY, NEWLON &
DECORT P.A.**

3242 Henderson Blvd., Ste. 210

Tampa, FL 33609

Tel: (813) 291-3300

Fax: (813) 324-4629

*Attorneys for the Receiver Burton W.
Wiand*

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on January 5, 2023, I electronically filed the foregoing with the Clerk of the Court by using the CM/ECF system.

s/ R. Max McKinley

R. Max McKinley

EXHIBIT 1

THE ARIZONA REPUBLIC

PO Box 194, Phoenix, Arizona 85001-0194

Phone 1-602-444-7315

Fax 1-877-943-0443

This is not an invoice

PNI-Arizona Republic

AFFIDAVIT OF PUBLICATION

**JOHNSON, CASSIDY, NEWLON &
DECORT
2802 N. HOWARD AVE
TAMPA, FL 33607**

NOTICE OF SALE
3572 West Lawrence Lane,
Phoenix, AZ 85051
LEGAL NOTICE: Pursuant to 28 U.S.C. § 2001, Burton W. Wland, as the Court-appointed Receiver in SECURITIES AND EXCHANGE COMMISSION V. BRIAN DAVISON, et al., CASE NO. 8:20-CV-325-T-35MRM (M.D. Fla.), will conduct a private sale of the property located at 3572 West Lawrence Lane, Phoenix, Arizona 85051 to Zeke's Real Estate LLC for \$275,000. The sale is subject to approval by the U.S. District Court. Pursuant to 28 U.S.C. § 2001, bona fide offers that exceed the sale price by 10% must be submitted to the Receiver within 10 days of the publication of this notice. All offers or inquiries regarding the property or its sale should be made to the Receiver at 114 Turner St. Clearwater, FL 33756. Telephone: (727) 235-6769. Email: Burt@BurtonWWIandPA.com.
Pub: Dec 26, 2022

This is not an invoice

Order # 0005535488 # of Affidavits 1

P.O #

Issues Dated:

12/26/22

**STATE OF WISCONSIN }
COUNTY OF BROWN } SS.**

I, being first duly sworn, upon oath deposes and says: That I am the legal clerk of the Arizona Republic, a newspaper of general circulation in the counties of Maricopa, Coconino, Pima and Pinal, in the State of Arizona, published weekly at Phoenix, Arizona, and that the copy hereto attached is a true copy of the advertisement published in the said paper in the issue(s) dated indicated.


Sworn to before me this

26 TH day of
DECEMBER 2022


Notary Public

My Commission expires: 9/19/25

VICKY FELTY
Notary Public
State of Wisconsin