

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

SECURITIES AND EXCHANGE
COMMISSION,

Plaintiff,

v.

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

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
7407 E. TAYLOR STREET, SCOTTSDALE, ARIZONA 85257**

On September 9, 2024, 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 Amended Motion to

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

Approve Private Sale of Real Property — 7407 E. Taylor Street, Scottsdale, Arizona (Doc. 1213) (the “**Motion**” and the “**Property**”). The Court granted the Motion on September 13, 2024. (Doc. 1214)

A notice of sale was published on September 12, 2024, 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/ Katherine C. Donlon

Katherine C. Donlon, FBN 0066941

kdonlon@jnd-law.com

JOHNSON, NEWLON & DECORT P.A.

3242 Henderson Blvd., Ste. 210

Tampa, FL 33609

Tel: (813) 291-3300

Fax: (813) 324-4629

and

Jared J. Perez, FBN 0085192

jared.perez@jaredperezlaw.com

Law Office of Jared J. Perez

301 Druid Rd. W

Clearwater, FL 33759

Tel: (727) 641-6562

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.

*Attorneys for the Receiver Burton W.
Wiand*

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on September 25, 2024, I electronically filed the foregoing with the Clerk of the Court by using the CM/ECF system.

/s/ Katherine C. Donlon
Katherine C. Donlon, FBN 0066941

EXHIBIT 1



PO Box 632099, Cincinnati, OH 45263-2099

AFFIDAVIT OF PUBLICATION


Johnson Newlon & Decort Pa
3242 Henderson BLVD # 210
Tampa FL 33609-3094

STATE OF WISCONSIN, COUNTY OF BROWN

The Arizona Republic, a newspaper published in the city of Phoenix and general circulation in the counties of Maricopa, Coconino, Pima and Pinal, State of Arizona, and personal knowledge of the facts herein state and that the notice hereto annexed was Published in said newspapers in the issue:

09/12/2024

and that the fees charged are legal.
Sworn to and subscribed before on 09/12/2024



Legal Clerk



Notary, State of WI, County of Brown

5.15.27

My commission expires

Publication Cost:	\$635.00	
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THIS IS NOT AN INVOICE!

Please do not use this form for payment remittance.

**NANCY HEYRMAN
Notary Public
State of Wisconsin**

7407 E. Taylor Street
Scottsdale, Arizona 85257

LEGAL NOTICE: Pursuant to 28 U.S.C. § 2001, Burton W. Wiand, as the Court-appointed Receiver in SECURITIES AND EXCHANGE COMMISSION V. BRIAN DAVISON, et al., CASE NO. 8:20-CV-325-T-35-NHA (M.D. Fla.), will conduct a private sale of the property located at 7407 E. Taylor Street, Scottsdale, Arizona 85257 to Brent A. Meyers and/or a related entity for \$475,000. 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.
September 12 2024
LAZS0157141