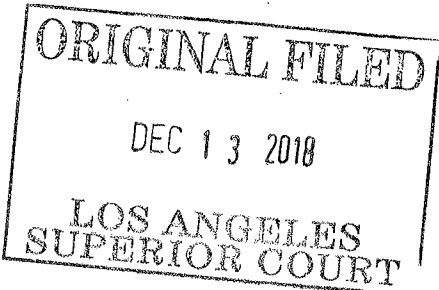


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8 **SUPERIOR COURT OF THE STATE OF CALIFORNIA**  
9 **COUNTY OF LOS ANGELES, CENTRAL DISTRICT**  
10 **VAN NUYS COURTHOUSE EAST**

12 TARZANA PLAZA CONDOMINIUMS  
ASSOCIATION, a California nonprofit  
13 mutual benefit corporation,

14 Plaintiff,

15 v.

16 EUGENE SAAL, an individual; RUBICELIA  
SCHULTZ, an individual; JUDY WEISS, an  
17 individual; PASCAL BRENNINKMEIJER, an  
individual; and DOES 1-25, inclusive,

18 Defendant.  
19

Case No. LC106595

ORDER GRANTING EX PARTE MOTION  
OF STEPHEN J. DONELL, STATE COURT  
RECEIVER, TO OBTAIN AUTHORITY TO  
COMMENCE LITIGATION

Date: December 13, 2018  
Time: 8:30 a.m.  
Dept.: A

20 The Ex Parte Motion of Stephen J. Donell, State Court Receiver, To Obtain Authority to  
21 Commence Litigation; Memorandum of Points and Authorities; Declarations of Stephen J. Donell  
22 and Byron Z. Moldo; Declaration of Teresa Castelli Re Notice ("Motion"), having been filed with  
23 the Court, and ex parte notice having been provided to all interested parties, the matter came on  
24 for hearing on December 13, 2018 at 8:30 a.m. in Department A of the above-entitled Court before  
25 the Honorable Huey P. Cotton, Judge of the Superior Court. Byron Z. Moldo, Esq. of Ervin  
26 Cohen & Jessup LLP appeared on behalf of Stephen J. Donell, State Court Receiver ("Receiver");  
27 other parties appeared as reflected in the Court's minutes.

28 The Court, having read and considered the Motion, any opposition or supporting papers,

1 and after the statements and arguments of counsel, rules as follows:

2 1. IT IS HEREBY ORDERED that the Receiver is authorized to commence and  
3 prosecute litigation to recover funds that were, in the Receiver's opinion or belief, improperly paid  
4 by the Tarzana Plaza Homeowners Association to or for the benefit of various individuals and  
5 entities including but not limited to Barak Isaacs, Wolf, Rifkin, Shapiro, Schulman & Rabkin,  
6 LLP, and Jeffrey Schwartz, Silvana Solari, Ruth Cruz, Antonio Harris, Kandy Deprosse, Robert  
7 Taylor, and J& N Realty, Inc., provided adequate financial arrangements are made to the  
8 satisfaction of the Receiver and the attorneys that will commence and prosecute the litigation.

9 2. IT IS FURTHER ORDERED that any proposed settlement of litigation to recover  
10 funds for the benefit of the Association is subject to the approval of this Court.

11 DATED: December 13, 2018

HUEY P. COTTON

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HUEY P. COTTON  
JUDGE OF THE SUPERIOR COURT

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