

**IN THE UNITED STATES DISTRICT COURT
FOR THE NORTHERN DISTRICT OF TEXAS
FORT WORTH DIVISION**

**UNITED STATES SECURITIES AND
EXCHANGE COMMISSION,**

Plaintiff,

v.

**THE HEARTLAND GROUP
VENTURES, LLC, *et al.*,**

Defendants.

§
§
§
§
§
§
§
§
§
§
§

Civil Action No. 4:21-cv-01310-O-BP

ORDER

Before the Court is Receiver's Expedited Motion (1) to Avoid Fraudulent Transfer; (2) to Grant Receiver Authority to Transfer Real Property; and (3) for Expedited Hearing in connection with real property located in Graham, Young County, Texas. ECF No. 341. The Court conducted a hearing today on the Motion. After considering the Motion, any responsive pleadings, the evidence admitted and the arguments of counsel at the hearing, the Court **GRANTS** the motion.

Therefore, it is **ORDERED** that the August 1, 2021, transfer from ArcoOil Corp. to 1178137 B.C. LTD. of the real property located at 471 State Highway 67, Graham, Texas 76450, is hereby avoided as a fraudulent transfer.

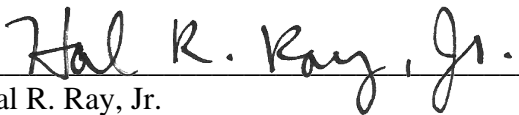
It is further **ORDERED** that the Receiver is authorized to execute a deed, substantially in the form attached to the Expedited Motion as Exhibit D, to transfer the real property located at 471 State Highway 67, Graham, Texas 76450 to ArcoOil Corp.

It is further **ORDERED** that the Contract to Sell is fully enforceable.

It is further **ORDERED** that the Receiver may take any action and execute any document necessary with respect to transferring the real property located at 471 State Highway 67, Graham, Texas 76450, to ArcoOil Corp. and the relief granted herein.

It is further **ORDERED** that this Court retains exclusive jurisdiction with respect to the Contract to Sell and any disputes arising out of such agreement.

It is so **ORDERED** on April 6, 2023.



Hal R. Ray, Jr.
UNITED STATES MAGISTRATE JUDGE