

UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF CONNECTICUT

IN RE:

CHAPTER 11

LA4Ever, LLC, et al
DEBTORS

Case No. 15-30546 AMN

JOINTLY ADMINISTERED

LA4Ever, LLC
LLCD, LLC
MOVANTS

Vs.

SOUTHPORT SECURED LENDING FUND, LLC
RESPONDENT

ORDER AUTHORIZING USE OF CASH COLLATERAL

Upon the motion of LA4Ever, LLC and LLCD, LLC, Debtors in Possession, to use cash collateral, upon notice by the Debtors in Possession and after hearing thereon, and good cause having been shown, it is therefore by the Court,

ORDERED, that the Motion is granted and the Debtors in Possession be, and hereby are authorized to use rentals or other funds that may constitute cash collateral in which Southport Secured Lending Fund, LLC, may assert secured interests, and that such use, or escrow for future use, may be up to the total amount of expenses projected to be (i) \$5910, and (ii) \$9,967 for payment to secured creditor Southport Secured Lending Fund, LLC, or its servicer, of cash and rental proceeds in accordance with the budget appended to the Motion as Exhibit A, allowing up to 10% overage in any category without further order, for the period from November 1, 2016 through November 30, 2016, and it is further,

ORDERED, that to the extent the interest of Respondent in such cash collateral may be proven, and to the extent such cash collateral is used, said claimant is hereby granted secured interests in all post-petition rents and leases as the same may be generated, PROVIDED, however, that such post-petition secured interests shall be subordinate to all fees that shall become due the Office of the U.S. Trustee pursuant to 28 U.S.C. §1930(a)(6), and it is further

ORDERED, that a continued hearing on use of cash collateral during the Chapter 11 proceedings of LA4Ever, LLC, and LLCD, LLC, shall commence on the 30th day of November 2016, at 11:00 o'clock a. m., at the at the United States Bankruptcy Court for the District of Connecticut, 157 Church Street, New Haven, CT, 06510.

Dated on this 28th day of October, 2016 at New Haven, Connecticut.

Ann M. Nevins
United States Bankruptcy Judge
District of Connecticut



EXHIBIT A
Projected Income and Expenses
November 2016

LA4Ever, LLC

Income	November
Rent Roll	\$9,750
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Expenses	
Real Property Tax	\$1,481
Insurance	\$951
Maintenance & Cleaning	\$288
Lawn Care/Groundskeeping	\$168
RWA Water bills	\$124
GNHWPCA Sewer	\$95
UI	\$144
SCGC	\$82
Repairs	\$110
Chapter 11 Quarterly Fees	\$217
Total Expenses	\$3,660
Net Profit/Loss - LA4Ever, LLC	\$6,090

LLCD, LLC

Income	November
Rent Roll	\$6,150
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Expenses	
Real Property Tax	\$906
Insurance	\$565
Maintenance & Cleaning	\$126
Lawn Care / Groundskeeping	\$66
RWA Water bills	\$77
GNHWPCA Sewer	\$67
UI	\$126
SCGC	\$0
Repairs	\$100
Chapter 11 Quarterly Fees	\$217
Total Expenses	\$2,250
Net Profit/Loss - LLCD, LLC	\$3,900

EXHIBIT A
Projected Income and Expenses
November 2016

<i>Net Profit</i>	\$9,990
<i>Before Mortgage Interest</i>	
<i>*Less Secured Creditor Payment</i>	\$9,967
<i>Net Income</i>	<hr/> \$23

*\$920,000 * 13%/12 = \$9,967/mo