

Fill in this information to identify your case:

United States Bankruptcy Court for the:

NORTHERN DISTRICT OF INDIANA

Case number (if known) _____ Chapter 11

Check if this an amended filing

Official Form 201

Voluntary Petition for Non-Individuals Filing for Bankruptcy

4/16

If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and case number (if known). For more information, a separate document, *Instructions for Bankruptcy Forms for Non-Individuals*, is available.

1. Debtor's name El Rancho of Kalamazoo Limited Partnership

2. All other names debtor used in the last 8 years
 Include any assumed names, trade names and *doing business as* names
DBA Meadowview Mobile Home Park

3. Debtor's federal Employer Identification Number (EIN) 38-3402934

4. Debtor's address	Principal place of business	Mailing address, if different from principal place of business
	<u>807 Greenfield Lane</u> <u>Valparaiso, IN 46385</u> Number, Street, City, State & ZIP Code	<u>23540 Reynolds Court</u> <u>Clinton Township, MI 48036</u> P.O. Box, Number, Street, City, State & ZIP Code
	<u>Porter</u> County	Location of principal assets, if different from principal place of business _____ Number, Street, City, State & ZIP Code

5. Debtor's website (URL) _____

6. Type of debtor
 Corporation (including Limited Liability Company (LLC) and Limited Liability Partnership (LLP))
 Partnership (excluding LLP)
 Other. Specify: _____

Debtor El Rancho of Kalamazoo Limited Partnership
 Name

Case number (if known) _____

7. Describe debtor's business
- A. Check one:
- Health Care Business (as defined in 11 U.S.C. § 101(27A))
 - Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))
 - Railroad (as defined in 11 U.S.C. § 101(44))
 - Stockbroker (as defined in 11 U.S.C. § 101(53A))
 - Commodity Broker (as defined in 11 U.S.C. § 101(6))
 - Clearing Bank (as defined in 11 U.S.C. § 781(3))
 - None of the above
- B. Check all that apply
- Tax-exempt entity (as described in 26 U.S.C. §501)
 - Investment company, including hedge fund or pooled investment vehicle (as defined in 15 U.S.C. §80a-3)
 - Investment advisor (as defined in 15 U.S.C. §80b-2(a)(11))
- C. NAICS (North American Industry Classification System) 4-digit code that best describes debtor.
 See <http://www.uscourts.gov/four-digit-national-association-naics-codes>.
5311

8. Under which chapter of the Bankruptcy Code is the debtor filing?
- Check one:
- Chapter 7
 - Chapter 9
 - Chapter 11. Check all that apply:
 - Debtor's aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$2,566,050 (amount subject to adjustment on 4/01/19 and every 3 years after that).
 - The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D). If the debtor is a small business debtor, attach the most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return or if all of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).
 - A plan is being filed with this petition.
 - Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).
 - The debtor is required to file periodic reports (for example, 10K and 10Q) with the Securities and Exchange Commission according to § 13 or 15(d) of the Securities Exchange Act of 1934. File the attachment to Voluntary Petition for Non-Individuals Filing for Bankruptcy under Chapter 11 (Official Form 201A) with this form.
 - The debtor is a shell company as defined in the Securities Exchange Act of 1934 Rule 12b-2.
 - Chapter 12

9. Were prior bankruptcy cases filed by or against the debtor within the last 8 years?
- No.
 Yes.
- If more than 2 cases, attach a separate list.
- | | | |
|----------------|------------|-------------------|
| District _____ | When _____ | Case number _____ |
| District _____ | When _____ | Case number _____ |

10. Are any bankruptcy cases pending or being filed by a business partner or an affiliate of the debtor?
- No.
 Yes.
- List all cases. If more than 1, attach a separate list
- | | |
|------------------------------|--|
| Debtor <u>See Attachment</u> | Relationship _____ |
| District _____ | When _____ Case number, if known _____ |

Debtor El Rancho of Kalamazoo Limited Partnership
Name

Case number (if known) _____

11. Why is the case filed in this district? *Check all that apply:*
- Debtor has had its domicile, principal place of business, or principal assets in this district for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other district.
 - A bankruptcy case concerning debtor's affiliate, general partner, or partnership is pending in this district.

12. Does the debtor own or have possession of any real property or personal property that needs immediate attention?
- No
 Yes. Answer below for each property that needs immediate attention. Attach additional sheets if needed.
- Why does the property need immediate attention? (Check all that apply.)**
- It poses or is alleged to pose a threat of imminent and identifiable hazard to public health or safety.
What is the hazard? _____
 - It needs to be physically secured or protected from the weather.
 - It includes perishable goods or assets that could quickly deteriorate or lose value without attention (for example, livestock, seasonal goods, meat, dairy, produce, or securities-related assets or other options).
 - Other _____
- Where is the property?** _____
 Number, Street, City, State & ZIP Code
- Is the property insured?**
- No
 - Yes. Insurance agency _____
 Contact name _____
 Phone _____

Statistical and administrative information

13. Debtor's estimation of available funds *Check one:*
- Funds will be available for distribution to unsecured creditors.
 - After any administrative expenses are paid, no funds will be available to unsecured creditors.

14. Estimated number of creditors
- | | | |
|--|--|--|
| <input checked="" type="checkbox"/> 1-49 | <input type="checkbox"/> 1,000-5,000 | <input type="checkbox"/> 25,001-50,000 |
| <input type="checkbox"/> 50-99 | <input type="checkbox"/> 5001-10,000 | <input type="checkbox"/> 50,001-100,000 |
| <input type="checkbox"/> 100-199 | <input type="checkbox"/> 10,001-25,000 | <input type="checkbox"/> More than 100,000 |
| <input type="checkbox"/> 200-999 | | |

15. Estimated Assets
- | | | |
|--|--|--|
| <input type="checkbox"/> \$0 - \$50,000 | <input checked="" type="checkbox"/> \$1,000,001 - \$10 million | <input type="checkbox"/> \$500,000,001 - \$1 billion |
| <input type="checkbox"/> \$50,001 - \$100,000 | <input type="checkbox"/> \$10,000,001 - \$50 million | <input type="checkbox"/> \$1,000,000,001 - \$10 billion |
| <input type="checkbox"/> \$100,001 - \$500,000 | <input type="checkbox"/> \$50,000,001 - \$100 million | <input type="checkbox"/> \$10,000,000,001 - \$50 billion |
| <input type="checkbox"/> \$500,001 - \$1 million | <input type="checkbox"/> \$100,000,001 - \$500 million | <input type="checkbox"/> More than \$50 billion |

16. Estimated liabilities
- | | | |
|--|--|--|
| <input type="checkbox"/> \$0 - \$50,000 | <input checked="" type="checkbox"/> \$1,000,001 - \$10 million | <input type="checkbox"/> \$500,000,001 - \$1 billion |
| <input type="checkbox"/> \$50,001 - \$100,000 | <input type="checkbox"/> \$10,000,001 - \$50 million | <input type="checkbox"/> \$1,000,000,001 - \$10 billion |
| <input type="checkbox"/> \$100,001 - \$500,000 | <input type="checkbox"/> \$50,000,001 - \$100 million | <input type="checkbox"/> \$10,000,000,001 - \$50 billion |
| <input type="checkbox"/> \$500,001 - \$1 million | <input type="checkbox"/> \$100,000,001 - \$500 million | <input type="checkbox"/> More than \$50 billion |

Debtor El Rancho of Kalamazoo Limited Partnership
Name

Case number (if known) _____

Request for Relief, Declaration, and Signatures

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

17. Declaration and signature of authorized representative of debtor

The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.

I have been authorized to file this petition on behalf of the debtor.

I have examined the information in this petition and have a reasonable belief that the information is true and correct.

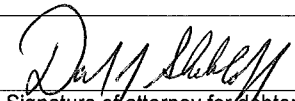
I declare under penalty of perjury that the foregoing is true and correct.

Executed on 11/9/16
MM / DD / YYYY

X 
Signature of authorized representative of debtor
Title General Partner

D. Mark Krueger
Printed name

18. Signature of attorney

X 
Signature of attorney for debtor

Date 11/09/2016
MM / DD / YYYY

Daniel J. Skekloff
Printed name

Haller & Colvin, P.C.
Firm name

444 East Main Street
Fort Wayne, IN 46802
Number, Street, City, State & ZIP Code

Contact phone (260) 426-0444 Email address www.hallercolvin.com

146-02
Bar number and State

Debtor El Rancho of Kalamazoo Limited Partnership
Name

Case number (if known) _____

Fill in this information to identify your case:

United States Bankruptcy Court for the:
NORTHERN DISTRICT OF INDIANA

Case number (if known) _____ Chapter 11

Check if this an amended filing

FORM 201. VOLUNTARY PETITION
Pending Bankruptcy Cases Attachment

Debtor	<u>Battle Creek Realty, LLC</u>		Relationship to you	<u>Affiliate</u>
District	<u>Eastern District of Michigan</u>	When <u>9/25/16</u>	Case number, if known	<u>16-53192</u>
Debtor	<u>Denmark Management Company</u>		Relationship to you	<u>Affiliate</u>
District	<u>Eastern District of Michigan</u>	When <u>9/25/16</u>	Case number, if known	<u>16-53194</u>
Debtor	<u>Denmark Services, LLC</u>		Relationship to you	<u>Affiliate</u>
District	<u>Eastern District of Michigan</u>	When <u>9/25/16</u>	Case number, if known	<u>16-53195</u>
Debtor	<u>PC Acquisition, LLC</u>		Relationship to you	<u>Affiliate</u>
District	<u>Eastern District of Michigan</u>	When <u>9/25/16</u>	Case number, if known	<u>16-53191</u>
Debtor	<u>Silver Lake L.P.</u>		Relationship to you	<u>Affiliate</u>
District	<u>Northern District of Indiana - Fort Wayne Division</u>	When <u>10/17/16</u>	Case number, if known	<u>16-12195</u>
Debtor	<u>St. John/Battle Creek Owner, LLC</u>		Relationship to you	<u>Affiliate</u>
District	<u>Eastern District of Michigan</u>	When <u>9/25/16</u>	Case number, if known	<u>16-53193</u>

Fill in this information to identify the case:

Debtor name El Rancho of Kalamazoo Limited Partnership
United States Bankruptcy Court for the: NORTHERN DISTRICT OF INDIANA
Case number (if known) _____

Check if this is an amended filing

Official Form 202

Declaration Under Penalty of Perjury for Non-Individual Debtors

12/15

An individual who is authorized to act on behalf of a non-individual debtor, such as a corporation or partnership, must sign and submit this form for the schedules of assets and liabilities, any other document that requires a declaration that is not included in the document, and any amendments of those documents. This form must state the individual's position or relationship to the debtor, the identity of the document, and the date. Bankruptcy Rules 1008 and 9011.

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

Declaration and signature

I am the president, another officer, or an authorized agent of the corporation; a member or an authorized agent of the partnership; or another individual serving as a representative of the debtor in this case.

I have examined the information in the documents checked below and I have a reasonable belief that the information is true and correct:

- Schedule A/B: Assets—Real and Personal Property (Official Form 206A/B)
- Schedule D: Creditors Who Have Claims Secured by Property (Official Form 206D)
- Schedule E/F: Creditors Who Have Unsecured Claims (Official Form 206E/F)
- Schedule G: Executory Contracts and Unexpired Leases (Official Form 206G)
- Schedule H: Codebtors (Official Form 206H)
- Summary of Assets and Liabilities for Non-Individuals (Official Form 206Sum)
- Amended Schedule
- Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders (Official Form 204)
- Other document that requires a declaration _____

I declare under penalty of perjury that the foregoing is true and correct.

Executed on

11/9/16

x

Signature of individual signing on behalf of debtor

D. Mark Krueger

Printed name

General Partner

Position or relationship to debtor

Fill in this information to identify the case:

Debtor name **El Rancho of Kalamazoo Limited Partnership**
 United States Bankruptcy Court for the: **NORTHERN DISTRICT OF INDIANA**
 Case number (if known): _____

Check if this is an
 amended filing

Official Form 204**Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders**

12/15

A list of creditors holding the 20 largest unsecured claims must be filed in a Chapter 11 or Chapter 9 case. Include claims which the debtor disputes. Do not include claims by any person or entity who is an insider, as defined in 11 U.S.C. § 101(31). Also, do not include claims by secured creditors, unless the unsecured claim resulting from inadequate collateral value places the creditor among the holders of the 20 largest unsecured claims.

Name of creditor and complete mailing address, including zip code	Name, telephone number and email address of creditor contact	Nature of claim (for example, trade debts, bank loans, professional services, and government contracts)	Indicate if claim is contingent, unliquidated, or disputed	Amount of claim If the claim is fully unsecured, fill in only unsecured claim amount. If claim is partially secured, fill in total claim amount and deduction for value of collateral or setoff to calculate unsecured claim.		
				Total claim, if partially secured	Deduction for value of collateral or setoff	Unsecured claim
Done Right Construction 81 E. 700 N. Valparaiso, IN 46383						\$1,500.00
Park Capital Investments, LLC 2280 E. Maple POB 200 Walled Lake, MI 48390				\$3,657,814.12	\$2,875,000.00	\$782,814.12

B2030 (Form 2030) (12/15)

**United States Bankruptcy Court
Northern District of Indiana**

In re El Rancho of Kalamazoo Limited Partnership
Debtor(s)

Case No. _____
Chapter 11

DISCLOSURE OF COMPENSATION OF ATTORNEY FOR DEBTOR(S)

1. Pursuant to 11 U.S.C. § 329(a) and Fed. Bankr. P. 2016(b), I certify that I am the attorney for the above named debtor(s) and that compensation paid to me within one year before the filing of the petition in bankruptcy, or agreed to be paid to me, for services rendered or to be rendered on behalf of the debtor(s) in contemplation of or in connection with the bankruptcy case is as follows:

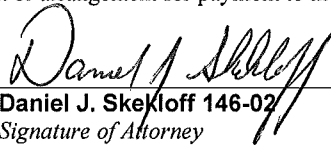
For legal services, I have agreed to accept.....	\$	24,174.50 retainer to be applied to hourly rates
Prior to the filing of this statement I have received.....	\$	6,562.78 for pre-petition services
Balance Due.....	\$	Hourly rates 225/hr - 375/hr partners 175/hr - 250/hr associates

2. The source of the compensation paid to me was:
 Debtor Other (specify):
3. The source of compensation to be paid to me is:
 Debtor Other (specify):
4. I have not agreed to share the above-disclosed compensation with any other person unless they are members and associates of my law firm.
 I have agreed to share the above-disclosed compensation with a person or persons who are not members or associates of my law firm. A copy of the agreement, together with a list of the names of the people sharing in the compensation is attached.
5. In return for the above-disclosed fee, I have agreed to render legal service for all aspects of the bankruptcy case, including:
- a. Analysis of the debtor's financial situation, and rendering advice to the debtor in determining whether to file a petition in bankruptcy;
 - b. Preparation and filing of any petition, schedules, statement of affairs and plan which may be required;
 - c. Representation of the debtor at the meeting of creditors and confirmation hearing, and any adjourned hearings thereof;
 - d. [Other provisions as needed] **Representation of Debtor-in-Possession in chapter 11 proceeding.**
6. By agreement with the debtor(s), the above-disclosed fee does not include the following service: **Any non-bankruptcy related representation.**

CERTIFICATION

I certify that the foregoing is a complete statement of any agreement or arrangement for payment to me for representation of the debtor(s) in this bankruptcy proceeding.

November 9, 2016
Date


 Daniel J. Skekloff 146-02
 Signature of Attorney
 Haller & Colvin, P.C.
 444 East Main Street
 Fort Wayne, IN 46802
 (260) 426-0444 Fax: (260) 422-0274
 www.hallercolvin.com
 Name of law firm

**United States Bankruptcy Court
Northern District of Indiana**

In re El Rancho of Kalamazoo Limited Partnership

Debtor(s)

Case No.

Chapter 11

LIST OF EQUITY SECURITY HOLDERS

Following is the list of the Debtor's equity security holders which is prepared in accordance with rule 1007(a)(3) for filing in this Chapter 11 Case

Name and last known address or place of business of holder	Security Class	Number of Securities	Kind of Interest
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Andrew J. Blank Revocable Trust
8701 Belleville Rd.
Belleville, MI 48111

El Rancho of Kalamazoo, GP, LLC
23540 Reynolds Court
Clinton Township, MI 48036

Elizabeth R. Grant Trust
5052 Diana
Bloomfield Hills, MI 48302

Gerald Neff Revocable Living Trust
1947 N. Hammond Lake Drive
Bloomfield Hills, MI 48301

Kenneth M. Chupack
1748 Ashley Ct
Walled Lake, MI 48390

Marcia Roth Revocable Living Trust
4236 Foxpoint Dr. W.
West Bloomfield, MI 48323

Rena Littman
5175 Woodlands Dr.
Bloomfield Hills, MI 48302

Ronald A. Blank Revocable Trust
Ronald A. Blank, Trustee
4855 Ardmore
Bloomfield Hills, MI 48302

**Sub-Fort A Michigan Co-Ptnsh-C/O
Fetter Mgmt**
31550 Northwester Hwy - Suite 170
Farmington, MI 48334

The Robert Blank Family Trust
u/a/d December 31, 1987
31040 Lucerne Drive
Franklin, MI 48025

Thomas Barnett Trustee
Thomas Barnett Lvg Trst dt 12/18/06
3504 Sutton Place
Bloomfield Hills, MI 48301

In re: El Rancho of Kalamazoo Limited Partnership Case No. _____
 Debtor(s)

LIST OF EQUITY SECURITY HOLDERS
 (Continuation Sheet)

Name and last known address or place of business of holder	Security Class	Number of Securities	Kind of Interest
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Udas Blank Revocable Trust
 8701 Belleville Road
 Belleville, MI 48111

William C. Connelly
 856 S. Bates St.
 Birmingham, MI 48009

William Goose Revocable Trust
 8164 Pine Circle
 Fort Lauderdale, FL 33321

DECLARATION UNDER PENALTY OF PERJURY ON BEHALF OF CORPORATION OR PARTNERSHIP

I, the **General Partner** of the partnership named as the debtor in this case, declare under penalty of perjury that I have read the foregoing List of Equity Security Holders and that it is true and correct to the best of my information and belief.

Date 11/9/16

Signature 
 D. Mark Krueger

Penalty for making a false statement of concealing property: Fine of up to \$500,000 or imprisonment for up to 5 years or both. 18 U.S.C. §§ 152 and 3571.

(6/2010)

**United States Bankruptcy Court
Northern District of Indiana**

In re El Rancho of Kalamazoo Limited Partnership

Debtor(s)

Case No.

Chapter

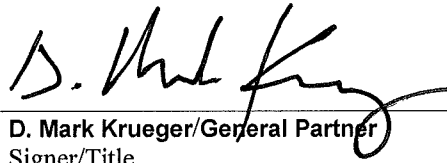
11

VERIFICATION OF CREDITOR MATRIX

The above-named debtor(s) verifies under penalty of perjury that the attached list of creditors is true and correct to the best of his/her knowledge.

Date:

11/9/16



D. Mark Krueger/General Partner
Signer/Title

ATLANTIS CAPITAL, LLC
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

ATLANTIS LEASING
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

CAMCO MANAGEMENT LLC
180 HIGH OAK, SUITE 202
SOUTHFIELD, MI 48034

CONTINENTAL COMMUNITIES, LLC
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

D. MARK KRUEGER
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

DENMARK MANAGEMENT COMPANY
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

DENMARK SERVICES LLC
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

DONE RIGHT CONSTRUCTION
81 E. 700 N.
VALPARAISO, IN 46383

HOOSIER GROUP OF FT. WAYNE LP
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

INDIANA DEPARTMENT OF REVENUE
BANKRUPTCY SECTION MS 108
100 N. SENATE AVENUE N240
INDIANAPOLIS, IN 46204

INTERNAL REVENUE SERVICE
P.O. BOX 7346
PHILADELPHIA, PA 19101-7346

INTERNAL REVENUE SERVICE
C/O DEBORAH LEONARD
3128 FEDERAL BUILDING
1300 SOUTH HARRISON STREET
FORT WAYNE, IN 46802

KRUEGER COMPANIES LLC
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

MICHIANA HOME SALES
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

MICHIANA OWNER LLC
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

MID-MICHIGAN
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

PARK CAPITAL INVESTMENTS, LLC
2280 E. MAPLE
POB 200
WALLED LAKE, MI 48390

PC ACQUISITION LLC
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

PCI MEADOWVIEW LLC AS ASSIGNEE OF PARK
CAPITAL INVESTMENTS, LLC
2280 E. WEST MAPLE ROAD
WALLED LAKE, MI 48390

PCI MEADOWVIEW LLC AS ASSIGNEE OF PARK
CAPITAL INVESTMENTS, LLC
C/O DENSBOEN BLACHLY, LLP
500 E. 96TH STREET, SUITE 100
INDIANAPOLIS, IN 46240

PORTER COUNTY TREASURER
155 INDIANA AVENUE, SUITE 209
VALPARAISO, IN 46383

PROGRESSIVE CAPITAL PARTNERS LLC
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

ROANOKE INVESTORS
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

SILVER LAKE GROUP OF ANGOLA LP
POB 36039
GROSSE POINTE, MI 48236

TOK
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

UZELAC & ASSOCIATES, INC.
870 EASTPORT CENTRE DR., SUITE 200
VALPARAISO, IN 46383

ATLANTIS CAPITAL, LLC
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

ATLANTIS LEASING
23540 REYNOLDS COURT
CLINTON TOWNSHIP, MI 48036

CAMCO MANAGEMENT LLC
180 HIGH OAK, SUITE 202
SOUTHFIELD, MI 48034

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CLINTON TOWNSHIP, MI 48036

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SILVER LAKE GROUP OF ANGOLA LP
POB 36039
GROSSE POINTE, MI 48236

TOK
23540 REYNOLDS COURT
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870 EASTPORT CENTRE DR., SUITE 200
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