Case 15-50211-btb Doc 1 Entered 02/20/15 13:59:37 Page 1 of 9

B1 (Official Form 1)(04/13) United	States Bank District of No		Court				Volu	intary Petition
	Name of Debtor (if individual, enter Last, First, Middle): EMPIRE RANCH GOLF COURSE, LLC				ebtor (Spouse	(Last, First,	Middle):	
All Other Names used by the Debtor in the last 8 years (include married, maiden, and trade names):			All Ot (include	her Names de married,	used by the I maiden, and	Joint Debtor i trade names)	in the last 8 y	/ears
Last four digits of Soc. Sec. or Individual-Tax (if more than one, state all) 86-0850603	payer I.D. (ITIN)/Com	plete EIN	Last fo	our digits o	f Soc. Sec. or	Individual-T	Taxpayer I.D.	. (ITIN) No./Complete EIN
Street Address of Debtor (No. and Street, City. 1875 FAIR WAY DRIVE Carson City, NV	_	ZIP Code	Street	Address of	Joint Debtor	(No. and Str	eet, City, and	d State): ZIP Code
County of Residence or of the Principal Place		89701	Count	y of Reside	ence or of the	Principal Pla	ce of Busine	ess:
Carson City								
Mailing Address of Debtor (if different from standard 1885 E. LONG STREET Carson City, NV	reet address):	ZIP Code	Mailin	g Address	of Joint Debt	or (if differer	nt from street	address): ZIP Code
		89706						Zir code
Location of Principal Assets of Business Debte (if different from street address above):	OT.							
Type of Debtor (Form of Organization) (Check one box)		of Business k one box)			•	of Bankrup Petition is Fi	•	
 ☐ Individual (includes Joint Debtors) See Exhibit D on page 2 of this form. ☐ Corporation (includes LLC and LLP) ☐ Partnership ☐ Other (If debtor is not one of the above entities, check this box and state type of entity below.) 	☐ Health Care Bu☐ Single Asset Rein 11 U.S.C. §☐ Railroad☐ Stockbroker☐ Commodity Br☐ Clearing Bank☐ Other	eal Estate as d 101 (51B)	efined	☐ Chapt ☐ Chapt ☐ Chapt ☐ Chapt ☐ Chapt	er 9 er 11 er 12	of □ Ch of	a Foreign M napter 15 Pet a Foreign No	ition for Recognition ain Proceeding ition for Recognition onmain Proceeding
Chapter 15 Debtors Country of debtor's center of main interests: Each country in which a foreign proceeding by, regarding, or against debtor is pending:	Tax-Exe	the United State	ble) Debts are primarily consumer debts, ization States Debts are primarily defined in 11 U.S.C. § 101(8) as business debts. Debts are primarily business debts.			Debts are primarily business debts.		
Filing Fee (Check one bo	ox)	Check on			•	ter 11 Debto		
□ Filing Fee attached □ Filing Fee to be paid in installments (applicable tattach signed application for the court's consider debtor is unable to pay fee except in installments Form 3A. □ Filing Fee waiver requested (applicable to chapte attach signed application for the court's considers	ation certifying that the Rule 1006(b). See Officer 7 individuals only). Mu	t Check if: Check if: Del are Check all SB. A p	otor is not otor's aggi- less than s applicable olan is bein ceptances	a small busing regate nonco \$2,490,925 (each boxes: ag filed with of the plan w	this petition.	defined in 11 U ated debts (exc to adjustment	J.S.C. § 101(5) luding debts o on 4/01/16 an	
Statistical/Administrative Information ■ Debtor estimates that funds will be availab □ Debtor estimates that, after any exempt prothere will be no funds available for distribu	perty is excluded and	administrative		es paid,		THIS	SPACE IS FO	R COURT USE ONLY
Estimated Number of Creditors	1,000- 5,001- 5,000 10,000] 5,001- 0,000	50,001- 100,000	OVER 100,000			
Estimated Assets	\$1,000,001 \$10,000,001 to \$10 to \$50 million million	to \$100 to] 100,000,001 5500 nillion	\$500,000,001 to \$1 billion				
Estimated Liabilities	\$1,000,001 \$10,000,001 to \$10 to \$50 million million	to \$100 to		\$500,000,001 to \$1 billion				

Case 15-50211-btb Doc 1 Entered 02/20/15 13:59:37 Page 2 of 9

B1 (Official For	III 1)(04/13)		rage 2	
Voluntary		Name of Debtor(s): EMPIRE RANCH GOLF COURSE, LLC		
(This page mu	st be completed and filed in every case) All Prior Bankruptcy Cases Filed Within Last	t & Vanna (If more than two attach as	Iditional shoot)	
Location	An Frior dankrupicy Cases Flied William Last	Case Number:	Date Filed:	
	DISTRICT OF NEVADA	12-51565-GWZ	7/03/12	
Location Where Filed:		Case Number:	Date Filed:	
Per	nding Bankruptcy Case Filed by any Spouse, Partner, or	Affiliate of this Debtor (If more tha	n one, attach additional sheet)	
Name of Debte - None -	or:	Case Number:	Date Filed:	
District:		Relationship:	Judge:	
forms 10K as pursuant to S and is reques	Exhibit A leted if debtor is required to file periodic reports (e.g., and 10Q) with the Securities and Exchange Commission lection 13 or 15(d) of the Securities Exchange Act of 1934 string relief under chapter 11.) A is attached and made a part of this petition.	(To be completed if debtor is an individua I, the attorney for the petitioner name have informed the petitioner that [he of 12, or 13 of title 11, United States Co	Akhibit B I whose debts are primarily consumer debts.) d in the foregoing petition, declare that I or she] may proceed under chapter 7, 11, de, and have explained the relief available tify that I delivered to the debtor the notice (Date)	
	Exh	nibit C		
1	r own or have possession of any property that poses or is alleged to Exhibit C is attached and made a part of this petition.	pose a threat of imminent and identifiable	e harm to public health or safety?	
(To be compl	Exh eted by every individual debtor. If a joint petition is filed, ea	aibit D ch spouse must complete and attach :	a separate Exhibit D.)	
· -	D completed and signed by the debtor is attached and made	•	a separate Emilion 5.,	
If this is a join		•		
☐ Exhibit 1	D also completed and signed by the joint debtor is attached a	and made a part of this petition.		
	Information Regardin	ng the Debtor - Venue		
_	(Check any ap Debtor has been domiciled or has had a residence, principal	-	ts in this District for 180	
_	days immediately preceding the date of this petition or for			
	There is a bankruptcy case concerning debtor's affiliate, go			
	Debtor is a debtor in a foreign proceeding and has its princ this District, or has no principal place of business or assets proceeding [in a federal or state court] in this District, or the sought in this District.	s in the United States but is a defenda	nt in an action or	
	Certification by a Debtor Who Reside (Check all app		rty	
	Landlord has a judgment against the debtor for possession	of debtor's residence. (If box checked,	complete the following.)	
	(Name of landlord that obtained judgment)			
	(Address of landlord)			
	Debtor claims that under applicable nonbankruptcy law, the entire monetary default that gave rise to the judgment			
	Debtor has included with this petition the deposit with the after the filing of the petition.	court of any rent that would become	due during the 30-day period	
	Debtor certifies that he/she has served the Landlord with the	his certification. (11 U.S.C. § 362(l)).		

B1 (Official Form 1)(04/13) Page 3

Voluntary Petition

(This page must be completed and filed in every case)

<u>|</u> Signatures

Signature(s) of Debtor(s) (Individual/Joint)

I declare under penalty of perjury that the information provided in this petition is true and correct.

[If petitioner is an individual whose debts are primarily consumer debts and has chosen to file under chapter 7] I am aware that I may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, understand the relief available under each such chapter, and choose to proceed under chapter 7. [If no attorney represents me and no bankruptcy petition preparer signs the petition] I have obtained and read the notice required by 11 U.S.C. §342(b).

I request relief in accordance with the chapter of title 11, United States Code, specified in this petition.

X

Signature of Debtor

X

Signature of Joint Debtor

Telephone Number (If not represented by attorney)

Date

Signature of Attorney*

X /s/ KEVIN A. DARBY, ESQ.

Signature of Attorney for Debtor(s)

KEVIN A. DARBY, ESQ. 7670

Printed Name of Attorney for Debtor(s)

DARBY LAW PRACTICE, LTD

Firm Name

4777 CAUGHLIN PARKWAY RENO, NV 89519

Address

Email: kevin@darbylawpractice.com 775.322.1237 Fax: 775.996.7290

Telephone Number

February 20, 2015

Date

*In a case in which § 707(b)(4)(D) applies, this signature also constitutes a certification that the attorney has no knowledge after an inquiry that the information in the schedules is incorrect.

Signature of Debtor (Corporation/Partnership)

I declare under penalty of perjury that the information provided in this petition is true and correct, and that I have been authorized to file this petition on behalf of the debtor.

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

X /s/ DWIGHT C. MILLARD

Signature of Authorized Individual

DWIGHT C. MILLARD

Printed Name of Authorized Individual

MANAGING MEMBER

Title of Authorized Individual

February 20, 2015

Date

Signature of a Foreign Representative

I declare under penalty of perjury that the information provided in this petition is true and correct, that I am the foreign representative of a debtor in a foreign proceeding, and that I am authorized to file this petition.

(Check only one box.)

Name of Debtor(s):

- ☐ I request relief in accordance with chapter 15 of title 11. United States Code. Certified copies of the documents required by 11 U.S.C. §1515 are attached.
- ☐ Pursuant to 11 U.S.C. §1511, I request relief in accordance with the chapter of title 11 specified in this petition. A certified copy of the order granting recognition of the foreign main proceeding is attached.

Signature of Foreign Representative

Printed Name of Foreign Representative

EMPIRE RANCH GOLF COURSE, LLC

Date

Signature of Non-Attorney Bankruptcy Petition Preparer

I declare under penalty of perjury that: (1) I am a bankruptcy petition preparer as defined in 11 U.S.C. § 110; (2) I prepared this document for compensation and have provided the debtor with a copy of this document and the notices and information required under 11 U.S.C. §§ 110(b), 110(h), and 342(b); and, (3) if rules or guidelines have been promulgated pursuant to 11 U.S.C. § 110(h) setting a maximum fee for services chargeable by bankruptcy petition preparers, I have given the debtor notice of the maximum amount before preparing any document for filing for a debtor or accepting any fee from the debtor, as required in that section. Official Form 19 is attached.

Printed Name and title, if any, of Bankruptcy Petition Preparer

Social-Security number (If the bankrutpcy petition preparer is not an individual, state the Social Security number of the officer, principal, responsible person or partner of the bankruptcy petition preparer.)(Required by 11 U.S.C. § 110.)

v	

Date

Address

Signature of bankruptcy petition preparer or officer, principal, responsible person, or partner whose Social Security number is provided above.

Names and Social-Security numbers of all other individuals who prepared or assisted in preparing this document unless the bankruptcy petition preparer is not an individual:

If more than one person prepared this document, attach additional sheets conforming to the appropriate official form for each person.

A bankruptcy petition preparer's failure to comply with the provisions of title 11 and the Federal Rules of Bankruptcy Procedure may result in fines or imprisonment or both. 11 U.S.C. §110; 18 U.S.C. §156.

B4 (Official Form 4) (12/07)

United States Bankruptcy Court District of Nevada

In re	EMPIRE RANCH GOLF COURSE, LLC		Case No.	
		Debtor(s)	Chapter	11

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

Following is the list of the debtor's creditors holding the 20 largest unsecured claims. The list is prepared in accordance with Fed. R. Bankr. P. 1007(d) for filing in this chapter 11 [or chapter 9] case. The list does not include (1) persons who come within the definition of "insider" set forth in 11 U.S.C. § 101, or (2) secured creditors unless the value of the collateral is such that the unsecured deficiency places the creditor among the holders of the 20 largest unsecured claims. If a minor child is one of the creditors holding the 20 largest unsecured claims, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See 11 U.S.C. § 112; Fed. R. Bankr. P. 1007(m).

(1)	(2)	(3)	(4)	(5)
Name of creditor and complete mailing address including zip code	Name, telephone number and complete mailing address, including zip code, of employee, agent, or department of creditor familiar with claim who may be contacted	Nature of claim (trade debt, bank loan, government contract, etc.)	Indicate if claim is contingent, unliquidated, disputed, or subject to setoff	Amount of claim [if secured, also state value of security]
ADAVAN	ADAVAN	LOANS	V	6,000.00
1885 E. LONG STREET Carson City, NV 89706	1885 E. LONG STREET Carson City, NV 89706			
AGRONO-TEC SEED CO 5530 MOUNTAIN VIEW DRIVE Morgan, UT 84050	AGRONO-TEC SEED CO 5530 MOUNTAIN VIEW DRIVE Morgan, UT 84050	SUPPLIES		2,426.71
ALACO PO BOX 7497 Reno, NV 89510	ALACO PO BOX 7497 Reno, NV 89510			634.32
CARSON CITY PLAZA, LLC 1885 E. LONG STREET Carson City, NV 89706	CARSON CITY PLAZA, LLC 1885 E. LONG STREET Carson City, NV 89706	LOANS		206,000.00
CARSON CITY UTILITIES PO BOX 4330 Carson City, NV 89702	CARSON CITY UTILITIES PO BOX 4330 Carson City, NV 89702	WATER		5,604.94
CLEVELAND GOLF/SRIXON PO BOX 7270 Newport Beach, CA 92658-7270	CLEVELAND GOLF/SRIXON PO BOX 7270 Newport Beach, CA 92658-7270	PRO SHOP INVENTORY		2,000.00
DAVID WILSON 320 SUNSET DRIVE Reno, NV 89509	DAVID WILSON 320 SUNSET DRIVE Reno, NV 89509	Location: 1875 FAIR WAY DRIVE, Carson City NV 89701		50,000.00 (2,000,000.00 secured) (2,036,578.19 senior lien)
E-Z GO TEXTRON 26007 NETWORK PLACE Chicago, IL 60673	E-Z GO TEXTRON 26007 NETWORK PLACE Chicago, IL 60673	SUPPLIES		792.19
FRANCES SHUELER 1031 WAGON WHEEL COURT Gardnerville, NV 89410	FRANCES SHUELER 1031 WAGON WHEEL COURT Gardnerville, NV 89410	Location: 1875 FAIR WAY DRIVE, Carson City NV 89701		180,000.00 (2,000,000.00 secured) (2,086,578.19 senior lien)

B4 (Office	rial Form 4) (12/07) - Cont.		
In re	EMPIRE RANCH GOLF COURSE, LLC	Case No.	
	Debtor(s)		

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

(Continuation Sheet)

(1)	(2)	(3)	(4)	(5)
Name of creditor and complete mailing address including zip code	Name, telephone number and complete mailing address, including zip code, of employee, agent, or department of creditor familiar with claim who may be contacted	Nature of claim (trade debt, bank loan, government contract, etc.)	Indicate if claim is contingent, unliquidated, disputed, or subject to setoff	Amount of claim [if secured, also state value of security]
GEORGE BARGER TRUST	GEORGE BARGER TRUST	Location: 1875 FAIR WAY DRIVE, Carson City NV 89701		200,000.00 (2,000,000.00 secured) (2,266,578.19 senior lien)
INTERNAL REVENUE SERVICE P.O. Box 21126 DPN 781 Philadelphia, PA 19114	INTERNAL REVENUE SERVICE P.O. Box 21126 DPN 781 Philadelphia, PA 19114	TAXES		Unknown
LIFE INSURANCE TRUST 1885 E. LONG STREET Carson City, NV 89706	LIFE INSURANCE TRUST 1885 E. LONG STREET Carson City, NV 89706	LOANS		90,000.00
MFB REGENCY, LLC 1885 E. LONG STREET Carson City, NV 89706	MFB REGENCY, LLC 1885 E. LONG STREET Carson City, NV 89706	LOANS		71,000.00
NIVEL PARTS & MFG CO 6358 PAYSPHERE CR Chicago, IL 60674	NIVEL PARTS & MFG CO 6358 PAYSPHERE CR Chicago, IL 60674	CHARGERS		3,196.97
PIONEER, LLC 1885 E. LONG STREET Carson City, NV 89706	PIONEER, LLC 1885 E. LONG STREET Carson City, NV 89706	LOANS		34,725.00
RUTH ANN HUGHES 2488 PEAKWOOD COURT Carson City, NV 89706	RUTH ANN HUGHES 2488 PEAKWOOD COURT Carson City, NV 89706	Location: 1875 FAIR WAY DRIVE, Carson City NV 89701		50,000.00 (2,000,000.00 secured) (1,986,578.19 senior lien)
SILVER QUEEN INN, LLC 1885 E. LONG STREET Carson City, NV 89706	SILVER QUEEN INN, LLC 1885 E. LONG STREET Carson City, NV 89706	LOANS		59,343.91
SPORTS TURF IRRIGATION 1019 A.S. MELROSE STREET Placentia, CA 92870	SPORTS TURF IRRIGATION 1019 A.S. MELROSE STREET Placentia, CA 92870	SUPPLIES		998.23
STANTON PARK DEVELOPMENT 1885 E. LONG STREET Carson City, NV 89706	STANTON PARK DEVELOPMENT 1885 E. LONG STREET Carson City, NV 89706	LOANS		236,450.06
TAYLOR MADE GOLF CO, INC. FILE 56431 Los Angeles, CA 90074-6431	TAYLOR MADE GOLF CO, INC. FILE 56431 Los Angeles, CA 90074-6431	PRO-SHOP INVENTORY		11,348.58

B4 (Offic	rial Form 4) (12/07) - Cont.		
In re	EMPIRE RANCH GOLF COURSE, LLC	Case No.	
	Debtor(s)		

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

(Continuation Sheet)

DECLARATION UNDER PENALTY OF PERJURY ON BEHALF OF A CORPORATION OR PARTNERSHIP

I, the MANAGING MEMBER of the corporation named as the debtor in this case, declare under penalty of perjury that I have read the foregoing list and that it is true and correct to the best of my information and belief.

Date	February 20, 2015	Signature	/s/ DWIGHT C. MILLARD	
			DWIGHT C. MILLARD	
			MANAGING MEMBER	

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

EMPIRE RANCH GOLF COURSE, LLC 1885 E. LONG STREET Carson City, NV 89706

KEVIN A. DARBY, ESQ. DARBY LAW PRACTICE, LTD 4777 CAUGHLIN PARKWAY RENO, NV 89519

ADAVAN 1885 E. LONG STREET Carson City, NV 89706

AGRONO-TEC SEED CO 5530 MOUNTAIN VIEW DRIVE Morgan, UT 84050

ALACO PO BOX 7497 Reno, NV 89510

CARSON CITY PLAZA, LLC 1885 E. LONG STREET Carson City, NV 89706

CARSON CITY UTILITIES PO BOX 4330 Carson City, NV 89702

CLEVELAND GOLF/SRIXON PO BOX 7270 Newport Beach, CA 92658-7270

DAVID WILSON 320 SUNSET DRIVE Reno, NV 89509

E-Z GO TEXTRON 26007 NETWORK PLACE Chicago, IL 60673

FRANCES SHUELER 1031 WAGON WHEEL COURT Gardnerville, NV 89410

GEORGE BARGER TRUST

GSR INVESTMENTS, LLC 3075 COLLEGE DRIVE Carson City, NV 89703

INTERNAL REVENUE SERVICE P.O. Box 21126 DPN 781 Philadelphia, PA 19114

LEONA WHITE 545 BONNIE DRIVE El Cerrito, CA 94530

LIFE INSURANCE TRUST 1885 E. LONG STREET Carson City, NV 89706

MFB REGENCY, LLC 1885 E. LONG STREET Carson City, NV 89706

NILA LOUCKS, TRUSTEE 7910 WETHERLY STREET La Mesa, CA 91941

NIVEL PARTS & MFG CO 6358 PAYSPHERE CR Chicago, IL 60674

PATRICIA THOMPSON 1315 GREYSTONE CREST Birmingham, AL 35242

PIONEER, LLC 1885 E. LONG STREET Carson City, NV 89706

RUTH ANN HUGHES 2488 PEAKWOOD COURT Carson City, NV 89706

SILVER QUEEN INN, LLC 1885 E. LONG STREET Carson City, NV 89706

SPORTS TURF IRRIGATION 1019 A.S. MELROSE STREET Placentia, CA 92870

STANTON PARK DEVELOPMENT 1885 E. LONG STREET Carson City, NV 89706

TAYLOR MADE GOLF CO, INC. FILE 56431 Los Angeles, CA 90074-6431

United States Bankruptcy Court District of Nevada

In re	EMPIRE RANCH GOLF COURSE, LLC		Case No.	
		Debtor(s)	Chapter 11	
	CORPORATE OW	NERSHIP STATEMENT	(RULE 7007.1)	
recusa the fol	ant to Federal Rule of Bankruptcy Procedure II, the undersigned counsel for EMPIRE RAI Illowing is a (are) corporation(s), other than the re of any class of the corporation's(s') equity 1:	NCH GOLF COURSE, LLC is the debtor or a governmenta	n the above captioned action, coll unit, that directly or indirectly	ertifies that own(s) 10%
■ Nor	ne [Check if applicable]			
Febru	ary 20, 2015 /s/	KEVIN A. DARBY, ESQ.		
Date	Si _i Co	EVIN A. DARBY, ESQ. 7670 gnature of Attorney or Litigounsel for EMPIRE RANCH ARBY LAW PRACTICE, LTD		
	47 RE	77 CAUGHLIN PARKWAY ENO, NV 89519 '5.322.1237 Fax:775.996.7290		

kevin@darbylawpractice.com