

UNITED STATES BANKRUPTCY COURT
SOUTHERN DISTRICT OF FLORIDA
FORT LAUDERDALE DIVISION
www.flsb.uscourts.gov

In re:

TAMARAC 10200, LLC and
UNIPHARMA, LLC,

Debtors¹.

Case No. 20-bk-23346-PDR
Case No. 20-bk-23348-PDR

Chapter 11 Cases
(Jointly Administered)

NOTICE OF FILING NOTICE OF SALE OF CERTAIN ASSETS AT AUCTION

Pursuant to this Court's *Order Granting Debtors' Expedited Motion for Entry of an Order (I) Authorizing and Approving the Debtors' Entry Into the Stalking Horse Bid Agreement with the Stalking Horse Bidder, Subject to the Bidding Procedures and the Sale Hearing, (II) Approving Bidding Procedures, (III) Scheduling the Bid Deadlines and the Auction, (IV) Scheduling a Hearing to Consider the Transaction, (V) Approving the Form and Manner of Notice Thereof, (VI) Approving Contract Procedures, and (VII) Granting Related Relief*, dated December 31, 2020 [ECF No. 158], Tamarac 10200, LLC ("Tamarac") and Unipharma, LLC ("Unipharma"), and together with Tamarac, collectively, the "Debtors"), by and through their undersigned counsel, hereby give notice of the filing of the attached *Notice of Sale of Certain Assets at Auction*.

¹ The last four digits of each Debtor's federal tax identification number are Tamarac 10200, LLC (2050) and Unipharma, LLC (8962). The address of the Debtors is 10200 N.W. 67th Street, Tamarac, FL 33321.



Dated: January 4, 2021

BERGER SINGERMAN LLP
Counsel for Debtors in Possession
1450 Brickell Avenue, Suite 1900
Miami, FL 33131
Telephone: (305) 755-9500
Facsimile: (305) 714-4340

By: /s/ Christopher Andrew Jarvinen

Paul Steven Singerman
Florida Bar No. 0378860
singerman@bergersingerman.com
Christopher Andrew Jarvinen
Florida Bar No. 21745
cjarvinen@bergersingerman.com

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Debtors.¹

Chapter 11 Cases
(Jointly Administered)

NOTICE OF SALE OF CERTAIN ASSETS AT AUCTION

PLEASE TAKE NOTICE THAT:

1. Pursuant to the *Order Granting Debtors' Expedited Motion for Entry of an Order (I) Authorizing and Approving the Debtors' Entry into the Stalking Horse Bid Agreement with the Stalking Horse Bidder, Subject to the Bidding Procedures and the Sale Hearing, (II) Approving Bidding Procedures, (III) Scheduling the Bid Deadlines and the Auction, (IV) Scheduling a Hearing to Consider the Transaction, (V) Approving the Form and Manner of Notice Thereof, (VI) Approving Contract Procedures, and (VII) Granting Related Relief* [ECF No. 158] (the "Bidding Procedures Order")² entered by the United States Bankruptcy Court for the Southern District of Florida (the "Court") on December 31, 2020, Tamarac 10200, LLC ("Tamarac") and Unipharma, LLC ("Unipharma" and together with Tamarac, collectively, the "Debtors"), have entered into an *Asset Purchase Agreement* (the "Stalking Horse Bid Agreement") with NHTV (AIV) ULM BIDCO LLC (together with its permitted successors, assigns and designees, the "Stalking Horse Bidder") for the sale of substantially all of the Debtors' assets subject to a competitive bidding process as set forth in the Bidding Procedures Order.

2. Copies of (i) the Motion, (ii) the Stalking Horse Bid Agreement, (iii) the proposed Sale Order, (iv) the Bidding Procedures, and (v) the Bidding Procedures Order can be obtained by contacting the Debtors at either (i) *the Chief Restructuring Officer for the Debtors*, c/o Chief Restructuring Officer, SOLIC Capital Advisors, LLC, 425 W. New England Avenue, Suite 300, Winter Park, FL 32789 (Attn: Neil F. Nuria, nluria@soliccapital.com), or (ii) *the bankruptcy counsel for the Debtors*, Berger Singerman LLP, 1450 Brickell Avenue, Suite 1900, Miami, Florida 33131 (Attn: Paul Steven Singerman, Esq. (singerman@bergersingerman.com) and Christopher Andrew Jarvinen, Esq. (cjarvinen@bergersingerman.com)).

¹ The last four digits of each Debtor's federal tax identification number are Tamarac 10200, LLC (2050) and Unipharma, LLC (8962). The address of the Debtors is 10200 N.W. 67th Street, Tamarac, FL 33321.

² All capitalized terms used but not otherwise defined herein shall have the meaning ascribed to them, as applicable, in the Bidding Procedures Order, the Motion (as defined in the Bidding Procedures Order) or the Stalking Horse Bid Agreement (as defined in the Bidding Procedures Order).

3. All interested parties are invited to make an offer to purchase the Purchased Assets in accordance with the terms and conditions approved by the Court (the “Bidding Procedures”) by **5:00 p.m. (prevailing Eastern Time) on January 18, 2021**. Pursuant to the Bidding Procedures, the Debtors may conduct an Auction for the Purchased Assets (the “Auction”) beginning at **10:00 a.m. (prevailing Eastern Time) on January 20, 2021** at the offices of Berger Singerman LLP, 1450 Brickell Avenue, Suite 1900, Miami, Florida 33131 (or by other electronic means (e.g., Zoom)), or such later time or other place as the Debtors notify all Competing Qualified Bidders who have submitted Competing Qualified Bids, and for the avoidance of any doubt, the Auction is subject to the right of the Debtors, in the reasonable exercise of their business judgment, to adjourn the Auction to a later date. Interested bidders are encouraged to read the Bidding Procedures carefully and, for further information, are invited to contact the bankruptcy counsel for the Debtors at Berger Singerman LLP, 1450 Brickell Avenue, Suite 1900, Miami, Florida 33131 (Attn: Paul Steven Singerman, Esq. (singerman@bergersingerman.com) and Christopher Andrew Jarvinen, Esq. (cjarvinen@bergersingerman.com)), or the Chief Restructuring Officer retained by the Debtors, SOLIC Capital Advisors, LLC, 425 W. New England Avenue, Suite 300, Winter Park, FL 32789 (Attn: Neil F. Nuria, nluria@soliccapiital.com).

4. Participation at the Auction is subject to the Bidding Procedures and the Bidding Procedures Order.

5. If no Auction is held, the Debtors will file a notice **no later than 3:00 p.m. (prevailing Eastern Time) on January 19, 2021** with the Court in each of the Debtors’ bankruptcy cases stating that there will be no Auction (the notice will be posted at the Court’s website <https://ecf.flsb.uscourts.gov/> which requires a court-issued login and passcode to access the notice). The Debtors will seek approval of the Sale of the Purchased Assets to the Stalking Horse Bidder at a video hearing before the Court and before the Honorable Peter D. Russin, United States Bankruptcy Judge, at **12:00 p.m. (Noon) (prevailing Eastern Time) on January 21, 2021** and such hearing may be continued without further notice to **10:00 a.m. (prevailing Eastern Time) on January 22, 2021** (the “Sale Hearing”). The Sale Hearing may be adjourned without notice other than adjournment in open court or as identified on the agenda, and for the avoidance of any doubt, the Sale Hearing is subject to the right of the Debtors, in the reasonable exercise of their business judgment, to adjourn the Sale Hearing to a later date, subject to the availability of the Court. Any party opposing the relief sought at the Sale Hearing must appear at the Sale Hearing or any objections or defenses may be deemed waived.

6. **Objections, if any, to the proposed Sale and/or the sale of the Purchased Assets to the Successful Bidder and the transaction contemplated by the Stalking Horse Bid Agreement must be: (a) be in writing; (b) state the basis of such objection with specificity; (c) comply with the Bankruptcy Rules and the Local Rules; (d) be filed with the Court on or before 4:00 p.m. (prevailing Eastern Time) on January 14, 2021 (the “Sale Objection Deadline”); and (e) be served, so as to be received the same day as the objection is filed, upon:** (1) *the Debtors*, c/o (i) the Chief Restructuring Officer, SOLIC Capital Advisors, LLC, 425 W. New England Avenue, Suite 300, Winter Park, FL 32789 (Attn: Neil F. Nuria, nluria@soliccapiital.com) and (ii) *bankruptcy counsel for the Debtors*, Berger Singerman LLP, 1450 Brickell Avenue, Suite 1900, Miami, FL 33131 (Attn: Paul Steven Singerman, Esq. (singerman@bergersingerman.com) and Christopher Andrew Jarvinen, Esq. (cjarvinen@bergersingerman.com)); (2) *counsel for the Lender, the DIP Lender, and the Stalking*

Horse Bidder, Weil, Gotshal & Manges LLP, 767 Fifth Avenue, New York, N.Y. 10153 (Attn: Ray C. Shrock, P.C. (Ray.Schrock@weil.com), Alexander Welch, Esq. (Alexander.Welch@weil.com), and Bryan R. Podzius Esq. (Bryan.Podzius@weil.com); (3) *the Office of the United States Trustee*, 51 SW First Avenue, Room 1204, Miami, Florida 33130, and (4) *counsel to the Official Committee of Unsecured Creditors*, Fox Rothschild LLP, 777 South Flagler Drive, Suite 1700 West Tower, West Palm Beach, FL 33401 (Attn: Gordon E. Gouveia (ggouveia@foxrothschild.com), Michael A. Sweet (msweet@foxrothschild.com) and Heather L. Ries (hries@foxrothschild.com)).

7. This notice is qualified in its entirety by the Bidding Procedures Order.

Dated: January 4, 2021
Miami, Florida

BERGER SINGERMANN LLP
Counsel for the Debtors and Debtors in Possession
1450 Brickell Avenue, Suite 1900
Miami, Florida 33131
Telephone: (305) 755-9500
Facsimile: (305) 714-4340

By: /s/ Christopher Andrew Jarvinen

Paul Steven Singerman
Florida Bar No. 0378860
singerman@bergersingerman.com
Christopher Andrew Jarvinen
Florida Bar No. 021745
cjarvinen@bergersingerman.com