

November 28, 2012

American Pension Services  
4168 West 12600 South, Suite 300  
Riverton, UT 84096

Re: Dee Randall; Substantively Consolidated Bankruptcy Case No. 10-37546  
Horizon Auto Funding, LLC  
Independent Commercial Lending, LLC  
Horizon Financial Center I, LLC  
Horizon Mortgage and Investment, Inc.  
Horizon Financial & Insurance Group, Inc.

To Whom It May Concern,

Attached please find the trustee's revised estimate of return for the Randall investors. This new valuation estimate factors better information now that the real property of the estate has been sold as well as substantial tax claims of which we were not previously aware. It is my understanding that with this information, American Pension Services will revalue the Randall investment accounts to better estimate the real value of any potential recovery.

As shown on the attached exhibit, the current estimate of return is 3.5% of the original account value (account were previously revalued to 10.5% of original value). The odds of a significant upward change are remote. The trustee's recommendation would be to immediately revalue the accounts at 3.5% of their original value.

Please confirm in writing that you have received these instructions and that the accounts will be revalued prior to December 31, 2012. Thank you for your assistance.

Cordially,



Gil A. Miller  
Trustee for Dee Randall, et al.

**In re: Dee Allen Randall; Horizon Mortgage & Investment;  
Horizon Financial & Insurance; Horizon Auto Funding  
Horizon Financial Center; Independent Commercial Lending  
Case # 10-37546**

**Estimate of Cash Available to Pay Investor Claims (Note 1)  
As of November 28, 2012  
Subject to Material Change Based on Various Factors and Outcomes**

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Available, unencumbered cash as of November 20, 2012 \$462,734.94

Net Proceeds from Sale of Real Property, on hand \$1,966,304.83

**Estimated Sources of Cash**

Estimated recoveries from notes receivable \$100,000.00

Estimated Recoveries from Fraudulent Transfer Claims and Other Actions 1,500,800.00

**Total Estimated Sources of Cash \$4,029,839.77**

**Estimated Uses of Cash**

Estimated payments to lienholders and interest holders from real property proceeds (\$800,000.00)

Estimated priority tax claims (IRS, Utah State Tax Commission), estimated (\$998,999.00)

Future administrative expenses: professional fees for litigation, accounting, investigation (\$500,000.00)

**Total Estimated Uses of Cash (\$2,298,999.00)**

**Total Cash Available for Unsecured Creditors/Investors \$1,730,840.77**

**Estimated Investor Claims and General Unsecured Claims \$50,000,000.00**

**Estimated Payout on Investor Claims 3.5%**

Note 1: This is the trustee's best estimate as of this date. Estimates may change over time, resulting in a higher or lower return to investors. Litigation recoveries are difficult to predict and investor claims may be higher or lower than estimated.