

Attorney or Party Name, Address, Telephone & FAX Numbers, and California State Bar Number Wesley H. Avery (State Bar #155724) MUSICK, PEELER & GARRETT LLP One Wilshire Blvd. Suite 2000 Los Angeles, California 90017 (213) 629-7600	FOR COURT USE ONLY <div style="border: 1px solid black; padding: 5px; text-align: center;"> FILED OCT 18 2006 <small>Clerk, U.S. Bankruptcy Court Central District of California By: <i>[Signature]</i> Deputy Clerk</small> </div>
UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA	
In re: Delia Mateo Shaw, an individual, SSN: XXX-XX-2183 <div style="text-align: right;">Debtor(s).</div>	CASE NO.: LA05-47992-SB

NOTICE OF SALE OF ESTATE PROPERTY

Sale Date: November 7, 2006	Time: 11:00 a.m.
Location: U.S. Bankruptcy Court, Courtroom 1575, 255 E. Temple Street, Los Angeles, CA 90012	

Type of Sale: Public: Private: Last date to file objections: October 22, 2006

Description of Property to be Sold: A condominium commonly known as 430 E. Spruce Avenue, No. 70, Inglewood, California 90301, and whose legal description is Lot 2 in Tract No. 44593, Condo Unit No. 70 in the city of Inglewood, County of Los Angeles, State of California as Per Map Recorded in Book 1117, pages 35 and 36 of maps, in the office of said County, APN APN 4021-028-130.

Terms and Conditions of Sale: On an "as is, where is" basis, without any warranties either expressed or implied.

Proposed Sale Price: \$320,000.00

Overbid Procedure (If Any): Overbids shall be in increments of \$5,000.00 and the Sale to an overbidder must close within 11 days of the entry of the order approving the Motion. The overbidder must tender a bid of deposit of \$9,750.00 in the form of certified funds to the Trustee at or before the Sale.

If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:

Contact Person for Potential Bidders (include name, address, telephone, fax and/or e:mail address):
Wesley H. Avery, Esq.
MUSICK, PEELER & GARRETT, LLP
One Wilshire Blvd., Suite 2000
Los Angeles, CA 90017
(213) 629-7635; Fax (213) 624-1376 email: w.avery@mpglaw.com

Date: October 13, 2006