

Attorney or Party Name, Address, Telephone & FAX Numbers, and California State Bar Number Owen J. Croomes                      Tele: 909/620-1775 Denese M. Croomes                    Fax: 752-6531 4 Mill Valley Rd. Pomona, CA 91766	FOR COURT USE ONLY <p style="text-align: right;"><b>FILED</b></p> <p style="text-align: center;">03 FEB 19 AM 11:31</p>
<b>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA</b>	CLERK U.S. BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA
In re: OWEN J. CROOMES DENESE M. CROOMES  SS#: 556-92-5121 SS#: 568-90-8164  <p style="text-align: center;">Debtor(s).</p>	CASE NO.: _____ DEPT. _____  LA03-12042EC

### NOTICE OF SALE OF ESTATE PROPERTY

Sale Date: 12/16/2002	Time: _____
Location: Private Sale at Estate Property	

Type of Sale:     Public         Private        Last date to file objections: \_\_\_\_\_

Description of Property to be Sold: 3-bdrm single family residence / 723 E. 83rd Street Los Angeles, CA  
 APN #: 6029-015-006. Tract 6097, Lot 1217, Map 704-E2, in the City  
of Los Angeles, County of Los Angeles, State of California, recorded in  
the Office of the County Recorder of said county.

Terms and Conditions of Sale: Buyer, Christina Hendrickson. The loan has been approved and funded; now awaiting approval by the U.S. Bankruptcy Trustee for recording of the trust deed. PROPERTY IS NOT SOLD AS IS.

Seller to make demanded repairs: electrical, windows, stucco, painting = \$6,000; Flooring = \$2,000; roofing = \$2,500; Plumbing = \$2,110.00.

Proposed Sale Price: \$166,300.00 [See Motion attachment Exhibit "B" (Closing Stmt)]

Overbid Procedure (If Any): none

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):

none

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Date: 02/19/2003

**PROOF OF SERVICE**

**STATE OF CALIFORNIA )  
COUNTY OF LOS ANGELES)**

I am employed in the County of Los Angeles, State of California. I am over the age of 18 and not a party to the within action; my business address is 3654 W. Slauson Avenue, Los Angeles, CA 90043.

On February 19, 2003, I served the following document described as:  
NOTICE OF SALE OF ESTATE PROPERTY

On parties herein in this action.

/ / PERSONAL SERVICE

/ X / FAX: Option One Mortgage Company (949) 585-9336  
Beneficial Finance Company (630) 617-6891

/ X / MAIL, with postage prepaid and dropped in a U.S. mail box at Los Angeles, California.

/ X / By placing a true copy thereof enclosed in a sealed envelope addressed as follows:

**SEE SERVICE LIST ATTACHED**

I caused such envelope with first-class postage thereon fully prepaid to be placed in the United States mail at Los Angeles, California.

I declare under penalty of perjury under the laws of the State of California that the above is true and correct.

Executed this 19<sup>th</sup> day of February, 2003 at Los Angeles, California.

  
FLORENCE BURKS-YOUNG  
Licensed Process Server

**CROOMES, OWEN J.**  
**CROOMES, DENESE M.**

**SS# 556-92-5121**  
**568-90-8164**

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**MAILING LIST**

**Owen J. Croomes**  
**Denese M. Croomes**  
**4 Mill Valley Road**  
**Pomona, CA 91766**

**United States Bankruptcy Trustee**  
**725 S. Figueroa Street, Ste. 103**  
**Los Angeles, CA 90012**

**Edwina Dowell**  
**Chapter 13 Trustee**  
**700 S. Flower Street, Ste. 1950**  
**Los Angeles, CA 90017**

**Internal Revenue Services**  
**Special Procedures Function**  
**Collection Division: 283-56-1600**  
**Room 4062 Federal Building (Stop 5022)**  
**300 North Los Angeles Street**  
**Los Angeles, CA 90012**

**CROOMES, OWEN J.**  
**CROOMES, DENESE M.**

**SS# 556-92-5121**  
**568-90-8164**

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Avon  
2940 E. Foothill Blvd.  
Pasadena, CA 91104

Acct. #: 211863001482666  
Beneficial Finance Company  
P.O. Box 60101  
City of Industry CA 91716-0101

Acct. #: 21186326105485-8  
Beneficial Finance Company  
P.O. Box 60101  
City of Industry, CA 91716-0101

Acct. #000869065  
Citi Financial  
P.O. Box 9023  
Des Moines, IA 50368

Acct. #: 556-92-5121  
Franchise Tax Board  
P.O. Box 942867  
Sacramento, CA 94267

Acct. #: APN 6029 015 006  
L.A. County Tax Collector  
P.O. Box 54018  
Los Angeles, CA 90054

Acct. #: 5433390001046698  
Household Credit Services  
P.O. Box 60102  
City of Industry CA 91716-0101

Acct. #: 2441897  
Option One Mortgage Co  
3 ADA  
Irvine, Ca 92618

Acct. #: 3257748  
Option One Mortgage Co  
3 ADA  
Irvine, Ca 92618

**CROOMES, OWEN J.**  
**CROOMES, DENESE M.**

**SS# 556-92-5121**  
**568-90-8164**

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**Acct. #: 4921138**  
**Verizon Wireless**  
**P.O. Box 199769**  
**Attn: Bankruptcy Dept.**  
**Irvine, CA 92623-9769**

**Acct. #: 8390519348**  
**WFS Financial**  
**P.O. Box 25341**  
**Santa Ana, CA 92799-53341**