

Attorney or Party Name, Address, Telephone & FAX Numbers, and California State Bar Number Michael E Sauter      SBN 67416 Attorney at Law 7730 Morro Road Suite 106 Atascadero CA 93422 Tel: 805 466 6921/Fax: 805 466 9336	FOR COURT USE ONLY <div style="border: 1px solid black; padding: 5px; text-align: center;">           FILED            JUN 14 2002  <small>CLERK U.S. BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA BY _____ Deputy Clerk</small> </div>
<b>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA</b>	
In re:  PHILIP VERNON ZEITSOFF  <div style="text-align: right;">Debtor(s).</div>	CASE NO.:  ND99-11190RR

### NOTICE OF SALE OF ESTATE PROPERTY

Sale Date:	Time:
Location: US Bankruptcy Court, Room 201, 1415 State Street, Santa Barbara, CA 93101	

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

Description of Property to be Sold: Residential property located at 30600 Las Estrellas Drive, Malibu, California. 5 bedroom, 3 bathroom, 2 story house built in 1964; 2652 square feet; 1.21 acres.

Terms and Conditions of Sale: Property is currently occupied by co-owner, who is an unwilling seller, and who refuses to permit viewing of the property. Buyer must waive all inspections of the property, must assume all responsibility to evict occupant, using lawful means only, and must indemnify the trustee against all liability related in any way to buyer's eviction of occupant.  
Parties wishing to bid on the property must execute, prior to hearing, a "Bankruptcy Trustee's

Notice and Disclaimer" confirming all of the above terms.  
 Proposed Sale Price: The opening bid will consist of the offer received from Mr. Alan Mark in the amount of \$777,000.00  
 Overbid Procedure (if Any): An upset bid must be a minimum of \$5,000.00 more than the opening bid. Thereafter, bids must be in increments of at least \$1,000.00 each.

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):

Sandra A McBride  
Prudential California Realty  
4574 Market Street  
Ventura, CA 93003  
Tel: 805 644 8271      Fax: 805 644 8278

Date: \_\_\_\_\_

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