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| Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address | FOR COURT USE ONLY |
| *Individual appearing without attorney*  *Attorney for:* |
| **UNITED STATES BANKRUPTCY COURT**  **CENTRAL DISTRICT OF CALIFORNIA – SANTA ANA DIVISION** | |
| In re: | CASE NO.:  CHAPTER: |
| **ORDER  GRANTING**  **DENYING MOTION TO AVOID LIEN UNDER 11 U.S.C.§ 522(f) (REAL PROPERTY)** |
| No hearing held  Hearing held  Date:  Time:  Courtroom:  Place: 411 W 4th St., Santa Ana, CA 92701 |
| Debtor(s). |
| **Creditor Holding Lien to be Avoided** (*name*)*:* | |

The Motion was:  Opposed  Unopposed  No appearance by Attorney

Pursuant to 11 U.S.C. § 522(f), Debtor moved to avoid a judicial lien on real property claimed to be exempt. The court finds and orders as follows:

1. Notice of this Motion complied with LBR 9013-1(d).
2. Notice of this Motion complied with LBR 9013-1(o).

a.  There was no opposition and request for hearing.

b.  Hearing requested and held as indicated in the caption.

1. The real property to which this order applies is as follows:
   1. Street address (*specify*):
   2. Legal description (*specify*):
2. Recording information regarding lien to be avoided:
   1. Date of recordation of lien (*specify*): \_\_\_\_\_\_.

b. Recorder's instrument number or map/book/page number (*specify*): \_\_\_\_\_\_\_\_\_\_\_\_

1. Motion granted:
   1. The judicial lien sought to be avoided impairs an exemption to which Debtor would otherwise be entitled under 11 U.S.C. § 522(d)
   2. The judicial lien is void and unenforceable:
      1. In its entirety
      2. In the following amount *only*: $       . The balance of $        remains a valid and enforceable lien against the property.

6.  Motion denied on the following grounds:  with prejudice  without prejudice

1. Insufficient notice
2. Insufficient evidence of the exempt status of the property in question
3. Failure to comply with FRBP 7004(b)(3) or FRBP 7004(h).
4. Insufficient evidence of fair market value.
5. Motion is incomplete – insufficient evidence of judicial lien amount
6. Other (*specify*):
7. The court further orders as follows (*specify*):

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