

<p>Attorney or Party Name, Address, Telephone &amp; FAX Nos., State Bar No. &amp; Email Address</p> <p>HOWARD KOLLITZ (State Bar No. 059611) hkollitz@dgdgk.com ZEV SHECHTMAN (State Bar No. 266280) zshechtman@dgdgk.com DANNING, GILL, DIAMOND &amp; KOLLITZ, LLP 1900 Avenue of the Stars, 11th Floor Los Angeles, California 90067-4402 Telephone: (310) 277-0077 Facsimile: (310) 277-5735</p> <p><input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Richard K. Diamond, Chapter 7 Trustee</p>	<p>FOR COURT USE ONLY</p>
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<p><b>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - LOS ANGELES DIVISION</b></p>	
<p>In re: IGOR DUBINSKY AND ALLA DUBINSKY,</p> <p style="text-align: right;">Debtor(s).</p>	<p>CASE NO.: 2:12-bk-37402-TD CHAPTER: 7</p> <p style="text-align: center;"><b>NOTICE OF SALE OF ESTATE PROPERTY</b></p>

<p><b>Sale Date:</b> 02/13/2014</p>	<p><b>Time:</b> 10:00 am</p>
<p><b>Location:</b> Ctrm. 1345, US Bankruptcy Court, 255 E. Temple St., Los Angeles, CA 90012</p>	

**Type of Sale:**  Public  Private      **Last date to file objections:** 01/30/2014

**Description of property to be sold:**

Trustee's right, title and interest, if any, in 2170 Mt. Olympus Drive, Los Angeles, California 90046, Los Angeles County Tax Assessor's Parcel No. 5569-025-002 (the "Property").

**Terms and conditions of sale:** The terms and conditions of the sale are memorialized in a Sale Agreement attached with the Sale Motion as Exhibit "1." Without limiting or altering the terms detailed in the Sale Agreement, those terms are summarized as follows: the initial deposit is \$30,585, and the total purchase price for the Property is \$550,000, Subject To Liens other than a USA Lien. The Property is being sold "as is", "where is" and without any representations, warranties or disclosures whatsoever, and subject to overbids. The proposed sale has no contingencies.

**Proposed sale price:** \$ 1,062,000.00

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This form is mandatory. It has been approved for use in the United States Bankruptcy Court for the Central District of California.

**Overbid procedure (if any):** \$1,062,000, for a sale Free And Clear of liens, is the minimum overbid.

The initial overbid deposit is \$31,860. Potential overbidders must deliver the deposit along with an executed copy of the overbid form, available upon request, at least two business days before the hearing. Deposits must be by \*Cont'd Below

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

Sale Hearing

Date: February 13, 2014

Time: 10:00 a.m.

Place: Courtroom 1345,255 East Temple Street, Los Angeles, California 90012

**Contact person for potential bidders (include name, address, telephone, fax and/or email address):**

\* bank cashier's check issued by a financial institution located in the County of Los Angeles, State of California payable to "Richard K. Diamond, Chapter 7 Trustee," with delivery in care of Danning, Gill, Diamond & Kollitz, LLP, Attn: Zev Shechtman, 1900 Avenue of the Stars, 11th Floor, Los Angeles, CA 90067-4402, which shall be credited to the sale price. Additional terms are set forth in the overbid form, Sale Agreement and as set forth in the Sale Motion and documents filed therewith.

Potential Bidders Should Contact the Trustee's real estate agent and request a copy of the Overbid Form.

Trustee's Real Estate Agent

Jane Schore, Coldwell Banker

Email: jschore@sbcglobal.net

Tel: 323-573-6562.

Date: 01/23/2014

## PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is 1900 Avenue of the Stars, 11th Floor, Los Angeles, CA 90067-4402.

A true and correct copy of the foregoing document entitled (*specify*) **NOTICE OF SALE OF ESTATE PROPERTY** will be served or was served (a) on the judge in chambers in the form and manner required by LBR 5005-2(d); and (b) in the manner stated below:

**1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF):** Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On January 23, 2014 I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

ATTORNEY FOR CHAPTER 7 TRUSTEE: Enid M Colson emc@dgdk.com, ecolson@dgdk.com;DanningGill@gmail.com  
CHAPTER 7 TRUSTEE: Richard K Diamond rdiamond@dgdk.com, DanningGill@gmail.com  
CHAPTER 7 TRUSTEE: Richard K Diamond (TR) jlv@dgdk.com, rdiamond@ecf.epiqsystems.com; DanningGill@Gmail.com  
ATTORNEYS FOR CREDITOR PRA RECEIVABLES MANAGEMENT, LLC: Dolores Garcia dgarcia@portfoliorecovery.com  
ATTORNEY FOR UNITED STATES TRUSTEE (LA): Queenie K Ng queenie.k.ng@usdoj.gov  
ATTORNEY FOR DEBTORS: Daren M Schlechter daren@schlechterlaw.com  
ATTORNEY FOR CHAPTER 7 TRUSTEE: Zev Shechtman zshechtman@dgdk.com, danninggill@gmail.com  
United States Trustee (LA) ustpregion16.la.ecf@usdoj.gov  
ATTORNEY FOR UNITED STATES ATTORNEY'S OFFICE: Brent A Whittlesey brent.whittlesey@usdoj.gov

Service information continued on attached page.

**2. SERVED BY UNITED STATES MAIL:** On January 23, 2014, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by placing a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

Service information continued on attached page.

**3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL (state method for each person or entity served):** Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on January 23, 2014, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

Via Personal Delivery (Alissi) – to be delivered 1/24/14.  
The Honorable Thomas B. Donovan  
U.S. Bankruptcy Court  
Roybal Federal Building  
Bin outside of Suite 1352  
255 E. Temple Street  
Los Angeles, CA 90012-3332

Service information continued on attached page.

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

January 23, 2014

*Date*

Patricia Morris

*Printed Name*

/s/Patricia Morris

*Signature*