

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address RON BENDER (SBN 143364) BETH ANN R. YOUNG (SBN143945) KURT RAMLO (SBN 166856) KRIKOR J. MESHEFEJIAN (SBN 255030) LEVENE, NEALE, BENDER, YOO & BRILL L.L.P. 10250 Constellation Boulevard, Suite 1700 Los Angeles, California 90067 Telephone: (310) 229-1234; Facsimile: (310) 229-1244 Email: rb@lnbyb.com; bry@lnbyb.com; kr@lnbyb.com; kjm@lnbyb.com <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Chapter 11 Debtor in Possession	FOR COURT USE ONLY
--	--------------------

**UNITED STATES BANKRUPTCY COURT
CENTRAL DISTRICT OF CALIFORNIA - LOS ANGELES DIVISION**

In re: ART AND ARCHITECTURE BOOKS OF THE 21ST CENTURY, dba ACE GALLERY, Debtor(s).	CASE NO.: 2:13-bk-14135-RK CHAPTER: 11 <p style="text-align: center;">NOTICE OF SALE OF ESTATE PROPERTY</p>
--	--

Sale Date: 06/17/2014	Time: 2:30 pm
Location: United States Bankruptcy Court, Courtroom "1675", 255 E. Temple Street, Los Angeles, CA 90012	

Type of Sale: Public Private **Last date to file objections:** 6/3/2014

Description of property to be sold: The real property and related improvements located at 9430 Wilshire Boulevard, Beverly Hills, CA (including, without limitation, plant and equipment, but excluding all operating, inventory and intellectual property and trademarks in connection with the operation of or that may belong to the Debtor) (the "Property").

Terms and conditions of sale: Please see attached Asset Purchase Agreement and Joint Escrow Instructions

Proposed sale price: \$ 60,000,000.00

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): None. This sale is not subject to overbidding.

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

Date: June 17, 2014
Time: 2:30 p.m.
Place: United States Bankruptcy Court
Courtroom "1675"
255 E. Temple Street
Los Angeles, CA 90012

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

Not Applicable.

Date: 05/23/2014