

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address JOHN N. TEDFORD, IV DANNING, GILL, DIAMOND & KOLLITZ, LLP 1900 Avenue of the Stars, 11th Floor Los Angeles, California 90067 T: (310) 277-0077 F: (310) 277-5735 E: jtedford@dgdk.com <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: David A. Gill, Trustee	FOR COURT USE ONLY
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**UNITED STATES BANKRUPTCY COURT
CENTRAL DISTRICT OF CALIFORNIA - LOS ANGELES DIVISION**

In re: AEHCC, LLC Debtor(s).	CASE NO.: 2:13-bk-37442-WB CHAPTER: 7 <p style="text-align: center;">NOTICE OF SALE OF ESTATE PROPERTY</p>
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Sale Date: 04/21/2016	Time: 2:00 pm
Location: COURTROOM 1375, 255 E. TEMPLE ST., LOS ANGELES, CA	

Type of Sale: Public Private **Last date to file objections:** 04/07/2016

Description of property to be sold: Any and all claims against Edward Ahn, Helen Ahn, the Ahns' bankruptcy estate, Patrick J. Evans, Helen B. Kim, and any other, arising out of or relating to real property located at 926 S. Vermont Ave., LA, CA, and Huh v. Shin, LASC case no. BC415437; any and all claims against Edward Ahn, Helen Ahn, the Ahns' bankruptcy estate, EHCC LLC, EHCC's bankruptcy estate, Christina Ahn, Cindy Ahn, and any other, arising out of or related to real property located in Gwinnett County, Georgia.

Terms and conditions of sale:
 AS IS and WHERE IS with no warranties or recourse whatsoever. No contingencies. The price will be set by the Court at the hearing; the Trustee will recommend a minimum bid of \$50,000, ALL CASH. A deposit of \$5,000 will be required at the hearing; the balance must be paid within 5 business days after entry of the order. For other terms and conditions, see Trustee's notice of his proposed sale.

Proposed sale price: \$ 50,000.00

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):

Trustee will propose a minimum overbid of \$51,000. Subsequent overbids to be \$1,000 greater than the most recently accepted bid. Buyer's non-refundable deposit will be retained by Trustee and applied to the sale price. Trustee may request approval of a Back-Up Buyer. For additional details, see Trustee's notice of his proposed sale.

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

Sale will be SUBJECT TO any and all liens, claims and interests.

Regardless, the hearing will be held on April 21, 2016, at 2:00 p.m., Courtroom 1375, 255 E. Temple St., Los Angeles, California.

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

John N. Tedford, IV
Danning, Gill, Diamond & Kollitz, LLP
1900 Avenue of the Stars, 11th Floor
Los Angeles, California 90067
T: (310) 277-0077
F: (310) 277-5735
E: jtedford@dgdk.com

Date: 03/25/2016

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 March 25, 2016 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:

Service information continued on attached page.

2. SERVED BY UNITED STATES MAIL: On March 25, 2016, 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 March 25, 2016, 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 3/28/16.
The Honorable Julia W. Brand
U.S. Bankruptcy Court
Roybal Federal Building
255 E. Temple Street
Bin outside of Suite 1382
Los Angeles, CA 90012

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.

March 25, 2016

Date

Patricia Morris

Printed Name


Signature

ADDITIONAL SERVICE INFORMATION (if needed):

1. SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING ("NEF")

Ashleigh A Danker on behalf of Interested Party Courtesy NEF adanker@dankerlawfirm.com
Ashleigh A Danker on behalf of Interested Party Desert Valley Financial
adanker@dankerlawfirm.com
Clarisse Young on behalf of Interested Party Courtesy NEF youngshumaker@smcounsel.com,
levern@smcounsel.com
Darren B Neilson on behalf of Debtor AEHCC, LLC, a Colorado limited liability company
dneilson@ebg-law.com, tsanders@kmclaw.com
David A Gill (TR) trustee ECF@dgdk.com, dgill@ecf.epiqsystems.com; DanningGill@Gmail.com
Jason Balitzer on behalf of Interested Party Courtesy NEF jbalitzer@sulmeyerlaw.com,
jbalitzer@ecf.inforuptcy.com; dwalker@ecf.inforuptcy.com
John N Tedford on behalf of Trustee David A Gill (TR) jtedford@dgdk.com,
DanningGill@gmail.com; jtedford@ecf.inforuptcy.com
Mark R Campbell on behalf of Interested Party Courtesy NEF mcampbell@markcampbelllaw.com
Melanie Scott Green on behalf of U.S. Trustee United States Trustee (LA)
Melanie.green@usdoj.gov
Raymond H Aver on behalf of Creditor First Intercontinental Bank ray@averlaw.com
Raymond H Aver on behalf of Interested Party Courtesy NEF ray@averlaw.com
Robyn B Sokol on behalf of Debtor AEHCC, LLC, a Colorado limited liability company
ecf@brutzkusgubner.com, rsokol@brutzkusgubner.com
Steven Werth on behalf of Interested Party Official Committee of Unsecured Creditors of
Debtors Edward Ahn and Helen Ahn swerth@sulmeyerlaw.com,
asokolowski@sulmeyerlaw.com; slee@sulmeyerlaw.com; slee@ecf.inforuptcy.com; asokolowski@ecf.inforupt
cy.com; swerth@ecf.inforuptcy.com
Steven Werth on behalf of Interested Party Courtesy NEF swerth@sulmeyerlaw.com,
asokolowski@sulmeyerlaw.com; slee@sulmeyerlaw.com; slee@ecf.inforuptcy.com; asokolowski@ecf.inforupt
cy.com; swerth@ecf.inforuptcy.com
Steven T Gubner on behalf of Debtor AEHCC, LLC, a Colorado limited liability company
sgubner@brutzkusgubner.com, ecf@brutzkusgubner.com
Travis M Daniels on behalf of Debtor AEHCC, LLC, a Colorado limited liability company
tdaniels@brutzkusgubner.com, ecf@brutzkusgubner.com
United States Trustee (LA) ustpregion16.la.ecf@usdoj.gov
Victor A Sahn on behalf of Interested Party Official Committee of Unsecured Creditors of
Debtors Edward Ahn and Helen Ahn vsahn@sulmeyerlaw.com, agonzalez@sulmeyerlaw.com,
agonzalez@ecf.inforuptcy.com; asokolowski@sulmeyerlaw.com; vsahn@ecf.inforuptcy.com
Victor A Sahn on behalf of Interested Party Courtesy NEF vsahn@sulmeyerlaw.com,
agonzalez@sulmeyerlaw.com,
agonzalez@ecf.inforuptcy.com; asokolowski@sulmeyerlaw.com; vsahn@ecf.inforuptcy.com
William W Kim on behalf of Interested Party Courtesy NEF william@parkandlim.com