

Debtor(s).

Location: 255 East Temple Street, Courtroom 1339, Los Angeles, CA 90012

Last date to file objections: 03/24/2015

Estate's right, title and interest in the real property commonly known as 6032 Corbin Avenue, Tarzana, California 91356 improved with a single family residence.

This is a joint sale with Harry Freidman who held title as joint tenant with Debtor when bankruptcy filed. Both the estate's interest and Mr. Friedman's interest, together constituting the entire fee, are being sold for cash, with all liens and encumbrances being paid through escrow. The price below is for the whole fee. The net payment to the Trustee at close of escrow is currently estimated to be \$157,071.

Proposed sale price: \$ 1,150,000.00

Overbid procedure (*if any*):

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 email address*):

Wesley H. Avery, Esq.
Roquemoore, Pringle & Moore, Inc.
6055 E. Washington Blvd., Ste. 500
Los Angeles, CA 90040-2466
wavery@rpmlaw.com
<http://www.rpmlaw.com>
(323) 724-3117 (office)
(323) 724-5410 (fax)

Date: 03/17/2015

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:

21860 Burbank Boulevard, Suite 360, Woodland Hills, CA 91367

A true and correct copy of the foregoing document entitled: **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 *(date)* 03/17/2015, 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:

(Please see Attachment 1.)

☒ Service information continued on attached page

2. SERVED BY UNITED STATES MAIL:

On *(date)* 03/17/2015, 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.

(Please see Attachment 2.)

☒ 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 *(date)* _____, 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.

☐ 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.

03/17/2015
Date

JACQUELINE DALE
Printed Name

/s/ Jacqueline Dale
Signature

In re: BRANDICE JORDANA FRIEDMAN
Case No. 2:13-bk-39608

Attachment to
NOTICE OF SALE OF ESTATE PROPERTY

Attachment 1 - To Be Served By The Court Via NEF:

CHAPTER 7 TRUSTEE :

Wesley H Avery (TR) wamiracle6@yahoo.com,
jmoattrustee@gmail.com;vguillentrustee@gmail.com;C117@ecfcbis.com;afitzpatricktr
stee@gmail.com

ATTORNEY FOR HARRY FRIEDMAN:

David S Hagen go4broq@earthlink.net

ATTORNEY FOR DEBTOR:

Jeffrey J Hagen jeff@hagenhagenlaw.com

COURTESY NEF:

Alan I Nahmias anahmias@mbnlawyers.com, jdale@mirmanbubman.com

ATTORNEY FOR CHAPTER 7 TRUSTEE:

Russell H Rapoport rrapoport@mbnlawyers.com, aacosta@mbnlawyers.com

UNITED STATES TRUSTEE:

United States Trustee (LA) ustpreion16.la.ecf@usdoj.gov

Attachment 2 - Served by United States Mail:

PRESIDING JUDGE'S COPY:

Honorable Deborah Saltzman
United States Bankruptcy Court
255 East Temple Street, Suite 1334
Los Angeles, CA 90012

DEBTOR

Brandice Jordana Friedman
1433 Greenfield Avenue
Los Angeles, CA 90025

INTERESTED PARTIES:

Harry Friedman
6032 Corbin Avenue
Tarzana, CA 91356

Erin Kelly
Remax Estate Properties
124 Washington Blvd.
Marina del Rey, CA 90292

Jeffrey Evans
Cathryn Sadler
12437 Hortense Street
Studio City, CA 91604