

<p>Attorney or Party Name, Address, Telephone &amp; FAX Nos., State Bar No. &amp; Email Address</p> <p>ERIC P. ISRAEL (State Bar No. 132426) eisrael@dgdgk.com MICHAEL G. D'ALBA (State Bar No. 264403) mdalba@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: David A. Gill, 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: STEVE CISNEROS AND THERESA CISNEROS</p> <p style="text-align: right;">Debtor(s).</p>	<p>CASE NO.: 2:14-bk-31816-RK CHAPTER: 7</p> <p style="text-align: center;"><b>NOTICE OF SALE OF ESTATE PROPERTY</b></p>

<p><b>Sale Date:</b> 06/30/2015</p>	<p><b>Time:</b> 2:30 pm</p>
<p><b>Location:</b> Edward R. Roybal Courthouse, Courtroom 1675, 255 E. Temple Street, Los Angeles, CA 90012</p>	

**Type of Sale:**  Public  Private      **Last date to file objections:** 06/16/2015

**Description of property to be sold:**

Residential real property located at 21807, 21809, and 21811 Bonita Street, Carson, California, Los Angeles County Assessor's Parcel Numbers 7332-001-036 and 7332-001-037. The Property is improved with a triplex.

**Terms and conditions of sale:**

The property is being sold for \$610,000 cash, "as is," "where is," "with all faults," and with no warranty or recourse whatsoever, subject to higher and better bids. There are no contingencies.

**Proposed sale price:** \$ 610,000.00

**Overbid procedure (if any):** Overbidders must appear at the hearing, submit overbid before or at hearing and deposit with Trustee before or at the hearing a cashier's check for \$20,000 payable to "David A. Gill, as Chapter 7 Trustee of the estate of Steve Cisneros and Theresa Cisneros." The minimum overbid amount is \$615,000.

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

DATE: June 30, 2015

TIME: 2:30 p.m.

CTRM: 1675

Edward R. Roybal Courthouse  
255 E. Temple Street  
Los Angeles, CA 90012

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

MICHAEL G. D'ALBA (State Bar No. 264403)

mdalba@dgd.com

DANNING, GILL, DIAMOND & KOLLITZ, LLP

1900 Avenue of the Stars, 11th Floor

Los Angeles, California 90067-4402

Telephone: (310) 277-0077

Facsimile: (310) 277-5735

Date: 06/09/2015

## 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 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 June 9, 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:

Service information continued on attached page.

**2. SERVED BY UNITED STATES MAIL:** On June 9, 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.

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 June 9, 2015, 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 HAND DELIVERY BY ALSSI ON JUNE 10, 2015  
The Honorable Robert Kwan  
U.S. Bankruptcy Court  
Roybal Federal Building  
255 E. Temple Street  
Bin outside of Suite 1682  
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.

June 9, 2015

Date

Cindy Cripe

Printed Name

  
Signature

ADDITIONAL SERVICE INFORMATION (if needed):

**1. SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (“NEF”)**

Darlene C Vigil on behalf of Interested Party Courtesy NEF cdcaecf@bdfgroup.com  
David A Gill (TR) trusteeECF@dgdk.com,  
dgill@ecf.epiqsystems.com;DanningGill@Gmail.com  
David P Farrell on behalf of Debtor Steve Cisneros david@dpflegal.com,  
lawofficeofdavidpfarrell@gmail.com  
David P Farrell on behalf of Joint Debtor Theresa Cisneros david@dpflegal.com,  
lawofficeofdavidpfarrell@gmail.com  
Eric P Israel on behalf of Trustee David A Gill (TR) eisrael@dgdk.com,  
danninggill@gmail.com;eisrael@ecf.inforuptcy.com  
Eric P Israel on behalf of Interested Party Courtesy NEF eisrael@dgdk.com,  
danninggill@gmail.com;eisrael@ecf.inforuptcy.com  
Marisol A Nagata on behalf of Creditor Nationstar Mortgage LLC cdcaecf@bdfgroup.com  
Michael G D’Alba on behalf of Trustee David A Gill (TR) mgd@dgdk.com,  
DanningGill@gmail.com;mdalba@ecf.inforuptcy.com  
Ramesh Singh on behalf of Interested Party Recovery Management Systems Corporation  
claims@recoverycorp.com  
United States Trustee (LA) ustpreion16.la.ecf@usdoj.gov