Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address	FOR COURT USE ONLY
Anthony O. Egbase, Esq. (SBN 181721) A.O.E LAW & ASSOCIATES 350 South Figueroa Street, Suite 189 Los Angeles, California 90071 Tel. (213) 620-7070; Fax. (213) 620-1200 Email: info@aoelaw.com ☐ *Individual appearing without attorney* ☒ *Attorney for:* Debtor and Debtor In Possession	

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

In re:	CASE NO.: 2:15-bk-18116-VZ CHAPTER: 11
PAULA RAE OLIVER, Debtor(s).	**NOTICE OF SALE OF ESTATE PROPERTY**

Sale Date: 08/07/2018	**Time:** 11:00 am
Location: United States Bankruptcy Court, 255 E. Temple Street, Courtroom 1368, Los Angeles, CA 90012	

Type of Sale: ☒ Public ☐ Private **Last date to file objections**: 07/30/2018

Description of property to be sold: 1 Rockinghorse, Rancho Palos Verdes, CA 90275
Parcel 1: Parcel 1 of Parcel Map 14538, In the City of Rancho Palos Verdes, County of Los Angeles, State of California, as per map recorded In Book 154, Pages 83 to 84 of Parcel Maps, in the office of the County Recorder of said county. Parcel 2: An easement for road and utility purposes, to be used in common with others over those portions defined and delineated on Parcel Map No. 14538. Assesor's Parcel Number: 7568-008-020

Terms and conditions of sale:
Subject to Bankruptcy Court's approval
"As is and where is" with no warranties or representations

Proposed sale price: $ 1,200,000.00

Overbid procedure (*if any*):

Interested buyers must bring all cash in CERTIFIED FUNDS to hearing or provide evidence of APPROVED financing with ability to close escrow on or before 08/07/18. Bidding to start at $1,200,000 with overbids in increments of $10,000 .

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

HEARING DATE:
Date: August 7, 2018
Time: 11:00 a.m.
Place: 255 E. Temple Street
Courtroom 1368
Los Angeles, CA 90012

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

A.O.E. Law & Associates
Attn: Anthony O. Egbase
350 S. Figueroa Street, Suite 189
Los Angeles, CA 90012
Tel: (213) 620-7070, Fax: (213) 620-1200
Email: info@aoelaw.com

Date: 07/16/2018

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:

350 S. Figueroa Street, Suite 189, Los Angeles, CA 90071

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*) 07/16/2018, 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:

Anthony Egbase on behalf of Debtor: info@anthonyegbaselaw.com
Leslie M. Klott on behalf of Ocwen Loan Servicing, LLC: bankruptcy@zievelaw.com
Dare Law on behalf of Office of the U.S. Trustee (LA): dare.law@usdoj.gov
Kelly L. Morrison on behalf of the Office of the U.S. Trustee (LA): kelly.l.morrison@usdoj.gov

☒ Service information continued on attached page

2. **SERVED BY UNITED STATES MAIL**:
On (*date*) 07/16/2018, 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.

Deutsche Bank National Trust Company
c/o Ocwen Loan Servicing
Attn: Bankruptcy
P.O Box 24605

Los Angeles County Treasurer & Tax Collector
PO Box 54110
Los Angeles, CA 90054

☒ 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*) 12/20/2017, 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.

Judge's Copy:
Chambers of the Honorable Vincent P. Zurzolo, 255 E. Temple Street, Suite 1360, 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.

07/16/2018	Jose Flores	/s/Jose Flores
Date	*Printed Name*	*Signature*

Label Matrix for local noticing
0973-2
Case 2:15-bk-18116-VZ
Central District of California
Los Angeles
Mon Mar 26 23:29:42 PDT 2018

A.O.E. Law & Associates
350 S Figueroa St Ste 189
Los Angeles, CA 90071-1117

Deutsche Bank National Trust Company as Trus
Law Offices of Les Zieve
30 Corporate Park, Suite 450
Irvine, CA 92606-3401

LOS ANGELES COUNTY TREASURER AND TAX COLLECT
PO BOX 54110
LOS ANGELES, CA 90054-0110

Main Street Acquisition Corp
c/o Becket and Lee LLP
POB 3001
Malvern, PA 19355-0701

Ocwen Loan Servicing, LLC
Law Offices of Les Zieve
30 Corporate Park, Suite 450
Irvine, CA 92606-3401

The Bank of New York Mellon, f/k/a The Bank
c/o McCarthy & Holthus, LLP
1770 Fourth Avenue
San Diego, CA 92101-2607

UNITED STATES OF AMERICA on behalf of the IN
300 N. Los Angeles Street, Room 7211
Attn: Jolene Tanner
Los Angeles, CA 90012-3342

Los Angeles Division
255 East Temple Street,
Los Angeles, CA 90012-3332

Bosco Credit II Trust Series
Franklin Credit Management Corp.
P.O Box 2301
Jersey City, NJ 07303-2301

Bosco Credit II Trust Series 2010-1
c/o Franklin Credit Management Corp
P.O. Box 5147
Carol Stream, IL 60197-5147

Capital One Bank (USA), N.A.
PO Box 71083
Charlotte, NC 28272-1083

Citibank, N.A
701 East 60th Street North
Sioux Falls, SD 57104-0493

Deutsche Bank National Trust Compan
c/o Ocwen Loan Servicing
Attn: Bankruptcy
P.O Box 245605
West Palm Beach, FL 33416

Deutsche Bank National Trust Company
c/o Ocwen Loan Servicing, LLC
Attn: Bankruptcy Department
P.O. BOX 24605
West Palm Beach, FL 33416-4605

Deutsche Bank National Trust Company, as Tru
c/o Ocwen Loan Servicing, LLC
Attn: Cashiering Department
1661 Worthington Road, Suite 100
West Palm Beach, FL 33409-6493

Eriko Navratil
1 Rockinghorse Road
Rancho Palos Verdes, CA 90275-5255

Estate of Rajesh Vashdev
311 S Meadows
Manhattan Beach, CA 90266-6909

Eufemio M. DeCeita
1 Rockinghorse Rd
Rancho Palos Verdes, CA 90275-5255

FRANCHISE TAX BOARD
BANKRUPTCY SECTION MS A340
PO BOX 2952
SACRAMENTO CA 95812-2952

Franchise Tax Board
PO Box 2952
Sacramento, CA 95812-2952

(p)FRANKLIN CREDIT MANAGEMENT CORP
101 HUDSON STREET
25TH FLOOR
JERSEY CITY NJ 07302-3984

HSBC Card Services
C/O Becket and Lee LLP
P.O Box 3001
Malvern, PA 19355-0701

(p)INTERNAL REVENUE SERVICE
CENTRALIZED INSOLVENCY OPERATIONS
PO BOX 7346
PHILADELPHIA PA 19101-7346

Merrick Bank
Resurgent Capital Services
P.O Box 10368
Greenville, SC 29603-0368

Ocwen Loan Serving, LLC
2710 Gateway Oaks Drive, Suite 100
Sacramento, CA 95833-3505

Resurgent Capital Services
P.O Box 19008
Greenville, SC 29602-9008

Santander Consumer USA Inc.
P.O. Box 560284
Dallas, TX 75356-0284

Select Portfolio Servicing
P.O Box 65250
Salt Lake City, UT 84165-0250

Select Portfolio Servicing, Inc.
Agent for Service of Process:
Corporation Service Company which will d
business in California as CSC Service
2710 Gateway Oaks Drive, Suite 100
Sacramento, CA 95833-3505

The Bank of New York Mellon
C/O Select Portfolio Servicing, Inc.
3815 South West Temple
Salt Lake City, UT 84115-4412

The Wolf Firm
2955 Main Street
Irvine, CA 92614-2528

United States Trustee (LA)
915 Wilshire Blvd, Suite 1850
Los Angeles, CA 90017-3560

Anthony Obehi Egbase
A.O.E Law & Associates, APC
350 S Figueroa St Ste 189
Los Angeles, CA 90071-1117

Clarissa D Cu
A.O.E. Law & Associates APC
350 S. Figueroa St., Ste. 189
Los Angeles, CA 90071-1117

Crystle J Lindsey
AOE Law & Associates
350 S Figueroa St Ste 189
Los Angeles, CA 90071-1117

Paula Rae Oliver
4209 Scott Street
Torrance, CA 90503-5450

The preferred mailing address (p) above has been substituted for the following entity/entities as so specified by said entity/entities in a Notice of Address filed pursuant to 11 U.S.C. 342(f) and Fed.R.Bank.P. 2002 (g)(4).

Franklin Credit Management Corporation
101 Hudson Street, 25th Floor
Jersey City, NJ 07302

INTERNAL REVENUE SERVICER
300 North Los Angeles Street
M/S 5022
Los Angeles, CA 90012

(d)Internal Revenue Service
P.O. Box 21126
Philadelphia, PA 19114

The following recipients may be/have been bypassed for notice due to an undeliverable (u) or duplicate (d) address.

(u)Bosco Credit II Trust Series 2010-1

(u)Santander Consumer USA Inc.

(d)LOS ANGELES COUNTY TREASURER AND TAX COLLE
PO BOX 54110
LOS ANGELES CA 90054-0110

End of Label Matrix
Mailable recipients 36
Bypassed recipients 3
Total 39