

<p>Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address</p> <p>A. Cisneros, Chapter 7 Trustee 3403 Tenth Street, Ste. 714 Riverside, CA 92501 Email: amctrustee@mclaw.org (951) 682-9705 (phone) (951) 682-9707 (fax)</p> <p><input checked="" type="checkbox"/> Individual appearing without attorney <input type="checkbox"/> Attorney for:</p>	<p>FOR COURT USE ONLY</p>
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<p>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - RIVERSIDE DIVISION</p>	
<p>In re: JOSEMARI ANN GENARO,</p> <p style="text-align: right;">Debtor(s).</p>	<p>CASE NO.: 6:12-18128 SC CHAPTER: 7</p> <p style="text-align: center;">NOTICE OF SALE OF ESTATE PROPERTY</p>

<p>Sale Date: 08/28/2013</p>	<p>Time: 11:00 am</p>
<p>Location: U.S. Bankruptcy Court, 3420 Twelfth Street, Riverside, CA 92501, Ctrm 126</p>	

Type of Sale: Public Private **Last date to file objections:** 08/14/2013

Description of property to be sold:
Real Property located at 68331 Bahada Road, Cathedral City, CA 92234

Terms and conditions of sale:
All cash. As is, where is, without warranty.

Proposed sale price: \$ 165,000.00

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):

Initial overbid of \$167,000. Written overbids and deposit of 3% of overbid amount must be submitted to the Trustee no later than 5:00 p.m. on Wednesday, August 14, 2013.

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

Sale free and clear of liens.

Hearing information: August 28, 2013
11:00 a.m.
Courtroom 126
U.S. Bankruptcy Court
3420 Twelfth Street
Riverside, CA 92501

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

Steven M. Speier
American Spectrum Realty Management, LLC
P.O. Box 7637
Newport Beach, CA 92668
Office Phone: (949) 753-5863
Cell Phone: (949) 510-4018
Fax: (949) 825-6406
Email: sspeier@asmanagement.com

Date: 8/6/13

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:
3403 Tenth Street, Suite 714, Riverside, CA 92501

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)* 08/06/2013, 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:

Trustee: Arturo Cisneros (TR) amctrustee@mclaw.org, acisneros@ecf.epiqsystems.com

Debtor's Attorney: Donald J Gagnon gagnonecf@gmail.com

Trustee's Attorney: Robert A Hessling rhessling@gmail.com

OUST: United States Trustee (RS) ustpreion16.rs.ecf@usdoj.gov

Service information continued on attached page

2. SERVED BY UNITED STATES MAIL:

On *(date)* 08/06/2013, 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.

Debtor: Josemari Ann Genaro, 11712 Peach Tree Circle, Yucaipa, CA 92399

Judge: The Honorable Scott C. Clarkson, United States Bankruptct Court, Ronald Reagan Federal Building, 411 W. Fourth Street, Suite 5130, Santa Ana, CA 92701

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)* 08/06/2013, 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.

08/06/2013
Date

Alexandra Phelps
Printed Name

Alexandra Phelps
Signature