

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address Erin P. Moriarty (SBN: 146751) Law Offices of Weneta M.A. Kosmala 3 MacArthur Place, Suite 760 Santa Ana, CA 92707 Tel: (714) 540-3600 Fax: (714) 708-0666 Email: emoriarty@kosmalalaw.com <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Chapter 7 Trustee	FOR COURT USE ONLY
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**UNITED STATES BANKRUPTCY COURT
CENTRAL DISTRICT OF CALIFORNIA - SANTA ANA DIVISION**

In re: CHRISTOPHER BOTTICELLA and PHYLLIS BOTTICELLA, Debtor(s).	CASE NO.: 8:12-bk-11089-ES CHAPTER: 7 <p style="text-align: center;">NOTICE OF SALE OF ESTATE PROPERTY</p>
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Sale Date: 03/07/2013	Time: 10:30 am
Location: United States Bankruptcy Court, 411 W. Fourth Street, Crtrm 5A, Santa Ana, CA 92701	

Type of Sale: Public Private **Last date to file objections:** 02/21/2013

Description of property to be sold: _____
 Residential real property located at 1101 Van Loon Circle, #204, Cape Coral, Florida (2 BR, 2 BA condominium unit)
 See listing information at <http://fgcmls.rapmls.com/scripts/mgrqispi.dll>

Terms and conditions of sale: Subject to overbid. Earnest money deposit of \$5,000 required. Sale is "as is, where is", with no warranties or guaranties of any kind. Offer must be non-contingent and "all cash" to the estate (i.e. buyer has immediately available third-party funding). Sale is subject to Bankruptcy Court approval. Other terms and conditions apply; see motion on file with the Clerk of Court. Contact realtor Rita Sieber, AAIM Realty, at 239-939-3111 for forms.

Proposed sale price: \$ 87,000.00

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): Overbid increments: \$5,000 initial / \$1,000 thereafter. 10% earnest money deposit
required. Pre-qualified bidders only. See time and other limits in motion on file with the Clerk.

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

Sale date: March 7, 2013 at 10:30 a.m.

Location: United States Bankruptcy Court located at

411 W. Fourth Street, Suite 5041, Santa Ana, CA 92701

Courtroom: 5A

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

Erin P. Moriarty

3 MacArthur Place, Suite 760

Santa Ana, CA 92707

Tel: 714-540-3600

Fax: 714-708-0666

Email: emoriarty@kosmalalaw.com

Date: 02/04/2013

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:
3 MacArthur Place, Suite 760, Santa Ana, CA 92707

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)* 02/05/2013, 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:

Service information continued on attached page

2. SERVED BY UNITED STATES MAIL:

On *(date)* 02/05/2013, 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.

Honorable Erithe A. Smith, 411 W. Fourth Street, Suite 5041, Santa Ana, CA 92701-4593

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.

02/05/2013
Date

Janine Fountain
Printed Name

/s/ Janine Fountain
Signature

ADDITIONAL SERVICE INFORMATION (if needed):

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

- Mario Benitez Sanders@nmac.com
- Joseph C Delmotte ecfcacb@piteduncan.com
- Richard G. Heston rheston@hestonlaw.com, eblanco@hestonlaw.com
- Weneta M Kosmala (TR) Weneta.Kosmala@7trustee.net,
ca15@ecfcbis.com;wkosmala@kosmalalaw.com;dfitzger@kosmalalaw.com;kgeorge@kosmalalaw.com
- Erin P Moriarty emoriarty@kosmalalaw.com,
wkosmala@kosmalalaw.com;jfountain@kosmalalaw.com;weneta.kosmala@7trustee.net
- United States Trustee (SA) ustpreion16.sa.ecf@usdoj.gov
- Catherine T Vinh ecfcacb@piteduncan.com

2. SERVED BY UNITED STATES MAIL:

Christopher and Phyllis Botticella
6232 Western Ave.
Willowbrook, IL 60527

Rita Sieber
AAIM Realty Group, Inc.
7051 Cypress Terrace, Suite 204
Fort Myers, FL 33907

Donald and Debbie Canfield
Site 218-104-RR#2
St. Frances, Ontario, Canada P9A3M3