

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address Claire K. Wu (CA Bar No. 295966) ckwu@sulmeyerlaw.com SulmeyerKupetz A Professional Corporation 333 South Grand Avenue, Suite 3400 Los Angeles, California 90071 Telephone: 213.626.2311 Facsimile: 213.629.4520 <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Howard M. Ehrenberg, Chapter 7 Trustee	FOR COURT USE ONLY
UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - LOS ANGELES DIVISION	
In re: SOUL HOLLYWOOD, LLC, Debtor(s).	CASE NO.: 2:19-bk-17841-ER CHAPTER: 7 <p style="text-align: center; font-weight: bold; font-size: 1.2em;">NOTICE OF SALE OF ESTATE PROPERTY</p>
Sale Date: November 4, 2020	Time: 11:00 a.m.
Location: Courtroom 1568, Roybal Federal Building, 255 E. Temple Street, Los Angeles, California 90012	

Type of Sale: Public Private **Last date to file objections:** 10/21/20

Description of property to be sold: On-Sale General Eating Place Liquor License No. 47-558177 (the "License").

Terms and conditions of sale:

The proposed sale is free and clear of any liens asserted against the License. The Trustee is aware of no liens that encumber the License. The Purchaser shall be liable for payment of the license transfer fee, the license renewal fee, if necessary, and all fees payable to Jason B. Kho of AAA Liquor License Consulting, who is acting as the liquor license broker for this matter.

Proposed sale price: \$65,000.00



Overbid procedure (if any): (1) any person interested in submitting an overbid on the License must attend the hearing on the Motion or be represented by an individual with authority to participate in the overbid process; (2) an overbid will be defined as an initial overbid of \$70,000.00 with each additional bid in \$1,000.00 increments; (3) overbidders (except for the Purchaser) must deliver a deposit to the Trustee in the amount of \$6,500.00 (the "Deposit") by wire prior to the hearing on the Motion; (4) overbidders must purchase the License on the same terms and conditions as the Purchaser; (5) the Deposit of the successful overbidder shall be forfeited if such party is thereafter unable to complete the purchase of the License within 30 days of entry of the order confirming the sale; and (6) in the event the successful overbidder cannot timely complete the purchase of the License, the Trustee shall be authorized to proceed with the sale to the next highest overbidder.

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

November 4, 2020
11:00 a.m.
Courtroom 1568
Roybal Federal Building
255 E. Temple Street
Los Angeles, CA 90012

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

Claire K. Wu
SulmeyerKupetz
A Professional Corporation
333 South Grand Avenue, Suite 3400
Los Angeles, California 90071
Telephone: 213.617.5284
Facsimile: 213.629.4520
Email: ckwu@sulmeyerlaw.com

Date: 10/14/20

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 333 South Grand Avenue, Suite 3400, Los Angeles, CA 90071.

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 (*date*) October 14, 2020 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:

Howard M Ehrenberg (TR)
ehrenbergtrustee@sulmeyerlaw.com, ca25@ecfbis.com;C123@ecfbis.com;hehrenberg@ecf.inforuptcy.com

David S Hagen on behalf of Debtor Soul Hollywood, LLC
go4broq@earthlink.net

Daniel J McCarthy on behalf of Creditor 7046 Hollywood, LLC
dmccarthy@hillfarrer.com, spadilla@hillfarrer.com;nchacon@hfbllp.com

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

Claire K Wu on behalf of Plaintiff Howard M Ehrenberg, Trustee
ckwu@sulmeyerlaw.com, mviramontes@sulmeyerlaw.com;ckwu@ecf.courtdrive.com;ckwu@ecf.inforuptcy.com

Claire K Wu on behalf of Trustee Howard M Ehrenberg (TR)
ckwu@sulmeyerlaw.com, mviramontes@sulmeyerlaw.com;ckwu@ecf.courtdrive.com;ckwu@ecf.inforuptcy.com

Service information continued on attached page.

2. SERVED BY UNITED STATES MAIL:

On (*date*) October 14, 2020, 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

Soul Hollywood, LLC
6030 Scott Way
Los Angeles, CA 90040-3516

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.

<u>October 14, 2020</u>	<u>Maria R. Viramontes</u>	<u>/s/Maria R. Viramontes</u>
<i>Date</i>	<i>Printed Name</i>	<i>Signature</i>