

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address	FOR COURT USE ONLY
ALPHAMORLAI L. KEBEH (State Bar No. 336798) akebeh@DanningGill.com DANNING, GILL, ISRAEL & KRASNOFF, LLP 1901 Avenue of the Stars, Suite 450 Los Angeles, California 90067-6006 Telephone (310) 277-0077 Facsimile (310) 277-5735	
<input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Brad D. Krasnoff, Chapter 7 Trustee	

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

In re:  JOSEPH S. KIM AND CONNIE KIM,	CASE NO.: 2:21-bk-10056-BR CHAPTER: 7
Debtor(s).	<b>NOTICE OF SALE OF ESTATE PROPERTY</b>

<b>Sale Date:</b> 06/07/2022	<b>Time:</b> 10:00 am
<b>Location:</b> Courtroom 1668, 255 E. Temple Street, Los Angeles, California 90012	

**Type of Sale:**  Public  Private      **Last date to file objections:** 05/24/2022

**Description of property to be sold:** The Trustee's 50% interest in a parcel of real property commonly known as Vacant Land APN #3269-003-009, Lancaster, California (the "Property").

**Terms and conditions of sale:** "As-is" "where is" condition, with no warranty or recourse whatsoever.

**Proposed sale price:** \$ 35,000.00

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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):** Minimum overbid \$40,000. Minimum overbidding increments: \$1,000. Initial overbid deposit: \$5,000. At least three business days prior to the commencement of the hearing, any party wishing to overbid must deliver to the Trustee c/o Danning, Gill, Israel & Krasnoff, LLP, Attn: Eric P. Israel or Alphamorlai L. Kebeh, 1901 Avenue of the Stars, Suite 450, L.A., CA 90067, a cashier's check payable to "Brad D. Krasnoff, Trustee" \*\*\*

**If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:**  
June 7, 2022 at 10:00 a.m., in Courtroom 1668, 255 E. Temple Street, Los Angeles, California 90012

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

Alphamorlai L. Kebeh  
akebeh@DanningGill.com  
DANNING, GILL, ISRAEL & KRASNOFF, LLP  
1901 Avenue of the Stars, Suite 450  
Los Angeles, California 90067  
T: (310) 277-0077  
F: (310) 277-5735

Date: 05/06/2022

\*\*\*in the amount of \$5,000, and a written, executed overbid form (available from Danning, Gill, Israel & Krasnoff, LLP).