

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address Asa S. Hami (CA Bar No. 210728) Asa.hami@gmlaw.com GREENSPOON MARDER LLP 1875 Century Park East, Suite 1900 Los Angeles, California 90067 Telephone: 213.626.2311 Facsimile: 954.771.9264 ☐ Individual appearing without attorney ☒ 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: FARID MORADI and LEEORA B. MORADI, Debtor(s).		CASE NO.: 7 CHAPTER: 2:23-bk-18088-DS NOTICE OF SALE OF ESTATE PROPERTY	
Sale Date: December 16, 2025		Time: 1:00 p.m.	
Location: Courtroom 1639, 255 E. Temple Street, Los Angeles, California 90012			

Type of Sale: ☐ Public ☒ Private

Last date to file objections: December 2, 2025

Description of property to be sold:

Net equity in real property at 10460 Lindbrook Drive, Los Angeles, CA 90024 (Debtors' residence).

Terms and conditions of sale:

See Exhibit 1 Attached.

Proposed sale price: \$496,000

Overbid procedure (*if any*):

N/A

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

N/A

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

N/A

Date: November 25, 2025