

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address JOHN N. TEDFORD, IV (State Bar No. 205537) LEVENE, NEALE, BENDER, YOO & GOLUBCHIK L.L.P. 2818 La Cienega Avenue Los Angeles, California 90034 Telephone: (310) 229-1234 Facsimile: (310) 229-1244 Email: JNT@LNBYG.COM <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Jason M. Rund, Trustee	FOR COURT USE ONLY
--	--------------------

UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - LOS ANGELES DIVISION	<input type="checkbox"/>
---	--------------------------

In re: RAMIN BASSAM, Debtor(s).	CASE NO.: 2:26-bk-13566-BB CHAPTER: 7
NOTICE OF SALE OF ESTATE PROPERTY	

Sale Date: 06/24/2026	Time: 10:00 am
Location: Courtroom 1539, 255 E. Temple St., Los Angeles, California	

Type of Sale: Public Private **Last date to file objections:** 06/10/2026

Description of property to be sold:

All right, title and interest of the estate in and to FF1 Manager, LLC, a California limited liability company (consisting of 100% of FF1 Manager's outstanding membership interests).

Terms and conditions of sale:

Purchase Price is \$110,000. Buyer has provided a deposit of \$15,000, to be applied to the Purchase Price at the time of the closing of the sale. Balance of the Purchase Price due 5 days after entry of the sale order. Not subject to overbids. No brokerage fees. Except as provided in the PSA, "as is" and "where is" with no reps or warranties by the Trustee.

Proposed sale price: \$ 110,000.00

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):

None

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

June 24, 2026
Courtroom 1539
255 E. Temple St.
Los Angeles, CA

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

N/A

Date: 06/03/2026

PROOF OF SERVICE OF DOCUMENT

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is: 2818 La Cienega Avenue, Los Angeles, CA 90034.

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 **June 3, 2026**, 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:

- Dane W Exnowski dane.exnowski@mccalla.com, bk.ca@mccalla.com, mccallaecf@ecf.courtdrive.com
- Christopher Giacinto PLG@ecf.courtdrive.com, PLG@ecf.courtdrive.com
- Marc A Lieberman marc.lieberman@flpllp.com, addy@flpllp.com, andrea@flpllp.com
- Robert S Marticello rmarticello@raineslaw.com, bclark@raineslaw.com; csantiago@raineslaw.com
- Stephen M. Mott smott@raineslaw.com, csantiago@raineslaw.com; bclark@raineslaw.com
- Eric S Pezold epezold@swlaw.com, fcardenas@swlaw.com
- Jason M Rund (TR) trustee@srlawyers.com, jrund@ecf.axosfs.com
- Andrew Still astill@swlaw.com, kcollins@swlaw.com
- John N Tedford JNT@LNBYG.com, jnt@ecf.courtdrive.com
- United States Trustee (LA) ustpregion16.la.ecf@usdoj.gov

2. SERVED BY UNITED STATES MAIL: On **June 3, 2026**, 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.

Service list attached

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 **June 3, 2026**, 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 list attached

I declare under penalty of perjury under the laws of the United States of America that the foregoing is true and correct.

June 3, 2026	J. Klassi	/s/ J. Klassi
Date	Type Name	Signature