

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address Reed H. Olmstead, CA Bar # 269525 Law Offices of Reed H. Olmstead 5142 Hollister Avenue # 171 Santa Barbara, CA 93111 Telephone: (805) 963-9111 Facsimile: (805) 963-2209 reed@olmstead.law <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Debtors	FOR COURT USE ONLY
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UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - NORTHERN DIVISION	
In re: Gabriel Contreras Cardenas and Jovita Contreras Debtor(s).	CASE NO.: 9:24-bk-10051-RC CHAPTER: 7 NOTICE OF SALE OF ESTATE PROPERTY

Sale Date: 06/18/2024	Time: 1:00 pm
Location: 1415 State Street, Courtroom 202, Santa Barbara, CA 93101	

Type of Sale: ☒ Public ☐ Private **Last date to file objections:** 06/04/2024

Description of property to be sold:

See Exhibit A -

47.33 acres of agricultural land located on Indiana Way in Nipomo, in San Luis Obispo County, APNs 092-161-045 and 092-161-059 (the "Property").

Terms and conditions of sale:

The proposed sale is the resolution of disputes between multiple parties. The proposed buyer will release its claim of \$3,433,896.90 and pay an additional \$500,000 in cash. The Debtors will transfer the Property to the buyer and release its claims against the buyer.

Proposed sale price: Sale price is undefined as it is the result of a global settlement with multiple claims.

Overbid procedure (if any): The Debtors propose an initial minimum overbid of \$2,250,000. See Exhibit B.

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

United States Bankruptcy Court
1415 State Street, Courtroom 201
Santa Barbara, CA 93101

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

Reed H. Olmstead
Ph. 805-963-9111
Fax 805-963-2209
reed@olmstead.law
5142 Hollister Ave # 171
Santa Barbara, CA 93111

Date: 05/28/2024

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:

5142 Hollister Ave # 171, Santa Barbara, CA 93111

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)* 05/31/2024, 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)* 05/31/2024, 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 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.

05/31/2024
Date

Reed H. Olmstead
Printed Name

/s/ Reed H. Olmstead
Signature