

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address  HABERBUSH, LLP DAVID R. HABERBUSH, ESQ., SBN 107190 VANESSA M. HABERBUSH, ESQ., SBN 287044 LANE K. BOGARD, ESQ., SBN 306972 444 West Ocean Boulevard, Suite 1400 Long Beach, CA 90802 Telephone: (562) 435-3456 Facsimile: (562) 435-6335 E-mail: vhaberbush@lbinsolvency.com  <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Debtor and Debtor-in-Possession	FOR COURT USE ONLY
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<b>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - NORTHERN DIVISION</b>	
In re: Santa Paula Hay & Grain and Ranches,          Debtor(s).	CASE NO.: 9:25-bk-10314-RC CHAPTER: 11          <b>NOTICE OF SALE OF ESTATE PROPERTY</b>

<b>Sale Date:</b> 02/24/2026	<b>Time:</b> 1:00 pm
<b>Location:</b> Courtroom 201, 1415 State Street, Santa Barbara, CA 93101-2511	

**Type of Sale:** ☒ Public ☐ Private **Last date to file objections:** 02/10/2026

**Description of property to be sold:**  
Real property located at 0 Stockton Road, Moorpark, Ventura, CA 93021, APN 503-0-72-055 (the "Waters Property")

**Terms and conditions of sale:**

See Attachment "1"

**Proposed sale price:** \$ 1,450,000.00

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):** See Attachment "2"

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

February 24, 2026 at 1:00 p.m. (Pacific Time). Courtroom 201, 1415 State Street, Santa Barbara, CA 93101-2511

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

Vanessa Haberbusch  
444 West Ocean Boulevard, Suite 1400  
Long Beach, CA 90802  
Telephone: (562) 435-3456  
Email: vhaberbusch@lbinsolvency.com

Date: 1/28/26