

<p>Attorney or Party Name, Address, Telephone &amp; FAX Nos., State Bar No. &amp; Email Address</p> <p>AARON E. DE LEEST (State Bar No. 216832) adeleest@dgd.com DANNING, GILL, DIAMOND &amp; KOLLITZ, LLP 1900 Avenue of the Stars, 11th Floor Los Angeles, California 90067 Telephone (310) 277-0077 Facsimile (310) 277-5735</p> <p><input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Howard B. Grobstein, Chapter 7 Trustee</p>	<p>FOR COURT USE ONLY</p>
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**UNITED STATES BANKRUPTCY COURT  
CENTRAL DISTRICT OF CALIFORNIA - RIVERSIDE DIVISION**

<p>In re:</p> <p>SOFIA MIRANDA,</p> <p style="text-align: right;">Debtor(s).</p>	<p>CASE NO.: 6:17-bk-12455-SC CHAPTER: 7</p> <p style="text-align: center;"><b>NOTICE OF SALE OF ESTATE PROPERTY</b></p>
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<p><b>Sale Date:</b> 12/18/2018</p>	<p><b>Time:</b> 11:00 am</p>
<p><b>Location:</b> Video Hearing Room 126, 3420 Twelfth Street, Riverside, California 92501</p>	

**Type of Sale:**  Public  Private      **Last date to file objections:** 12/04/2018

**Description of property to be sold:** All of the right, title and interest of the Trustee and Jose Luis Sanchez in a parcel of real property commonly known as 747 N. San Antonio Avenue, Ontario, California 91762 (the "Property")

**Terms and conditions of sale:**  
The sale is to be "as is" and "where is", without any representation, warranty or recourse whatsoever.

**Proposed sale price:** \$ 385,000.00

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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):** Any person wishing to tender an overbid must appear at the hearing, submit the overbid before or at the hearing, and deposit with the Trustee before or at the hearing a cashier's check in the amount of \$7,500 payable to "Howard B. Grobstein, Trustee". The initial overbid amount is \$390,000, and bidding, if any, shall proceed in increments of \$1,000.

**If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:**  
December 18, 2018 at 11:00 a.m. in Video Hearing Room 126, 3420 Twelfth Street, Riverside, California 92501

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

Aaron E. de Leest, Esq.  
Danning, Gill, Diamond & Kollitz, LLP  
1900 Avenue of the Stars, 11th Floor  
Los Angeles, CA 90067  
Tel.: (310) 277-0077  
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Date: 11/27/2018