

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address Beth E. Gaschen, State Bar No. 245894 bgaschen@wglp.com WEILAND GOLDEN GOODRICH LLP 650 Town Center Drive, Suite 600 Costa Mesa, California 92626 Telephone: (714) 966-1000 Facsimile: (714) 966-1002 <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Chapter 7 Trustee, Richard A. Marshack	FOR COURT USE ONLY
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UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - SANTA ANA DIVISION	
In re: DONNA MARIE BARNETT Debtor(s).	CASE NO.: 8:18-bk-11547-CB CHAPTER: 7 AMENDED NOTICE OF SALE OF ESTATE PROPERTY

Sale Date: 04/09/2019	Time: 2:30 pm
Location: 411 West 4th Street, Santa Ana, CA 92701, Courtroom 5D	

Type of Sale: Public Private **Last date to file objections:** 03/26/2019

Description of property to be sold:
20 Rincon Way, Aliso Viejo, California 92656

Terms and conditions of sale:
Subject to bankruptcy court approval, "as-is, where-is", no representations or warranties of any kind, subject to existing liens, no overbids, buyer responsible for all costs and taxes associated with sale

Proposed sale price: \$ 68,500.00

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:

April 9, 2019
2:30 p.m.
Courtroom 5D
411 West Fourth Street
Santa Ana, California 92701

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

Date: 03/20/2019

1 Beth E. Gaschen, State Bar No. 245894
bgaschen@wglp.com
2 **WEILAND GOLDEN GOODRICH LLP**
650 Town Center Drive, Suite 600
3 Costa Mesa, California 92626
Telephone 714-966-1000
4 Facsimile 714-966-1002

5 Counsel for Richard A. Marshack,
Chapter 7 Trustee
6
7

8 **UNITED STATES BANKRUPTCY COURT**
9 **CENTRAL DISTRICT OF CALIFORNIA**
10 **SANTA ANA DIVISION**

11 In re
12 DONNA MARIE BARNETT,
13 Debtor.

Case No. Case No. 8:18-bk-11547-CB
Chapter 7

**NOTICE OF HEARING ON CHAPTER 7
TRUSTEE'S MOTION FOR ORDER
APPROVING THE EQUITY BUYBACK
AGREEMENT BETWEEN THE TRUSTEE
AND THE DEBTOR AND AUTHORIZING
DISPOSITION OF PROPERTY OF THE
ESTATE PURSUANT TO 11 U.S.C.
§ 363(b)**

**DATE: April 9, 2019
TIME: 2:30 p.m.
CTRM: Courtroom 5D
ADDRESS: 411 West Fourth Street
Santa Ana, California 92701**

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20 **TO THE OFFICE OF THE UNITED STATES TRUSTEE AND ALL PARTIES IN
21 INTEREST:**

22 **PLEASE TAKE NOTICE** that on **April 9, 2019 at 2:30 p.m.** in the United States
23 Bankruptcy Court for the Central District of California, Santa Ana Division, located at
411 W. Fourth Street, Santa Ana, California, in courtroom 5D, the Court will hold a hearing
24 on the *Motion for Order Approving the Equity Buyback Agreement Between the Trustee
and the Debtor and Authorizing Disposition of Property of the Estate Pursuant to
11 U.S.C. § 363(b)* ("Motion")¹ filed by Richard A. Marshack, the chapter 7 trustee
25 ("Trustee") for the bankruptcy estate ("Estate") of Donna Marie Barnett ("Debtor"), which
seeks an order authorizing the sale to the Debtor of equity in real property, which sale is in
26

27 ¹ All terms not specifically defined herein shall have the meanings set forth in the Motion.
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1 the best interests of the Estate as it generates value for creditors in an expeditious
2 manner and will allow the Trustee to move forward with closing this Estate. The Trustee
3 is also seeking to sell the Real Property to the Debtor subject to all liens, except for the
4 lien of Epicor, which is a disputed lien, pursuant to 11 U.S.C. § 363(f). Finally, the Trustee
5 is requesting that the Court find the Debtor to be a good faith purchaser pursuant to 11
6 U.S.C. § 363(m).

7 **Background**

8 On April 27, 2018 ("Petition Date"), the Debtor filed a petition for relief under
9 chapter 7 of Title 11 of the United States Code ("Bankruptcy Code") commencing Case
10 No. 8:18-bk-11547-CB in the United States Bankruptcy Court, Central District of
11 California, Santa Ana Division. The Trustee was appointed the chapter 7 trustee.

12 The Debtor's Schedule A reflects the Debtor's interest in the real property located
13 at 20 Rincon Way, Aliso Viejo, California 92656 ("Real Property"), which the Debtor
14 valued at \$965,000.00. The Debtor's Schedule D reflects the Real Property is secured by
15 two deeds of trust held by Wells Fargo Bank in the amount of \$668,160.21 and
16 \$51,966.52 ("Wells Fargo DOTs"), a lien held by the Aliso Viejo Community Association in
17 the amount of \$1,190.42, a lien held by Glenwood Maintenance Corporation in the amount
18 of \$191.04, and a lien held by Epicor in the amount of \$950,000, which was recorded
19 within the preference period. On the Debtor's Schedule C, the Debtor claimed an
20 exemption ("Exemption") in the amount of \$75,000 as to the equity in the Real Property.

21 On July 11, 2018, Epicor filed a proof of claim, which has been designated as
22 Claim No. 5 on the Court's claim register ("Claim No. 5"), in the amount of \$963,251.39
23 and designated as secured by the Real Property.

24 The Trustee obtained a broker's price opinion for the Real Property at \$975,000.
25 After payment of the Wells Fargo DOTs, the liens held by all parties except for Epicor, the
26 costs of sale, and the homestead exemption, the Trustee has calculated the non-exempt
27 equity to be \$100,491.81. This does not account for the administrative costs associated
28 with avoiding Epicor's lien and the administrative costs to the Estate, for the Trustee and
counsel, associated with a sale. The Debtor has offered to purchase the non-exempt
equity in the Real Property for the amount of \$68,500 and the Trustee has agreed.

29 **Summary of the Terms of the Equity Buyback Agreement**

30 The Trustee and the Debtor (each, a "Party") have entered into an equity buyback
31 agreement ("Agreement") which fully describes the terms of the sale of the Real Property.
32 The salient terms of the Agreement are as follows:

- 33 A. The Agreement is subject to Bankruptcy Court approval.
- 34 B. The total purchase price for the Real Property shall be \$68,500 ("Purchase
35 Price"). The Debtor shall pay the Purchase Price no later than fifteen (15)
36 days from the execution of the Agreement. The Purchase Price shall be
37 made by cashier's check payable to "Richard A. Marshack, Chapter 7
38 Trustee." If the Purchase Price is not timely paid in full, the Trustee, at his
sole discretion, may terminate the Agreement, market the Real Property for
sale, and there shall be no recourse or claims for money or in equity as to
the Trustee or the Estate.
- 39 C. Except as otherwise set forth in the Agreement, the Trustee shall quitclaim
40 the Estate's interest in the Real Property to the Debtor within 3 business
41 days of the FRBP 9019 Order becoming a Final Order, provided that the
42 Debtor has satisfied Paragraph B. The Debtor is taking the Real Property

Weiland Golden Goodrich LLP
650 Town Center Drive, Suite 600
Costa Mesa, California 92626
Tel 714-966-1000 Fax 714-966-1002

- 1 subject to any and all known and unknown liens except for the disputed lien
2 held by Epicor which was recorded during the preference period.
- 3 D. The Trustee has determined in his business judgment that the balance of
4 assets (excluding the Real Property) listed in Debtor's schedules do not
5 have value to the Estate and/or are burdensome to administer. In
6 conjunction with and as part of the approval of the Agreement and global
7 settlement of issues between the Parties, the Trustee is filing a motion to
8 abandon the balance of the Debtor's assets listed in Schedule A/B.
- 9 E. The Debtor acknowledges that she is purchasing the Real Property from the
10 Trustee "AS IS" without warranties of any kind, expressed or implied, being
11 given by the Trustee, concerning the condition of the Real Property or the
12 quality of the title thereto, or any other matters relating to the Real Property,
13 except that the transfer of the Real Property to Debtor shall be free and clear
14 of any claim or encumbrances asserted by Epicor. The Debtor represents
15 and warrants that she is purchasing the Real Property as a result of her own
16 investigations and not pursuant to any representation made by any Broker,
17 Agent, Accountant, Attorney or Employee acting at the direction, or on
18 behalf of, the Trustee.
- 19 F. The sale of the Real Property to the Debtor shall not be subject to overbids.
- 20 G. In the event the Court does not approve the Agreement, the Trustee shall,
21 within 3 business days, return the Purchase Price to the Debtor and the
22 Trustee will list the Real Property for sale and sell the Real Property to the
23 highest bidder.
- 24 H. The Debtor will not assert any claim of exemption in the Purchase Price.
- 25 I. The Purchase Price shall be property of the Estate as defined in 11 U.S.C.
26 § 541, and as property of the Estate it is solely for the benefit of the Estate to
27 pay allowed administrative expenses and pre-petition claims.
- 28 J. The Debtor shall be responsible for any and all costs she may incur relating
to this sale and any tax she may incur because of the sale, including income
or capital gain tax incurred as a result of this transfer. Each Party shall bear
their own attorneys' fees and costs.
- K. The Parties agree that they will execute any and all further and additional
documents and take all further and additional steps, which may be
necessary or convenient to consummate the terms of the Agreement and
accomplish the purposes thereof. To the extent the Trustee needs to
execute any documents, the Debtor shall prepare, or caused to be prepared,
and deliver to the Trustee the documents. The Trustee shall not be
responsible for preparing or obtaining any documents.
- L. Only in the event that there are surplus funds in the Trustee's possession
after payment in full of all allowed administrative claims and unsecured
claims plus interest, will any surplus funds be returned to the Debtor.
- M. The Debtor is providing a release of the Trustee as specifically set forth in
the Agreement.

23 A true and correct copy of the Agreement is attached to the Motion as **Exhibit 2**.

24 **Summary of Basis for Relief**

25 The sale to the Debtor of the equity in the Real Property is in the best interests of
26 the Estate, as it generates value for creditors in an expeditious manner and will allow the
27 Trustee to move forward with closing this Estate. The Trustee believes that Epicor will
28 consent to the sale of the Real Property free and clear of its lien and will agree to remove
its lien based upon the timing of the recordation of its abstract of judgment. As such, the
Court may grant the sale free and clear pursuant to 11 U.S.C. § 363(f)(2). Even if Epicor
does not ultimately consent, the Trustee may sell free and clear of its lien pursuant to

1 11 U.S.C. § 363(f)(4) as the lien is in bona fide dispute. The lien was created during the
2 90-days prior to the Petition Date and, as such, the Trustee will seek to avoid the lien as a
3 preference. The Trustee also believes the Debtor can be determined to be a “good faith
4 purchaser” pursuant to 11 U.S.C. § 363(m) because the Debtor is buying the Real
5 Property in good faith and has offered to pay fair value for the Real Property. The
6 anticipated sale has been negotiated with the Debtor in “arms-length” discussions. To the
7 Trustee’s knowledge, the Debtor is not related in any way to the Trustee or the Trustee’s
8 counsel.

9 Summary of Relief Requested

10 By the Motion, the Trustee seeks entry of an order providing for the following relief:

- 11 1. Granting the Motion;
- 12 2. Approving the terms of the Agreement, a copy of which is attached to the
13 Motion as Exhibit 2;
- 14 3. Authorizing the Trustee to execute any documents or take any actions
15 reasonably necessary to effectuate the terms of the Agreement;
- 16 4. Authorizing the sale of the Real Property free and clear of Epicor’s lien
17 pursuant to 11 U.S.C. § 363(f);
- 18 5. Finding that the Debtor is a good faith purchaser pursuant to 11 U.S.C.
19 § 363(m); and
- 20 6. For such other and further relief as this Court may deem just and proper.

21 The Motion is on file with the Bankruptcy Court and is based upon the
22 Memorandum of Points and Authorities, the Declaration of Richard A. Marshack and the
23 Exhibits attached to the Motion, all pleadings, papers and records on file with the Court,
24 and on such other evidence, oral or documentary, as may be presented to the Court at the
25 time of the hearing on the Motion.

26 **Your Rights May Be Affected.** You should read these papers carefully and
27 discuss them with your attorney, if you have one. (If you do not have an attorney, you
28 may wish to consult one.)

29 **Deadline for Opposition Papers.** The Motion is being heard on regular notice
30 pursuant to LBR 9013-1. If you wish to oppose the Motion, you must file a written
31 response with the Court and serve a copy of it upon the Movant or Movant’s attorney at
32 the address set forth above no less than **14 days** prior to the above hearing date. If you
33 fail to file a written response to the Motion within such time period, the Court may treat
34 such failure as a waiver of your right to oppose the Motion and may grant the requested
35 relief.

36 **Hearing Date Obtained Pursuant to Judge’s Self-Calendaring Procedure.** The
37 undersigned hereby verifies that the above hearing date and time were available for this
38 type of Motion according to the judge’s self-calendaring procedures.

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1 **PLEASE TAKE FURTHER NOTICE** that any party requesting a copy of the Motion
2 or any supporting documents filed with the Court with respect to the Motion may contact
3 counsel for the Trustee, Beth E. Gaschen, Weiland Golden Goodrich LLP by email at
bgaschen@wglp.com, by mail at 650 Town Center Drive, Suite 950, Costa Mesa,
California 92626, or by telephone at (714) 966-1000.

4 Dated: March 19, 2019

WEILAND GOLDEN GOODRICH LLP

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6 By: /s/ Beth E. Gaschen
BETH E. GASCHEN
Attorneys for Chapter 7 Trustee
Richard A. Marshack
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Weiland Golden Goodrich LLP
650 Town Center Drive, Suite 800
Costa Mesa, California 92626
Tel 714-966-1000 Fax 714-966-1002

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:
**650 Town Center Drive, Suite 600
Costa Mesa, California 92626**

A true and correct copy of the foregoing document entitled (*specify*): Notice of Hearing on Chapter 7 Trustee's Motion for Order Approving the Equity Buyback Agreement Between the Trustee and the Debtor and Authorizing Disposition of Property of the Estate Pursuant to 11 U.S.C. § 363(b) 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*) March 19, 2019, 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*) March 19, 2019, 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.

Donna Marie Barnett
20 Rincon Way
Aliso Viejo, CA 92656-1624

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*) March 19, 2019, 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.

Served by Personal Delivery

Honorable Catherine E. Bauer
United States Bankruptcy Court
Central District of California
Ronald Reagan Federal Building and Courthouse
411 West Fourth Street, Suite 5165 / Courtroom 5D
Santa Ana, CA 92701-4593

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.

3/19/2019
Date

Victoria Rosales
Printed Name


Signature

This form is mandatory. It has been approved for use by the United States Bankruptcy Court for the Central District of California.

TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF):

Beth Gaschen bgaschen@wglp.com,
kadele@wglp.com;vrosales@wglp.com;cbmeeker@gmail.com;cyoshonis@wglp.com
Richard H Golubow rgolubow@wcghlaw.com,
pj@wcghlaw.com;jmartinez@wcghlaw.com;Meir@virtualparalegalservices.com
Richard G Heston rheston@hestonlaw.com,
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Beverly Johnson bjohnson@johnsonbertram.com
Richard A Marshack (TR) pkraus@marshackhays.com, rmarshack@iq7technology.com
Michael N Nicastro courtfiling@nicastropc.com
Sejal Parmar sparmar2@aissolution.com
Todd C. Ringstad becky@ringstadlaw.com, arlene@ringstadlaw.com
William Schumacher wschumacher@jonesday.com
United States Trustee (SA) ustpreion16.sa.ecf@usdoj.gov

SERVED BY UNITED STATES MAIL:

Aliso Viejo Community Association
c/o Powerstone Property Management, Inc.
Attn: President
9060 Irvine Center Drive, Suite 200
Irvine, CA 92618

Epicor Software Corporation
Attn: President
804 Las Cimas Parkway
Austin, TX 78746-5179

Epicor Software Corporation
c/o Frank J. Polek
3033 Fifth Avenue, Suite 225
San Diego, CA 92103-5828

Epicor Software Corporation
c/o Richard J. Grabowski
3161 Michelson Drive, Suite 800
Irvine, CA 92612-4408

Epicor Software Corporation
c/o William Schumacher, Esq.
Jones Day
555 S. Flower St. Fl. 50
Los Angeles, CA 90071-2452

Glenwood Maintenance Corp.
c/o Associa PCM
Attn: President
1225 Alma Road, Suite 100
Richardson, TX 75081

Via Certified Mail

Wells Fargo
Attn: Ilya Frolov
525 Market Street, 5th Floor
San Francisco, CA 94105-2713

Via Certified Mail

Wells Fargo
Attn: President
MAC N9777-112
PO Box 5169
Sioux Falls, SD 57117-5169

Via Certified Mail

Wells Fargo Bank
Attn: President
PO Box 14411
Des Moines, IA 50306-3411

Via Certified Mail

Wells Fargo Bank
Attn: President
PO Box 5169
Sioux Falls, SD 57117-5169

Action Corporation
2300 Geng Road, Suite 150
Palo Alto, CA 94303-3353
Irvine, CA 92618

Alternative Technology Solutions
65 Enterprise
Aliso Viejo, CA 92656-2705

Altus Global Trade Solutions
Attn: Hector Oliveras
2400 Veterans Blvd., Suite 300
Kenner, LA 70062

Altus Traded Solutions
2400 Veterans Blvd., Suite 300
Kenner, LA 70062

This form is mandatory. It has been approved for use by the United States Bankruptcy Court for the Central District of California.

Apple Financial Services
155 Commerce Way
Portsmouth, NH 03801-3243

BMW Financial Services
9881 Research Drive
Irvine, CA 92618-4304

BMW Financial Services
Customer Service Center
PO Box 3608
Dublin, OH 43016-0306

BMW Financial Services NA, LLC, c/o AIS Port
4515 N. Santa Fe Avenue, Dept. APS
Oklahoma City, OK 73118-7901

Brian R. Nelson, Esq.
4343 Von Karman Avenue, Suite 300
Newport Beach, CA 92660-2098

Carothers DiSante & Freudenberger LLP
c/o Richard Golubow / Winthrop Couchot
1301 Dove Street, Suite 500
Newport Beach, CA 92660-2467

Carothers DiSante and Freudenberger
2600 Michelson Drive, Suite 800
Irvine, CA 92612-6522

Carothers DiSante and Freudenberger
707 Wilshire Blvd., Suite 5150
Los Angeles, CA 90017-3607

Cariothers DiSante and Freudenberger
Attn: Dan Forman, Esq.
707 Wilshire Blvd., Suite 5150
Los Angeles, CA 90017-3607

Carothers DiSante and Freudenberger
c/o Zohar Law Firm PC
601 S. Figueroa Street, Suite 2675
Los Angeles, CA 90017-5767

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Customer Service
PO Box 15299
Wilmington, DE 19850-5299

Chase Bank
PO Box 15123
Wilmington, DE 19850-5123

Chase Bank
PO Box 15298
Wilmington, DE 19850-5298

Cozen O'Connor
One Liberty Place
1650 Market Street
Philadelphia, PA 19103-7303

Daniel Y. Zohar, Esq.
601 S. Figueroa Street, Suite 2675
Los Angeles, CA 90017-5767

Direct Capital
155 Commerce Way
Portsmouth, NH 03801-3243

Direct Capital Leasing
PO Box 979287
Miami, FL 33197-9287

EDD
PO Box 826215
Sacramento, CA 94230-6215

Franchise Tax Board
Bankruptcy Section, MS: A-340
PO Box 2952
Sacramento, CA 95812-2952

Frank J. Polek
3033 Fifth Avenue, Suite 225
San Diego, CA 92103-5828

Frank Recruitment Group
110 William Street, Floor 21
New York, NY 10038-3934

Gatto Pope and Walwick LLP
550 West C Street, Suite 1700
San Diego, CA 92101-3568

Grobstein Teeple LLP
6300 Canoga Avenue
Suite 1500W
Woodland Hills, CA 91367-2555

IOU Central Inc.
600 Town Park Lane, Suite 140
Kennesaw, GA 30144-3736

Internal Revenue Service
PO Box 7346
Philadelphia, PA 19101-7346

Juan Castaneda
550 Laguna Drive, Suite A
Carlsbad, CA 92008-1698

LA Fitness
PO Box 51355

Irvine, CA 92619-1355

Land Rover Financing Group
PO Box 78074
Phoenix, AZ 85062-8074

Luxent Inc.
fka Alternative Technology Solutions
fka Alternative Technology Partners
65 Enterprise, 3rd Floor
Aliso Viejo, CA 92656-2705

Navient
PO Box 500
Wilkes Barre, PA 18773-9500

Navient Solutions, LLC
220 Lasley Avenue
Wilkes-Barre, PA 18706-1430

Online Security
3000 S. Robertson Blvd.
Los Angeles, CA 90034-3158

PA Dept of Revenue
PO Box 280418
Harrisburg, PA 17128-0418

Richard J. Grabowski
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Irvine, CA 92612-4408

Richard Heston
Heston & Heston
19700 Fairchild Road, Suite 280
Irvine, CA 92612-2521

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Los Angeles, CA 90034

Robert and Nancy Read
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Prescott, AZ 86305-9064

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Newport Beach, CA 92660-2098

Todd M. Foreman, Esq.
601 S. Figueroa Street, Suite 2675
Los Angeles, CA 90017-5767

US Securities and Exchange Commission
444 South Flower Street, Suite 900
Los Angeles, CA 90071-2934

Utah State Tax Commission
Taxpayer Services Division
210 N. 1950 W
Salt Lake City, UT 84134-9000

Vivian Keena
24142 Hillhurst Drive
Laguna Niguel, CA 92677-2258

Salesforce.com
1 Market Street, Suite 300
San Francisco, CA 94105-1315

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:

**650 Town Center Drive, Suite 600
Costa Mesa, CA 92626**

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)* 03/20/2019, 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)* 03/20/2019, 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

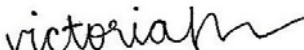
3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL *(state method for each person or entity served)*: Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on *(date)* 03/20/2019, I served the following persons and/or entities by personal delivery, overnight mail service, or (for 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.

VIA PERSONAL DELIVERY
The Honorable Catherine Bauer
United States Bankruptcy Court
411 W. Fourth Street, Courtroom 5D
Santa Ana, CA 92701

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.

03/20/2019 Victoria Rosales
Date *Printed Name*


Signature

TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF):

Beth Gaschen bgaschen@wgllp.com,
kadele@wgllp.com;vrosales@wgllp.com;cbmeeker@gmail.com;cyoshonis@wgllp.com
Richard H Golubow rgolubow@wcghlaw.com,
pj@wcghlaw.com;jmartinez@wcghlaw.com;Meir@virtualparalegalservices.com
Richard G Heston rheston@hestonlaw.com,
yflores@hestonlaw.com,docs@hestonlaw.com,assistant@hestonlaw.com;r41032@notify.bestcase.com
Garrick A Hollander ghollander@wcghlaw.com,
pj@wcghlaw.com;jmartinez@wcghlaw.com;Meir@virtualparalegalservices.com
Beverly Johnson bjohnson@johnsonbertram.com
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Michael N Nicastro courtfiling@nicastropc.com
Sejal Parmar sparmar2@aissolution.com
Todd C. Ringstad becky@ringstadlaw.com, arlene@ringstadlaw.com
William Schumacher wschumacher@jonesday.com
United States Trustee (SA) ustpregion16.sa.ecf@usdoj.gov