

<p>Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address</p> <p>Roksana D. Moradi-Brovia (Bar No. 266572) Matthew D. Resnik (Bar No. 182562) RHM LAW LLP 17609 Ventura Boulevard, Suite 314 Encino, CA 91316 Telephone: (818) 285-0100 Facsimile: (818) 855-7013 roksana@RHMFirm.com matt@RHMFirm.com</p> <p><input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Debtor</p>		<p>FOR COURT USE ONLY</p>	
<p>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - SAN FERNANDO VALLEY DIVISION</p>			
<p>In re:</p> <p>ROBIN STOLTZ NASSIF,</p> <p>Debtor(s).</p>		<p>CASE NO.: 1:24-bk-11393-VK CHAPTER: 11</p> <p>NOTICE OF SALE OF ESTATE PROPERTY</p>	

Sale Date: 12/17/2025	Time: 1:30 pm
Location: Courtroom 301, 21041 Burbank Blvd., Woodland Hills, CA 91367	

Type of Sale: ☒ Public ☐ Private

Last date to file objections: 12/03/2025

Description of property to be sold:

Real Property commonly known as 19016 Devonport Lane, Tarzana, CA, 91356 (the "Subject Property").

Terms and conditions of sale:

The Subject Property will be sold "as is, where is," with no warranties or representations of any kind whatsoever.

Proposed sale price: \$ 4,775,000.00

Overbid procedure (if any):

See attached overbidding procedures.

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

December 17, 2025, at 1:30 p.m.
Courtroom 301, 21041 Burbank Blvd., Woodland Hills, CA 91367

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

Roksana D. Moradi-Brovia | RHM LAW LLP
17609 Ventura Boulevard, Suite 314, Encino, CA 91316
Telephone: (818) 285-0100
Email: roksana@RHMFirm.com

Date: 11/26/2025