

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address Steven F. Werth (CA State Bar No. 205434) steven.werth@gmlaw.com Greenspoon Marder LLP a Florida limited liability partnership 333 South Grand Avenue, Suite 3400 Los Angeles, California 90071 Telephone: 213.626.2311 Facsimile: 954.771.9264  Counsel for Howard M. Ehrenberg, Chapter 11 Trustee  <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Howard M. Ehrenberg, Ch. 11 Trustee	FOR COURT USE ONLY
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**UNITED STATES BANKRUPTCY COURT**  
**CENTRAL DISTRICT OF CALIFORNIA - LOS ANGELES DIVISION** ▼

In re: WILLIAM HOLDINGS, LLC,          Debtor(s).	CASE NO.: 2:22-bk-14708-DS CHAPTER: 11 <span style="float: right;">▼</span>
<b>NOTICE OF SALE OF ESTATE PROPERTY</b>	

<b>Sale Date:</b> 03/14/2023	<b>Time:</b> 11:30 am
<b>Location:</b> U.S. Bankruptcy Court, 255 E. Temple St., LA, CA 90012, Courtroom 1639	

**Type of Sale:**  Public  Private **Last date to file objections:** 03/07/2023

**Description of property to be sold:**  
 Real Property located at 1847 N. Cherokee Ave., Los Angeles, CA 90028, APN 5547-003-010

**Terms and conditions of sale:**  
 Sale free and clear of liens, claims and interests for \$3,500,000 or highest bid at auction to take place before the Court.

**Proposed sale price:** \$ 3,500,000.00

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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):**

Initial overbid in the amount of \$50,000, subsequent overbids in the amount of \$10,000. Deposit of \$175,000 and proof of funds sufficient to close needed prior to auction.

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

March 14, 2023  
11:30 a.m. or as soon thereafter as matter may be heard  
Courtroom 1639  
Roybal Federal Building  
255 East Temple Street  
Los Angeles, California 90012

Parties may also participate by Zoom, with information on doing so posted on the Court's website

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

Steven F. Werth, Esq.  
Greenspoon Marder LLP  
333 South Grand Ave, Los Angeles CA 90012  
Tel: (213) 617-5210  
steven.werth@gmlaw.com

Date: 03/03/2023

## 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 333 South Grand Avenue, Suite 3400, Los Angeles, CA 90071.

A true and correct copy of the foregoing document entitled (*specify*): **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*) March 3, 2023 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:

- Joshua Scott Dresslove jdresslove@dresslovelaw.com
- Howard M Ehrenberg (TR) ehrenbergtrustee@gmlaw.com, ca25@ecfcbis.com;C123@ecfcbis.com;howard.ehrenberg@ecf.courtdrive.com;Karen.Files@gmlaw.com
- Todd S Garan ch11ecf@aldridgepite.com, TSG@ecf.inforuptcy.com;tgaran@aldridgepite.com
- Arnold L Graff agraff@wrightlegal.net, bkudgeneralupdates@wrightlegal.net;jpowell@wrightlegal.net
- Mitchell B Ludwig mbl@kpclegal.com, kad@kpclegal.com
- Noreen A Madoyan Noreen.Madoyan@usdoj.gov
- Randall P Mroczynski randym@cookseylaw.com
- Allan D Sarver ADS@asarverlaw.com
- Jeffrey L Sumpter jsumpter1@cox.net
- Tamar Terzian tamar@terzlaw.com, ecfnofices@eppscoulson.com
- United States Trustee (LA) ustpreion16.la.ecf@usdoj.gov
- Steven Werth steven.werth@gmlaw.com, swerth@ecf.courtdrive.com;pdillamar@ecf.courtdrive.com,Karen.Files@gmlaw.com;patricia.dillamar@gmlaw.com
- Johnny White JWhite@wrslawyers.com, jlee@wrslawyers.com
- David W Wiese dwiese@cardiffllawyer.com

Service information continued on attached page.

### 2. SERVED BY UNITED STATES MAIL:

On (*date*) March 3, 2023, 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.

#### **Debtor**

William Holdings, LLC  
7190 W. Sunset Boulevard, Suite 290  
Los Angeles, CA 90046

The Honorable Deborah J. Saltzman  
U.S. Bankruptcy Court  
Roybal Federal Building  
255 E. Temple Street, Suite 1634  
Los Angeles, CA 90012

United States Trustee (LA)  
915 Wilshire Blvd, Suite 1850  
Los Angeles, CA 90017-3560

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, 2023, 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.

<u>March 3, 2023</u>	<u>Patricia Dillamar</u>	<u>/s/Patricia Dillamar</u>
<i>Date</i>	<i>Printed Name</i>	<i>Signature</i>