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2 **c/o LAW OFFICES OF WENETA M.A. KOSMALA**  
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9 Chapter 7 Trustee

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12 **UNITED STATES BANKRUPTCY COURT**  
13 **CENTRAL DISTRICT OF CALIFORNIA, SANTA ANA DIVISION**  
14

15 In re

16 GEORGE R CAMPOY,  
17 Debtor(s).

Case No. 8:22-bk-10903-SC

Chapter 7

**REPORT OF SALE OF PROPERTY OF  
THE ESTATE**

18 Weneta M.A. Kosmala (“Trustee”), Chapter 7 trustee of the bankruptcy estate (“Estate”)  
19 of **George R Campoy** (“Debtor”), submits the following report concerning the sale of Estate  
20 property as required under Fed.R.Bankr.P. 6004(f)(1) and Local Bankruptcy Rule 6004-1(g):

21 Date of Order Approving Sale: **May 8, 2023**  
22 Docket No. of Order Approving Sale: **57**  
23 Property Description: **Debtor’s Interest in Real Property Located at**  
24 **2028 West 154th Street**  
25 **Anaheim, California 92809**  
26 Name(s) of Purchaser(s): **George R Campoy**  
27 Price Received: **\$80,000.00**

28 Respectfully submitted,

Date: May 11, 2023

/s/Weneta M.A. Kosmala  
Weneta M.A. Kosmala  
Chapter 7 Trustee

## 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:  
4425 Jamboree, Suite 183  
Newport Beach, CA 92660

A true and correct copy of the foregoing document entitled (*specify*): **REPORT OF SALE OF PROPERTY OF THE ESTATE** 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*) **05/11/2023**, 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:

**Ryan W Beall** rbeall@go2.law, vrosales@wglp.com;kadele@wglp.com;lbracken@wglp.com;rbeall@ecf.courtdrive.com  
**Beth Gaschen** bgaschen@go2.law,  
kadele@wglp.com;cbmeeker@gmail.com;cyoshonis@wglp.com;lbracken@wglp.com;bgaschen@ecf.courtdrive.com;gestrada@wglp.com  
**Weneta M.A. Kosmala (TR)** ecf.alert+Kosmala@titlexi.com,  
wkosmala@txitrustee.com;dmf@txitrustee.com;sdk@txitrustee.com  
**Martin W. Phillips** marty.phillips@att.net  
**Valerie Smith** claims@recoverycorp.com  
**United States Trustee (SA)** ustpreion16.sa.ecf@usdoj.gov

Service information continued on attached page

**2. SERVED BY UNITED STATES MAIL:**

On (*date*) **05/11/2023** 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.

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*) **05/11/2023**, 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.

05/11/2023  
Date

Stefan Kosmala-Dahlbeck  
Printed Name

/s/Stefan Kosmala-Dahlbeck  
Signature

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