

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address  EDWARD M. WOLKOWITZ (State Bar No. 68298) JEFFREY S. KWONG (State Bar No. 288239) LEVENE, NEALE, BENDER, YOO & GOLUBCHIK L.L.P. 2818 La Cienega Avenue Los Angeles, CA 90034 Telephone: (310) 229-1234 Facsimile: (310) 229-1244 Email: EMW@LNBYG.COM; JSK@LNBYG.COM  <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Nancy J. Zamora, Chapter 7 Trustee	FOR COURT USE ONLY
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**UNITED STATES BANKRUPTCY COURT  
CENTRAL DISTRICT OF CALIFORNIA - SAN FERNANDO VALLEY DIVISION**

In re:  GREEN NATION DIRECT CORPORATION, Substantively Consolidated with, N.R.G. Investment Group   Debtor(s).	CASE NO.: 1:18-bk-12698-MT CHAPTER: 7   <p style="text-align: center;"><b>NOTICE OF SALE OF ESTATE PROPERTY</b></p>
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<b>Sale Date:</b> 08/05/2024	<b>Time:</b> 11:00 am
<b>Location:</b> Courtroom 302, 21041 Burbank Boulevard, Woodland Hills, CA 91367	

**Type of Sale:**  Public  Private      **Last date to file objections:** 07/22/2024

**Description of property to be sold:**

Judgments against Juan Uribe, Sebastian Uribe, and William A. Estrada (the "Judgments")

See Exhibit "1" hereto.

**Terms and conditions of sale:**

The Judgments will be sold on an "as-is" basis without any representations or warranties of any kind and free and clear of liens, claims and interests, and pursuant to the "Asset Purchase Agreement."

See attached Exhibit 1.

**Proposed sale price:** \$ 7,000.00

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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):**

See attached Exhibit 1.

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

Property is not being sold free and clear of liens or other interests. However, the time and location of the hearing are as follows:

August 5, 2024 at 11:00 a.m.

Courtroom 302, 21041 Burbank Boulevard, Woodland Hills, CA 91367

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

JEFFREY S. KWONG (State Bar No. 288239)  
LEVENE, NEALE, BENDER, YOO & GOLUBCHIK L.L.P.  
2818 La Cienega Avenue  
Los Angeles, CA 90034  
Telephone: (310) 229-1234  
Facsimile: (310) 229-1244  
Email: JSK@LNBYG.COM

Date: 07/10/2024

**EXHIBIT “1”**

**Description of Property to Be Sold:** Default or stipulated judgments against the following persons and entities summarized in the below chart (the “Judgments”):

<u>Name (Adversary Proceeding No. or Bankruptcy Case No.)</u>	<u>Judgment Amount</u>
Juan Uribe (20-ap-01088-MT)	\$60,098.33
Sebastian Uribe (20-ap-01099-MT)	\$61,500.00
William A Estrada (20-ap-01106-MT)	\$45,500.00

**Terms and Conditions of the Proposed Sale**

- \* Purchaser: Intercoastal Financial, LLC (“IFL”);
- \* Purchase Price: \$7,000, subject to overbid;
- \* Condition of Judgments: The Judgments will be sold on an “as-is” basis without any representations or warranties of any kind and free and clear of liens, claims and interests; and
- \* Brokers’ Commissions: None

**Overbid Procedures:** (1) any person interested in submitting an overbid on the Judgments must attend the hearing on the Motion or be represented by an individual with written authority to participate in the overbid process; (2) an overbid will be defined as an initial overbid of \$2,000 above the Purchase Price, with each additional bid in increments of at least \$1,000; (3) overbidders must deliver a deposit to Trustee by way of cashier’s check made payable to “Nancy J. Zamora, Chapter 7 Trustee” in the amount of \$3,500 (the “Deposit”) and proof of ability to close unconditionally in a form acceptable to Trustee prior to the hearing on the Motion; (4) overbidders must purchase the Judgments on the same terms and conditions as IFL, and, if successful, will be required to execute a purchase agreement with no contingencies, with the same terms and

conditions as the APA with IFL; (5) the Deposit of the successful overbidder shall be forfeited if such party is thereafter unable to complete the purchase of the Judgments within 7 calendar days of entry of an order confirming the sale; and (6) in the event the successful overbidder cannot timely complete the purchase of the Judgments, Trustee shall be authorized to proceed with the sale to the next highest overbidder (as applicable).