

1 **Lewis R. Landau** (CA Bar No. 143391)
2 **Attorney-at-Law**
3 22287 Mulholland Hwy., # 318
4 Calabasas, CA 91302
5 Voice and Fax: (888)822-4340
6 *Email: Lew@Landaunet.com*

7 Attorney for Debtor in Possession

8 **UNITED STATES BANKRUPTCY COURT**
9 **CENTRAL DISTRICT OF CALIFORNIA**
10 **SAN FERNANDO VALLEY DIVISION**

11 In re
12 Samuil Preys,

13
14 Debtor.

Case No.: 1:16-bk-10159 MT
Chapter 11

**DEBTOR'S NOTICE OF AND MOTION TO
ESTABLISH PROCEDURES FOR THE
SALE OF ESTATE'S INTEREST IN 3,000
SHARES OF GASPROM STOCK**

[11 U.S.C. § 363(b); LBR 6004-1(b)]

Date: August 4, 2016
Time: 1:00 p.m.
Place: Courtroom 302; Judge Tighe
U.S. Bankruptcy Court
21041 Burbank Blvd. 3rd Floor
Woodland Hills, CA 91367

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1 Samuil Preys (“Debtor”), Debtor in Possession in the within Chapter 11 case, herein moves
2 for entry of an order in the form attached hereto as Exhibit 1 establishing procedures in connection
3 with the sale of Debtor’s interest in 3,000 shares of Gasprom stock pursuant to 11 U.S.C. § 363(b)
4 and Local Bankruptcy Rule (“LBR”) 6004-1(b) (“Motion”). Debtor’s Motion is set forth in the
5 following memorandum of points and authorities.

6 A hearing will be held on this Motion on August 4, 2016 at 1:00 p.m. in the Courtroom of
7 the Honorable Maureen A. Tighe, United States Bankruptcy Judge located in Courtroom 302, U.S.
8 Bankruptcy Court, 21041 Burbank Blvd. 3rd Floor Woodland Hills, CA 91367.

9 *Pursuant to LBR 6004-1(b):* **Opposition. Any opposition and accompanying**
10 **memorandum of points and authorities and declarations must be filed and served at least 1**
11 **day prior to the hearing, unless otherwise ordered by the court. Documents filed in**
12 **opposition to the motion must be served by personal delivery, messenger, fax, or email. A**
13 **judge’s copy of the opposition must be served on the judge in chambers in accordance with**
14 **LBR 5005-2(d).**

15 *Wherefore*, Debtor respectfully requests that the Court enter the order in the form attached
16 hereto as Exhibit 1 granting the Motion and such other and further relief as the Court deems just
17 and proper under the circumstances.

18 Dated: July 28, 2016

Lewis R. Landau
Attorney-at-Law

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By: /s/ Lewis R. Landau
Lewis R. Landau
Attorney for Debtor

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1 **MEMORANDUM OF POINTS AND AUTHORITIES**

2 **I.**

3 **THE COURT SHOULD APPROVE THE PROPOSED SALE PROCEDURES**
4 **IN ANTICIPATION OF AN AUCTION SALE OF DEBTOR'S GASPROM STOCK**

5 **1. Case History and Status.**

6 On January 19, 2016, the Debtor filed a voluntary chapter 11 petition. The Debtor
7 continues to manage and operate its business as a debtor in possession pursuant to 11 U.S.C. §§
8 1107 and 1108. A committee of creditors holding unsecured claims has not been appointed.

9 Debtor is an individual. Debtor operates a gas station through Jenda, Inc., a wholly owned
10 entity, as well as an automotive repair facility through Romaina Auto Body, Inc., another wholly
11 owned entity. Debtor also owns 100% of Gasprom, Inc. ("Gasprom") which is a non-operating
12 but important entity as explained below.

13 Debtor's principal assets are his interests in the above referenced entities and his interest in
14 two real properties located at 8329/8327 W. 4th St. Los Angeles and 17619 Arvida Dr. Granada
15 Hills. Aside from real property mortgages, Debtor's largest debts are a State Board of
16 Equalization ("SBE") tax claim of approximately \$1 million and a claim held by Key Capital
17 Fund, LLC ("Key") for \$702,000. The SBE and Key liabilities arise from former operation of the
18 Gasprom entity.

19 The principal cause of the chapter 11 filing was the SBE's purported levy on the Gasprom
20 stock. Debtor's continuing ownership and control of Gasprom gives Debtor control of Ventura
21 County Superior Court ("VCSC") litigation in which Gasprom is litigating to either: (1) recover
22 the service station located at 2460 Auto Center Drive, Oxnard, California 93036 ("Oxnard Gas
23 Station") that is claimed to have been wrongfully foreclosed by Michelle Fateh ("Fateh"); or (2) if
24 the VCSC denies recovery of the Oxnard Gas Station, then Gasprom accrues claims on Fidelity
25 National Title Company ("Fidelity") title policies providing coverage against the Fateh deed of
26 trust. The chapter 11 petition was filed immediately before the SBE obtained possession of the
27 Gasprom stock through levy.
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1 The principal dispute to resolve in Debtor's case is the dispute over ownership and control
2 of the Gasprom stock. The Debtor has filed an adversary proceeding to obtain turnover of the
3 Gasprom stock under 11 U.S.C. § 542(a) [AP# 1:16-ap-01030 MT]. The SBE asserted that it
4 already owned the Gasprom stock and has not violated the stay by exercising control over the
5 Gasprom stock. The SBE has moved for relief from stay and several hearings have been held on
6 these issues. The Court has tentatively found that the Gasprom stock remains an asset of Debtor's
7 estate. The Debtor has requested that the Court defer the issues of relief from stay and turnover
8 pending the sale process contemplated herein.

9 **2. The Sale Procedures.**

10 During the course of litigation to recover the Gasprom stock, the Debtor received an offer
11 of \$100,000 for the Gasprom stock from Key. *See*, Exhibit 2 hereto. Subsequently, Fateh filed a
12 declaration indicating an interest in bidding "up to at least \$500,000" for the Gasprom stock. *See*,
13 Exhibit 3 hereto. Debtor has not received an offer from Fateh. In lieu of accepting the Key offer,
14 and subject to Court approval, Debtor proposed to pay the SBE \$100,000 as adequate protection
15 and retain his interest in the stock. The SBE has opposed Debtor's adequate protection proposal
16 demanding that the value of the Gasprom stock be market tested by auction. Debtor has agreed to
17 do so as provided herein.

18 In view of Debtor's adequate protection proposal, the first qualifying opening bid must be
19 in the amount of \$110,000. To the extent multiple qualifying bids are timely received, bidding
20 will commence in minimum \$10,000 increments. Debtor reserves the right to match the highest
21 bid with an offer of adequate protection to the SBE in lieu of sale.

22 Debtor proposes the sale procedures as set forth in detail in the Exhibit 1 proposed sale
23 procedures order. The following summarizes the sale process with additional terms requested by
24 the SBE:

- 25 • Minimum bid of \$110,000 by cashier's check with \$10,000 bid increments;
- 26 • Bidders must qualify 14 days before the sale date;
- 27 • Stock certificate to be transferred at closing which is one business day after
28 effectiveness of sale order;

- 1 • Immediate payment to SBE after sale is closed (within one business day);
- 2 • SBE consents to the sale under § 363(f)(2);
- 3 • No breakup fees;
- 4 • Sale proceeds not subject to surcharge for estate expenses; and
- 5 • Debtor will conduct UCC search and provide notice to all creditors of record and
- 6 any other potential interested parties.

7 Based on all the foregoing, the Court should enter the sale procedures order attached hereto
8 as Exhibit 1.

9 II.

10 **SALES PROCEDURES MAY BE APPROVED UNDER LBR 6004-1(b)**

11 Sales procedures may be set pursuant to the procedures contained in LBR 6004-1(b) which
12 states as follows:

13 **(b) Motion for Order Establishing Procedures for the Sale of Estate Property.**

14 (1) Timing of Hearing. A hearing on a Motion to Establish Procedures for the Sale
15 of the Estate's Assets ("Sale Procedure Motion") may be scheduled on not less than
16 7 days notice to applicable parties, unless an order setting hearing on shortened
17 notice is obtained under LBR 9075-1(b).

18 (2) Contents of Notice. The notice must describe the proposed bidding procedures
19 and include a copy of the proposed purchase agreement. If the purchase agreement
20 is not available, the moving party must describe the terms of the sale proposed,
21 when a copy of the actual agreement will be filed with the court, and from whom it
22 may be obtained. The notice must describe the marketing efforts undertaken and
23 the anticipated marketing plan, or explain why no marketing is required. The notice
24 must provide that opposition is due on or before 1 day prior to the hearing, unless
25 otherwise ordered by the court.

26 (3) Service of the Notice and Motion. The moving party must serve the motion and
27 notice of the motion and hearing by personal delivery, messenger, telephone, fax,
28 or email to the parties to whom notice of the motion is required to be given by the
FRBP or by these rules, any other party that is likely to be adversely affected by the
granting of the motion, and the United States trustee. The notice of hearing must
state that any response in opposition to the motion must be filed and served at least
1 day prior to the hearing, unless otherwise ordered by the court.

(4) Opposition. Any opposition and accompanying memorandum of points and
authorities and declarations must be filed and served at least 1 day prior to the
hearing, unless otherwise ordered by the court. Documents filed in opposition to
the motion must be served by personal delivery, messenger, fax, or email. A
judge's copy of the opposition must be served on the judge in chambers in
accordance with LBR 5005-2(d).

1 (5) Scheduling Hearing on the Sale. A date and time for a hearing on the motion to
2 approve the sale itself may be obtained at or prior to the hearing on the Sale
3 Procedure Motion. The hearing must be scheduled, if practicable, no more than 30
4 days following the hearing on the Sale Procedure Motion.

(6) Break-up Fees. If a break-up fee or other form of overbid protection is
requested in the Sale Procedure Motion, the request must be supported by evidence
establishing:

- 5 (A) That such a fee is likely to enhance the ultimate sale price; and
- 6 (B) The reasonableness of the fee.

7 LBR 6004-1(b).

8 This Motion complies with LBR 6004-1(b) as follows:

9 1. *Time of hearing.* Debtor's Motion has been set on seven (7) days' notice to parties
10 in interest.

11 2. *Contents of Notice.* Debtor has served the content of this motion, with Exhibit 1,
12 on all creditors listed in the Debtor's schedules and creditors that have filed claims in the estate.
13 Active case participants have received notice by Notice of Electronic Filing concurrently with
14 filing. Finally, the notice of this Motion makes clear that opposition is due on or before 1 day
15 prior to the hearing, unless otherwise ordered by the court.

16 Debtor will post a notice under LBR 6004-2 providing public notice of the sale. Debtor
17 does not believe that any additional marketing is required due to the unique nature of the Gasprom
18 stock.

19 3. *Service of the Notice and Motion.* Debtor has served this motion on all creditors
20 listed in the Debtor's schedules and creditors that have filed claims in the estate. Active case
21 participants have received notice by Notice of Electronic Filing concurrently with filing.

22 4. *Opposition.* The opposition deadline is set forth herein as 1 day prior to the
23 hearing.

24 5. *Scheduling Hearing on the Sale.* Debtor requests that the sale hearing be set on or
25 about September 1, 2016 at 1:00 p.m., the Court's first available chapter 11 calendar that is 21-
26 days after the August 4, 2016 hearing on this Motion.
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1 6. *Break-up Fees*. Not applicable.

2 Based on all the foregoing, the Court should enter the sale procedures order attached hereto
3 as Exhibit 1.

4 **II.**

5 **CONCLUSION**

6 *Wherefore*, the Debtor respectfully requests that the Court approve the sales procedure
7 order in the form as attached hereto as Exhibit 1 and grant such other and further relief as the
8 Court deems just and proper under the circumstances.

9 Dated: July 28, 2016

Lewis R. Landau
Attorney-at-Law

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By:/s/ Lewis R. Landau

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Lewis R. Landau

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Attorney for Debtor

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DECLARATION OF LEWIS R. LANDAU

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2 I, Lewis R. Landau, do hereby declare:

3 1. I am attorney of record for Samuil Preys (“Debtor”) in the Debtor’s chapter 11
4 bankruptcy case number 1:16-bk-10159 MT and have personal knowledge of the facts set forth
5 herein. On January 19, 2016 the Debtor filed his voluntary chapter 11 petition and continues to
6 manage the chapter 11 estate as a Debtor in Possession. A committee of creditors holding
7 unsecured claims has not been appointed.

8 2. Debtor is an individual. Per Debtor’s schedules, Debtor operates a gas station
9 through Jenda, Inc., a wholly owned entity, as well as an automotive repair facility through
10 Romaina Auto Body, Inc., another wholly owned entity. Debtor also owns 100% of Gasprom,
11 Inc. (“Gasprom”) which is a non-operating but important entity as explained below.

12 3. Per Debtor’s schedules, Debtor’s principal assets are his interests in the above
13 referenced entities and his interest in two real properties located at 8329/8327 W. 4th St. Los
14 Angeles and 17619 Arvida Dr. Granada Hills. Aside from real property mortgages, Debtor’s
15 largest debts are a State Board of Equalization (“SBE”) tax claim of approximately \$1 million and
16 a claim held by Key Capital Fund, LLC (“Key”) for \$702,000. The SBE and Key liabilities arise
17 from former operation of the Gasprom entity.

18 4. The principal cause of the chapter 11 filing was the SBE’s purported levy on the
19 Gasprom stock. Debtor’s continuing ownership and control of Gasprom gives Debtor control of
20 Ventura County Superior Court (“VCSC”) litigation in which Gasprom is litigating to either: (1)
21 recover the service station located at 2460 Auto Center Drive, Oxnard, California 93036 (“Oxnard
22 Gas Station”) that is claimed to have been wrongfully foreclosed by Michelle Fateh (“Fateh”); or
23 (2) if the VCSC denies recovery of the Oxnard Gas Station, then Gasprom accrues claims on
24 Fidelity National Title Company (“Fidelity”) title policies providing coverage against the Fateh
25 deed of trust. The chapter 11 petition was filed immediately before the SBE obtained possession
26 of the Gasprom stock through levy.

27 5. The principal dispute to resolve in Debtor’s case is the dispute over ownership and
28 control of the Gasprom stock. The Debtor has filed an adversary proceeding to obtain turnover of

1 the Gasprom stock under 11 U.S.C. § 542(a) [AP# 1:16-ap-01030 MT]. The SBE asserted that it
2 already owned the Gasprom stock and has not violated the stay by exercising control over the
3 Gasprom stock. The SBE has moved for relief from stay and several hearings have been held on
4 these issues. The Court has tentatively found that the Gasprom stock remains an asset of Debtor's
5 estate. The Debtor has requested that the Court defer the issues of relief from stay and turnover
6 pending a sale process to market test the value of the Gasprom stock.

7 6. During the course of litigation to recover the Gasprom stock, the Debtor received
8 an offer of \$100,000 for the Gasprom stock from Key. *See*, Exhibit 2 hereto. Subsequently, Fateh
9 filed a declaration indicating an interest in bidding "up to at least \$500,000" for the Gasprom
10 stock. *See*, Exhibit 3 hereto. Debtor has not received an offer from Fateh. In lieu of accepting the
11 Key offer, and subject to Court approval, Debtor proposed to pay the SBE \$100,000 as adequate
12 protection and retain his interest in the stock. The SBE has opposed Debtor's adequate protection
13 proposal demanding that the value of the Gasprom stock be market tested by auction. Debtor has
14 agreed to do so as provided in the proposed sale procedures set forth in the attached motion.

15 I declare under penalty of perjury under the laws of the United States of America that the
16 foregoing is true and correct to the best of my knowledge and belief.

17 Executed this 28th day of July, 2016 at Los Angeles, California.

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/s/ Lewis R. Landau
Lewis R. Landau

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EXHIBIT 1

1 **Lewis R. Landau** (CA Bar No. 143391)
2 **Attorney-at-Law**
3 22287 Mulholland Hwy., # 318
4 Calabasas, CA 91302
5 Voice and Fax: (888)822-4340
6 *Email: Lew@Landaunet.com*

7 Attorney for Debtor in Possession

8 **UNITED STATES BANKRUPTCY COURT**
9 **CENTRAL DISTRICT OF CALIFORNIA**
10 **SAN FERNANDO VALLEY DIVISION**

11 In re
12 Samuil Preys,

13 Debtor.

Case No.: 1:16-bk-10159 MT
Chapter 11

**ORDER ESTABLISHING PROCEDURES
FOR SALE OF GASPROM STOCK**

14 Date: August 4, 2016
15 Time: 1:00 p.m.
16 Place: Courtroom 302; Judge Tighe
U.S. Bankruptcy Court
21041 Burbank Blvd. 3rd Floor
Woodland Hills, CA 91367

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18 On August 4, 2016 at 1:00 p.m., the Court considered the motion filed by Samuil Preys
19 (“Debtor”) for entry an order establishing procedures in connection with the sale of 3,000 shares
20 of Gasprom, Inc. stock (“Gasprom Stock”) pursuant to 11 U.S.C. § 363(b) and Local Bankruptcy
21 Rule 6004-1(b) (“Motion”). Appearances were made as noted in the record.

22 The Court, findings notice properly given and good cause therefore, hereby **ORDERS** as
23 follows:

- 24 1. The Motion is granted.
25 2. The following dates and deadlines regarding competitive bidding are hereby
26 established:

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1 a. **Qualified Bid Deadline:** _____, 2016, at 4:00 p.m. (Pacific Time)
2 is the deadline by which all binding bids must actually be received via email by
3 counsel to Debtor (lew@landaunet.com) and counsel to the State Board of Equalization
4 (Lisa.Chao@doj.ca.gov) (“SBE”).

5 b. **Auction.** Providing that more than one qualifying bid is timely received,
6 _____, 2016 commencing at 1:00 p.m. (Pacific time), is the date and time an
7 auction will commence in in the Courtroom of the Honorable Maureen Tighe, United
8 States Bankruptcy Judge located in Courtroom 302, U.S. Bankruptcy Court, 21041
9 Burbank Blvd., 3rd Floor, Woodland Hills, CA 91367.

10 c. **Sale Motion Filing and Objection Deadline.** The Debtor shall file the sale
11 motion not later than _____, 2016 and the deadline to object to the sale motion
12 shall be _____, 2016.

13 d. **Sale Hearing.** Immediately following the auction, if any, on _____,
14 2016 at 1:00 p.m. is the date and time the sale hearing will commence in in the
15 Courtroom of the Honorable Maureen Tighe, United States Bankruptcy Judge located
16 in Courtroom 302, U.S. Bankruptcy Court, 21041 Burbank Blvd., 3rd Floor, Woodland
17 Hills, CA 91367.

18 3. The following bid procedures shall govern the submission, receipt and analysis of
19 any bids relating to the sale of the Gasprom Stock, and any party desiring to submit an offer to
20 purchase the Gasprom Stock shall do so strictly in accordance with the terms of the following
21 bidding procedures:

22 (a) Offers to acquire the Gasprom Stock shall:

23 (i) be submitted in writing to counsel for Debtor and SBE on or
24 before 4:00 p.m. (Pacific Time) on _____, 2016;

25 (ii) provide for an all-cash purchase price to be paid to Debtor of
26 at least \$110,000. If more than one (1) such opening qualified bid is received, the
27 Court will determine the order of bidding at the auction;

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1 (iii) must not be subject to due diligence contingencies or other
2 conditions beyond Court approval thereof;

3 (iv) remain open until the conclusion of the sale hearing (as
4 defined below);

5 (v) be accompanied by admissible evidence in the form of
6 affidavits or declarations establishing that the bidder is capable and qualified,
7 financially, legally, and otherwise, of unconditionally delivering the total purchase
8 price;

9 (vi) contain a proposed closing date that is one (1) day after
10 effectiveness of the Sale Order.

11 (b) If more than one bidder has submitted a qualifying bid in accordance
12 with this Sale Procedures Order, then a public auction of the Gasprom Stock shall
13 be held at 1:00 p.m. (Pacific Time) on _____, 2016 (or such other date as
14 set by the Bankruptcy Court) in the Courtroom of the Honorable Maureen Tighe,
15 United States Bankruptcy Judge located in Courtroom 302, U.S. Bankruptcy Court,
16 21041 Burbank Blvd., 3rd Floor, Woodland Hills, CA 91367. If only one
17 qualifying bid is received, then there will not be an auction and the hearing will
18 proceed to approval of the qualifying bid. The auction shall be governed by the
19 following procedures:

20 (i) All bidders shall be deemed to have consented to the core
21 jurisdiction of the Bankruptcy Court and to have waived any right to jury trial in
22 connection with any disputes relating to the auction or the sale of the Gasprom
23 Stock;

24 (ii) Any bidder appearing at the auction must tender to Debtor's
25 counsel a cashier's check made payable to "Samuil Preys Debtor in Possession" in
26 the amount of such bidder's opening bid to be held during the auction and sale
27 hearing pending the conclusion thereof;

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1 (iii) Bidding will commence at the amount of the highest
2 qualified bid;

3 (iv) Each subsequent bid shall be in increments of no less than
4 \$10,000; and

5 (c) A hearing to approve the successful bid at the auction shall
6 be scheduled immediately following the auction, on the date of the auction;

7 (d) Any entity that fails to submit a timely, conforming qualified
8 bid, as set forth above, shall be disqualified from bidding for the Gasprom Stock at
9 the auction or the sale hearing.

10 **IT IS SO ORDERED.**

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EXHIBIT 2

Lewis R. Landau

From: Julian Bach <julianbach@sbcglobal.net>
Sent: Tuesday, May 24, 2016 3:15 PM
To: Lewis R. Landau
Cc: 'scott wyman'; 'Scott A. Wyman Esq.'
Subject: In re Samuel Preys; Ch 11 Case No. 1:16-bk-10159-MT

Mr Landau:

This will confirm that my client Corner Fund Inc. is willing to offer \$100,000.00 for the purchase of the 3,000 shares of Gasprom, Inc stock, free and clear of any other liens, claims or interest. It is my understanding that the funds will be used for payment to the CA BOE, which asserts a security interest in the shares, in exchange for a release of its secured lien.

My client is willing to show proof of funds upon request and thereafter appear at the Bankruptcy Court with a cashier's check at the time of the sale hearing. It is my understanding that the sale will be subject to Bankruptcy Court approval, with other interested parties able to overbid in increments of \$10,000. As a condition of its offer, my client requests that for any party wishing to overbid, that party must be present in Court at the time of the sale hearing with sufficient certified funds available for immediate tender at the time of the hearing.

Please let me know what else you need from me to get this accomplished.

Thanks.

Julian Bach
Law Office of Julian Bach
7911 Warner Avenue
Huntington Beach, CA 92647
Telephone: (714) 848-5085
Facsimile: (714) 848-5086
Email: Julian@jbachlaw.com

EXHIBIT 3

DECLARATION OF MICHELLE FATEH

I, Michelle Fateh, declare:

1. I am a member of Green Energy Holdings, LLC.

2. As a member of Green Energy Holdings, LLC, I participate in and direct the business decisions of Green Energy. I have personal knowledge of the facts stated in this declaration and could and would testify competently to the matters stated herein if called to do so.

3. On August 1, 2012, Green Energy conducted the foreclosure sale of 2350-2460-2470 Auto Center Drive, Oxnard, California ("Property"), and acquired the Property by being the successful credit bidder at the foreclosure sale.

4. Both Green Energy and I, individually, are defendants in the lawsuit brought by Gasprom, Inc. to set aside the foreclosure of the Property in the matter of *Gasprom, Inc. v. Fateh, et al.* pending in the Ventura County Superior Court, Case No. 56-2012-00421632-CU-OR-VTA ("Ventura Litigation").

5. The Ventura Litigation is currently stayed pending the resolution of the stock control issue.

6. I desire to purchase the 3,000 shares of stock of Gasprom before the Ventura Litigation resumes and will participate as a bidder when there is a bankruptcy sale or a sheriff's sale of the stock.

7. I am prepared to bid, on behalf of myself and/or one of my companies, up to at least \$500,000 to purchase the 3,000 shares of stock of Gasprom free and clear of liens. However, once the Ventura Litigation resumes, I may no longer be interested in purchasing the stock.

I declare under penalty of perjury under the laws of the State of California and the United States of America that the foregoing is true and correct. Executed on July 12, 2016, at Oxnard, California.



MICHELLE FATEH

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:

22287 Mulholland Hwy., # 318
Calabasas, CA 91302

A true and correct copy of the foregoing document entitled (*specify*):
DEBTOR'S NOTICE OF AND MOTION TO ESTABLISH PROCEDURES FOR THE SALE OF ESTATE'S INTEREST IN
3,000 SHARES OF GASPROM STOCK

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*) 07/28/2016, 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*) 07/28/2016, 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*) 07/28/2016, 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.

Judge Tighe, US Bankruptcy Court, 21041 Burbank Blvd., Suite 324, Woodland Hills, CA 91367

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.

07/28/2016 Lewis R. Landau /s/ Lewis R. Landau
Date *Printed Name* *Signature*

In re: Preys

Main Document Page 20 of 21

CHAPTER: 11

Debtor(s).

CASE NUMBER: 1:16-bk-10159 MT

ADDITIONAL SERVICE INFORMATION (if needed):

NEF Service List (category I):

Julian K Bach on behalf of Interested Party Courtesy NEF
Julian@Jbachlaw.com, julianbach@sbcglobal.net

Katherine Bunker on behalf of U.S. Trustee United States Trustee (SV)
kate.bunker@usdoj.gov

Lisa W Chao on behalf of Creditor State Board Of Equalization
lisa.chao@doj.ca.gov

Lisa W Chao on behalf of Defendant Board of Equalization of State of California
lisa.chao@doj.ca.gov

Lewis R Landau on behalf of Debtor Samuil Preys
Lew@Landaunet.com

Lewis R Landau on behalf of Plaintiff Samuil Preys
Lew@Landaunet.com

Peter W Lianides on behalf of Defendant Bekins Moving Solutions, Inc.
plianides@winthropcouchot.com, pj@winthropcouchot.com;vcorbin@winthropcouchot.com;
rchavez@winthropcouchot.com

Peter W Lianides on behalf of Interested Party Bekins Moving Solutions, Inc.
plianides@winthropcouchot.com, pj@winthropcouchot.com;vcorbin@winthropcouchot.com;
rchavez@winthropcouchot.com

Brian H Tran on behalf of Creditor M&T BANK
bankruptcy@zievelaw.com

United States Trustee (SV)
ustpreion16.wh.ecf@usdoj.gov

Brian D Wesley on behalf of Creditor State Board Of Equalization
brian.wesley@doj.ca.gov

American Express Centurion Bank
c o Becket and Lee LLP
POB 3001
Malvern, PA 19355-0701

(p)BANK OF AMERICA
PO BOX 982238
EL PASO TX 79998-2238

Capital One Bank (USA), N.A.
PO Box 71083
Charlotte, NC 28272-1083

Chase
PO Box 15298
Wilmington, DE19850-5298

Citi
PO Box 6241
Sioux Falls, SD57117-6241

Deutsche Bank National Trust Co., Trustee(Se
c/o Specialized Loan Servicing LLC
8742 Lucent Blvd, Suite 300
Highlands Ranch, Colorado 80129-2386

Employment Development Department
Bankruptcy Group MIC 92E
PO Box 826880
Sacramento, CA 94280-0001

Fia Card Services
Northstar Location Svcs
4285 Genesee St
Buffalo, NY 14225-1943

First Credit Bank
4255 W Sunset Blvd
Los Angeles, CA 90029

Internal Revenue Service
300 North Los Angeles Street, Stop 5022
Los Angeles, CA 90012-3478

Sophia Klensteyn
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