UNITED STATES BANKRUPTCY COURT NORTHERN DISTRICT OF CALIFORNIA SANTA ROSA DIVISION

3	In re:
4	A FEFER MARKET COLUMN C
5	LEFEVER MATTSON, a California corporation, <i>et al.</i> , ¹
6	Debtors.
7	
8	
9	In re:
10	KS MATTSON PARTNERS, LP,
11	Debtor.
- 1	I .

Case No. 24-10545 (CN)

(Jointly Administered)

Chapter 11

CERTIFICATE OF SERVICE

I, Michael Villa, depose and say that I am employed by Kurtzman Carson Consultants, LLC dba Verita Global ("Verita"), the claims and noticing agent for the Debtors in the abovecaptioned case.

On December 8, 2025, at my direction and under my supervision, employees of Verita caused to be served the following documents via Electronic Mail upon the service list attached hereto as **Exhibit A**; and via First Class Mail upon the service list attached hereto as **Exhibit B**:

- Order Approving Asset Sale of the Property Located at 7327-7329 Berna Way, Sacramento, CA 95823 [Docket No. 3051]
- Order Approving Asset Sale of the Property Located at 1173 Araquipa Court, Vacaville, CA 95687 [Docket No. 3052]
- Third Amended Joint Chapter 11 Plan of Liquidation [Docket No. 3054]
- Third Amended Disclosure Statement in Support of Third Amended Joint Chapter 11 Plan of Liquidation [Docket No. 3055]

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Case: 24-10545 Doc# 3115 Entered: 12/:

The last four digits of LeFever Mattson's tax identification number are 7537. The last four digits of the tax identification number for KS Mattson Partners, LP ("KSMP") are 5060. KSMP's address for service is c/o Stapleton Group, 514 Via de la Valle, Solana Beach, CA 92075. The address for service on LeFever Mattson and all other Debtors is 6359 Auburn Blvd., Suite B, Citrus Heights, CA 95621. Due to the large number of debtor entities in these Chapter 11 Cases, a complete list of the Debtors and the last four digits of their federal tax identification numbers is not provided herein. A complete list of such information may be obtained on the website of the Debtors' claims and noticing agent at https://veritaglobal.net/LM.

- Notice of Revised (I) Proposed Solicitation Procedures Order, (II) Solicitation Materials, (III) Joint Chapter 11 Plan, and (IV) Disclosure Statement [Docket No. 3060]
- Certificate of No Objection Regarding Notice of Sale of Subject Property Located at 5509 Orange Avenue & 7343 Arleta Court, Sacramento CA 95823 [Docket No. 3061]

Furthermore, on December 8, 2025, at my direction and under my supervision, employees of Verita caused to be served the following documents via Electronic Mail upon the service list attached hereto as **Exhibit C**:

- Third Amended Joint Chapter 11 Plan of Liquidation [Docket No. 3054]
- Third Amended Disclosure Statement in Support of Third Amended Joint Chapter 11 Plan of Liquidation [Docket No. 3055]
- Notice of Revised (I) Proposed Solicitation Procedures Order, (II) Solicitation Materials, (III) Joint Chapter 11 Plan, and (IV) Disclosure Statement [Docket No. 3060]

Furthermore, on December 8, 2025, at my direction and under my supervision, employees of Verita caused to be served the following document via Electronic Mail upon the service list attached hereto as **Exhibit D**:

• Omnibus Notice of Voluntary Reduction in Second Interim Fee Applications of Buchalter, P.C. and SSL Law Firm LLP for Allowance and Payment of Compensation and Reimbursement of Expenses for the Period May 1, 2025, Through August 31, 2025 [Docket No. 3064]

Dated: December 11, 2025

/s/ Michael Villa
Michael Villa
Verita
222 N Pacific Coast Highway,
3rd Floor
El Segundo, CA 90245
Tel 310.823.9000

Case: 24-10545 Doc# 3115 Filed: 12/11/25 Entered: 12/11/25 16:38:33 Page 2 of

Exhibit A

Case: 24-10545 Doc# 3115 Filed: 12/11/25 Entered: 12/11/25 16:38:33 Page 3 of 12

Exhibit A Core/2002 Service List Served via Electronic Mail

Counsel to Secured Creditor Poppy Bank Bankruptcy Servicer For Ally Bank Lease Trust - Assignor To Vehicle Asset		CreditorNoticeName	Email
Oriver A.O.E Counsel to Secured Creditor Poppy Abbe Bank Bankruptcy Servicer For Ally Bank Lease Trust - Assignor To Vehicle Asset			info@aoelaw.com;
Counsel to Secured Creditor Poppy Abbe Emer Bankruptcy Servicer For Ally Bank Lease Trust - Assignor To Vehicle Asset		Anthony O. Egbase, Shana Y.	Anthony@aoelaw.com;
Bankruptcy Servicer For Ally Bank Lease Trust - Assignor To Vehicle Asset	E. Law & Associates. APC	Stark	Shana@aoelaw.com
Bankruptcy Servicer For Ally Bank Lease Trust - Assignor To Vehicle Asset	ey, Weitzenberg, Warren &		
_ease Trust - Assignor To Vehicle Asset	ry, P.C.	Mitchell B. Greenberg	mgreenberg@abbeylaw.com
_ease Trust - Assignor To Vehicle Asset		Ally Bank Lease Trust - Assignor	
<u> </u>		to Vehicle Asset Universal Leasing	
Iniversal Leasing Trust (A K A "\/ault") AIC D		Trust (a.k.a. "VAULT TRUST")	
Jinvorsai Ecasing Trust (A.N.A. Vault) AIS F	Portfolio Services, LLC	Department	ECFNotices@aisinfo.com
Counsel to Nationstar Mortgage LLC,			
_akeview Loan Servicing, LLC,			
JPMorgan Chase Bank, NA, U.S. Bank			
NA, HSBC Bank USA, NA, & Deutsche		Christopher M. McDermott, Todd	
Bank Trust Company Americas Aldric	dge Pite , LLP	S. Garan, Asaph Abrams	ecfcanb@aldridgepite.com
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Oracle Credit Corporation Ballar	ard Spahr LLP	Michael S. Myers, Sara Shahbazi	shahbazis@ballardspahr.com
	stone Faircloth & Olson, LLP	Steven M. Olson, Esq.	steve@bfolegal.com
Counsel to C.P. Grellas Partnership,			<u> </u>
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,	a Strickfaden		cjstrickfaden@gmail.com
,	les Edgar		cedgars@comcast.net
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Association Francicounsel to Creditor, California-American Water Company Hahn Committee of Unsecured Creditors Haye		Bryan & Patricia Hayes	
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Association Francicounsel to Creditor, California-American Water Company Hahn Committee of Unsecured Creditors Haye Counsel to Creditors Michael Goodman, Diana Goodman, Julian L. Delgado and Gloria E. Rezentes Delgado Counsel to Creditor Citizens Business	es 2004 Family Trust er, Stark & Marois, LLP	Thomas P. Griffin, Jr.	byronehaze1@yahoo.com tgriffin@hsmlaw.com
Association Francicounsel to Creditor, California-American Water Company Hahn Committee of Unsecured Creditors Haye Counsel to Creditors Michael Goodman, Diana Goodman, Julian L. Delgado and Gloria E. Rezentes Delgado Counsel to Creditor Citizens Business	es 2004 Family Trust er, Stark & Marois, LLP	Thomas P. Griffin, Jr.	byronehaze1@yahoo.com tgriffin@hsmlaw.com ccrowell@hrhlaw.com
Association Counsel to Creditor, California-American Water Company Committee of Unsecured Creditors Counsel to Creditors Michael Goodman, Diana Goodman, Julian L. Delgado and Gloria E. Rezentes Delgado Counsel to Creditor Citizens Business Bank Hema Counsel to Debtor KS Mattson Partners,	es 2004 Family Trust er, Stark & Marois, LLP	Thomas P. Griffin, Jr. Christopher D. Crowell	byronehaze1@yahoo.com tgriffin@hsmlaw.com ccrowell@hrhlaw.com richard.wynne@hoganlovells.com;
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Association France Counsel to Creditor, California-American Water Company Committee of Unsecured Creditors Counsel to Creditors Michael Goodman, Diana Goodman, Julian L. Delgado and Gloria E. Rezentes Delgado Counsel to Creditor Citizens Business Bank Hema Counsel to Debtor KS Mattson Partners, LP Counsel to Debtor KS Mattson Partners, LP Hoga Interested Party Hann Hann Hann Hema Hema Jacob	es 2004 Family Trust er, Stark & Marois, LLP ar, Rousso & Heald, LLP an Lovells US LLP	Thomas P. Griffin, Jr. Christopher D. Crowell Richard L. Wynne, Erin N. Brady, Edward J. McNeilly	byronehaze1@yahoo.com tgriffin@hsmlaw.com ccrowell@hrhlaw.com richard.wynne@hoganlovells.com; erin.brady@hoganlovells.com; edward.mcneilly@hoganlovells.com

Exhibit A Core/2002 Service List Served via Electronic Mail

December 1	Our dita abla are	Our dita whi a ti a a hia wa	Em ell
Description	CreditorName	CreditorNoticeName	Email
Counsel to Creditor Duggan's Mission			byoung@jmbm.com;
Chapel, Amanda Henry, as Trustee of			rkaplan@jmbm.com;
the Fran Bragg Revocable Trust &		Bennett G. Young, Robert B.	rbk@jmbm.com;
Umpqua Bank, & Columbia Bank	Jeffer Mangels Butler & Mitchell LLP	Kaplan, Thomas M. Geher	tgeher@jmbm.com
Interested Party	Jill Hayes		jdhayes2@gmail.com
Interested Party	Jillian Fitzgerald		gojillianfitz@gmail.com
Interested Party	John Criv		johncriv@yahoo.com
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Group, Inc. and Matthew Treger	Kevin C. Young		kevincyoungesq@aol.com
Interested Party	Kim Renaud		renaudd6@aol.com
Counsel to Secured Creditor Susan			
Leeming, Administrator of the Estate of			
James Walker and Creditors Daniel and			
Mary Goff, Laura O'Connor, Dana Goff,			e.nyberg@kornfieldlaw.com;
	Vernfield Nubera Bendes Kubner 9	Eric A Nyberg Chris D Kubner	c.kuhner@kornfieldlaw.com;
Kristianne Goff, Bradley and Lori Olson,	Kornfield, Nyberg, Bendes, Kuhner &	Eric A. Nyberg, Chris D.Kuhner,	
Steven and Carol Hines	Little, P.C.	Sarah L. Little	s.little@kornfieldlaw.com
Interested Party	Kristin Torstenbo		kristinhayes18@gmail.com
Counsel to Secured Creditors Visio			
International, Inc. and Y. Tito Sasaki and			
Janet L. Sasaki Trust	Law Office of Benjamin R. Levinson	A Professional Corporation	ben@benlevinsonlaw.com
		Michael C. Fallon, Michael C.	mcfallon@fallonlaw.net;
Countel to Ruth Tillman, et al.	Law Office of Michael C. Fallon	Fallon, Jr.	fallonmc@fallonlaw.net
Counsel to Kenneth Mattson	Law Office of Ruth Auerbach	Ruth Elin Auerbach	Ruth.auerbach.esq@gmail.com
Counsel to Denise Ebbett, Successor			109
Trustee of the Fisher Family Trust and			
as Attorney-in Fact for Virginia Fisher	Law Office of Wayne A. Silver	Wayne A. Silver	ws@waynesilverlaw.com
Counsel to Creditor ReProp Financial	Law Office of Wayne A. Office	Wayne A. Olivei	ws@wayricsiivcriaw.com
Mortgage Investors, LLC	Law Offices of Mark L Dorman DC	Mark I Dames	
	Law Offices of Mark J. Romeo, PC	Mark J. Romeo	mark@markromeolaw.com
Counsel to Ravindra Ambatipudi	Law Offices of Stuppi & Stuppi	Sarah M. Stuppi	sarah@stuppilaw.com
			terimcabee@aol.com;
Secured Lender	Leland McAbee , Teresa McAbee		lelandmcabee1@gmail.com
Secured Lender	Leland McAbee, Plaintiff	John S. Cha	JCha@jmbm.com
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Committee of Unsecured Creditors	Lull Family Living Revocable Trust	Richard Lull	richard@picolull.com
Committee of Unsecured Creditors	Manfred K. Fischer Trust	Michaela M. Katari	kkatari@gmail.com
Interested Party	Mark Torstenbo	Mark and Kristin Torstenbo	motorstenbo@gmail.com
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Company Americas	McCalla Raymer Leibert Pierce, LLP	Dane Exnowski	Dane.Exnowski@mccalla.com
		JaVonne M. Phillips, Jennifer C.	
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Association, as Trustee for the benefit of			
the Registered Holders of JPMBB			craipps@mwe.com.
the Registered Holders of JPMBB Commercial Mortgage Pass-Through		Charles P. Gibbs Eric C. Soit-	crgibbs@mwe.com;
the Registered Holders of JPMBB Commercial Mortgage Pass-Through Certificates, Series 2015-C30	McDermott Will & Emery LLP	Charles R. Gibbs, Eric C. Seitz	crgibbs@mwe.com; eseitz@mwe.com
the Registered Holders of JPMBB Commercial Mortgage Pass-Through Certificates, Series 2015-C30 Counsel to Wilmington Trust, National	McDermott Will & Emery LLP	Charles R. Gibbs, Eric C. Seitz	
the Registered Holders of JPMBB Commercial Mortgage Pass-Through Certificates, Series 2015-C30 Counsel to Wilmington Trust, National Association, as Trustee for the benefit of	McDermott Will & Emery LLP	Charles R. Gibbs, Eric C. Seitz	
the Registered Holders of JPMBB Commercial Mortgage Pass-Through Certificates, Series 2015-C30 Counsel to Wilmington Trust, National Association, as Trustee for the benefit of the Registered Holders of JPMBB	McDermott Will & Emery LLP	Charles R. Gibbs, Eric C. Seitz	
the Registered Holders of JPMBB Commercial Mortgage Pass-Through Certificates, Series 2015-C30 Counsel to Wilmington Trust, National Association, as Trustee for the benefit of the Registered Holders of JPMBB Commercial Mortgage Pass-Through	McDermott Will & Emery LLP	Charles R. Gibbs, Eric C. Seitz	
the Registered Holders of JPMBB Commercial Mortgage Pass-Through Certificates, Series 2015-C30 Counsel to Wilmington Trust, National Association, as Trustee for the benefit of the Registered Holders of JPMBB	McDermott Will & Emery LLP	Charles R. Gibbs, Eric C. Seitz Jason D. Strabo	
the Registered Holders of JPMBB Commercial Mortgage Pass-Through Certificates, Series 2015-C30 Counsel to Wilmington Trust, National Association, as Trustee for the benefit of the Registered Holders of JPMBB Commercial Mortgage Pass-Through	McDermott Will & Emery LLP		eseitz@mwe.com
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Exhibit A Core/2002 Service List Served via Electronic Mail

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United States Trustee for Region 17	Region 17	Office of the United States Trustee	phillip chino@uodoi gov
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Counsel to Tracy Hope Davis, the	Office of the United States Trustee for		
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Counsel to Reprop Financial Mortgage			
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			dgrassgreen@pszjlaw.com;
		Debra I. Grassgreen, Jason H.	jfiero@pszjlaw.com;
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Unsecured Creditors	Pachulski Stang Ziehl & Jones LLP	Wilson	bwilson@pszjlaw.com
			gradman@perrylaw.net;
	Perry, Jonson, Anderson, Miller &	Isaac M. Gradman, Michael E.	tracht@perrylaw.net;
Countel to Ruth Tillman, et al.	Moskowitz. LLP	Tracht, Alexander A. Wiegel	wiegel@perrylaw.net
Counsel to Anne Prisco and Stephen	WOOKOWIE, EEI	Tracht, Alexander At. Wieger	wiegei@perrylaw.net
·	Painas Foldman Littrall LLD	Kyra E Andrassy	kandrassy@rainaslaw.com
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			lane@theRSfirm.com;
			ECF@theRSfirm.com;
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Interested Party	Sara Ganyo		sjganyo@gmail.com
Counsel to Elizabeth H. Talley and			
Michael M. Talley	Shartsis, Friese LLP	Ivo Keller	ikeller@sflaw.com
Interested Party	Shelley Morse		shelleyamorse@comcast.net
	Sheppard, Mullin, Richter & Hampton		
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	Sheppard, Mullin, Richter & Hampton	Theodore A. Cohen, Caroline	tcohen@sheppardmullin.com;
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Commerce	Snell & Wilmer LLP	Eric S. Pezold, Andrew B. Still	astill@swlaw.com
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Counsel to Unlisted Creditor Graham	Specification Edition	Callering Comercial Propertion	5.5251.8511@sp5113611di10.00111
Reid	Stephen T. Cammack Law Offices	Stephen T. Cammack	cammacklawoffice@gmail.com
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	Cullivan Blackhum Brett LLD		csullivan@sullivanblackburn.com;
Kieth Gockel	Sullivan Blackburn Pratt, LLP	Bahadurji	rbahadurji@sullivanblackburn.com
	T		graham@sezame.com;
Committee of Unsecured Creditors	The Anderson 2001 Revocable Trust	Graham & Teresa Anderson	teresaanderson@outlook.com
Counsel for Bank of America, N.A.	Tiffany & Bosco	Chad L. Butler	clb@tblaw.com
Interested Party	Tim and Patty Thomas		timandpatty@comcast.net
		Mark H. Atkins, Bruce L. Belton,	
Attorney for Tri Counties Bank	Tri Counties Bank, Legal Department	Martha Evensen Opich	legalservices@tcbk.com
Committee of Unsecured Creditors	Umbriac & Tubley Family Trust	Mae Umbriac & Andrew Tubley	ridell@dpf-law.com
Committee of Unsecured Creditors &			
Interested Party	Walter Schenk		walter.schenk@comcast.net
		Kronick Moskovitz Tiedemann &	
Counsel to Wondra, et al.	Wondra, et al.	Girard	gherrera@kmtg.com
Interested Party	Wynne & Ben Coughtry	Onaid	wynneandben@gmail.com
intorostou i arty	Tryinic & Den Coughtry		wymicandochwyman.com

Exhibit B

Case: 24-10545 Doc# 3115 Filed: 12/11/25 Entered: 12/11/25 16:38:33 Page 7 of 12

Exhibit B Core/2002 Sale Service List Served via First Class Mail

Description	CreditorName	CreditorNoticeName	Address1	Address2	City	State	Zip
Secured Lender	Bank of America		PO Box 660861		Dallas	TX	75266-0861
Creditor Bank of America, N.A.	Bank of America N.A.		PO Box 31785		Tampa	FL	33631-3785
Secured Lender	Butcher Road Partners LLC		6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621
Office of the California Attorney							
General	California Attorney General	Bankruptcy Department	1300 I St., Ste. 1740		Sacramento	CA	95814-2919
Secured Lender	California Bank of Commerce	1 3 1	2999 Oak Rd Ste 210		Walnut Creek	CA	94597-2052
Secured Lender	CHASE BANK		P.O. Box 650528		Dallas	TX	75265-0528
Secured Lender	Citizens Business Bank		PO Box 3938		Ontario	CA	91761
Secured Lender	Comerica		PO Box 641618		Detroit	MI	46264-1618
		Law Offices of Gregory E.					
Secured Lender	Duggans Memorial Chapel	Stubbs	747 Appleton Way		Sonoma	CA	95476-7247
Secured Lender	Exchange Bank		1420 Rocky Ridge Dr Ste 190		Roseville	CA	95661
Counsel to Creditor Fidelity National	Fidelity National Title Insurance		, ,				
Title Insurance Company	Company	Jonathan Gass	2533 N 117th Avenue		Omaha	NE	68164
Secured Lender	Frank Bragg Revocable Trust	Mandy Mary Henry	2261 Taylor Mountain Pl		Santa Rosa	CA	95404
Secured Lender	Frank Bragg Revocable Trust	Maxine Bragg	931 Maxwell St		Healdsburg	CA	95448
Secured Lender	Frank Bragg Revocable Trust	Nancy Bragg	1708 St. Anthony Way		Santa Rosa	CA	95404
Secured Lender	Greystone Servicing Corporation, Inc.	7 55	PO Box 281163		Atlanta	GA	30384-1163
	3 1 7	Centralized Insolvency					
IRS	Internal Revenue Service	Operation	PO Box 7346		Philadelphia	PA	19101-7346
Secured Lender	Leland McAbee		525 Burr Oak Court		Vacaville	CA	95688
Counsel to Deutsche Bank Trust							
Company Americas	McCalla Raymer Leibert Pierce, LLP	Bankruptcy Department	1544 Old Alabama Road		Roswell	GA	30076
Secured Lender	Michael & Ana Cavanaugh	. , ,	625 Holly Dr		Sebring	FL	33876
Secured Lender	Mr Cooper		PO Box 60516		City of Industry	CA	91716-0516
Secured Lender	Napa Elm, LP		6359 AUBURN BLVD STE B		CITRUS HEIGHTS	CA	95621
Secured Lender	Needleman/Hayes Family Trust		1250 Ferrelo Rd		Santa Barbara	CA	93103
Secured Lender	NexBank		2515 McKinney Ave Ste 1100		Dallas	TX	75201
Secured Lender	PHH Mortgage Services		PO Box 5452		Mount Laurel	NJ	08054
Secured Lender	Poppy Bank		438 First St		Santa Rosa	CA	95401
Secured Lender	Ronald Hodges		771 Oak Ln		Sonoma	CA	95476
Secured Lender	Select Portfolio Servicing, Inc.		PO Box 65450		Salt Lake City	UT	84165-0450
Secured Lender	Serene Investments LLC		2625 Alcatraz Ave., Suite 513		Berkely	CA	94705
Secured Lender	Shellpoint Mortgage Servicing		PO Box 650840		Dallas	TX	75265-0840
Secured Lender	Socotra Capital		2208 29th Street	Ste 100	Sacramento	CA	95817
Secured Lender	Tri Counties Bank		PO Box 909		Chico	CA	95927
Secured Lender	Umpqua Bank		PO Box 1580		Roseburg	OR	97470-0367
Secured Lender	Virginia Ghilarducci Trustee		19130 Ola Court		Sonoma	CA	95476
Secured Lender	Wells Fargo Home Mortgage	Attn: Credit Bureau Disputes	Home Mortgage	PO Box 10335	Des Moines	IA	50306
Secured Lender	Wells Fargo Wholesale Lockbox	·	PO Box 60253		Charlotte	NC	28260-0253
	Y. Tito Sasaki, Trustee & Janet L.						
	Sasaki, Trustee & Visio International,						
Secured Lender	Inc.		PO BOX 200		VINEBURG	CA	95487

Exhibit C

Case: 24-10545 Doc# 3115 Filed: 12/11/25 Entered: 12/11/25 16:38:33 Page 9 of 12

Exhibit C Objecting & Responding Parties Service List Served via Electronic Mail

Description	CreditorName	CreditorNoticeName	Email
Counsel to Nationstar Mortgage LLC & JP			tgaran@aldridgepite.com;
Morgan Chase Bank, N.A.	Aldridge Pite , LLP	Todd S. Garan, Greg P. Campbell	gcampbell@aldridgepite.com
Counsel to John L. Chase, M.D. & Chase			degan@wilkefleury.com;
1992 Family Trust	Wilke Fleury LLP	Daniel L. Egan, Jason G. Eldred	jeldred@wilkefleury.com

In re LeFever Mattson, a California corporation, et al., Case No. 2450545 Oc# 3115 Filed: 12411/25 1 Entered: 12/11/25 16:38:33 Page 10 of 12

Exhibit D

Exhibit D Fee Statement Notice Parties Served via Electronic Mail

Description	CreditorName	CreditorNoticeName	Email
			tkeller@kbkllp.com;
Counsel to the Debtors and Debtors in		Tobias S. Keller, David A.	dtaylor@kbkllp.com;
Possession	Keller Benvenutti Kim LLP	Taylor, Thomas B. Rupp	trupp@kbkllp.com
Counsel to Tracy Hope Davis, the United	Office of the United States	Office of the United	
States Trustee for Region 17	Trustee for Region 17	States Trustee	jared.a.day@usdoj.gov
			dgrassgreen@pszjlaw.com;
		Debra I. Grassgreen,	jfiero@pszjlaw.com;
Counsel to the Official Committee of	Pachulski Stang Ziehl &	Jason H. Rosell, John D.	jrosell@pszjlaw.com;
Unsecured Creditors	Jones LLP	Fiero, Brooke E. Wilson	bwilson@pszjlaw.com

In re LeFever Mattson, a California corporation, et al., Case No. 245 0545 Doc# 3115 Filed: 12/11/25 16:38:33 Page 12 of 12