

FILED & ENTERED

MAY 12 2010

CLERK U.S. BANKRUPTCY COURT  
Central District of California  
BY reid DEPUTY CLERK

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United States Trustee  
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8 UNITED STATES BANKRUPTCY COURT  
9 CENTRAL DISTRICT OF CALIFORNIA  
10 SANTA ANA DIVISION

11 In re:

12 **PPA HOLDINGS, LLC, a**  
13 **California limited liability**  
14 **company**

15 \_\_\_ Affects All Debtors

16 PPA Holdings, LLC,

17 Pacific Property Assets, LLC

18 X PPA Riverside Apartments

19 Pacific Property Assets II, LLC

20 X Bell Cove, LLC

21 X Country Club Greens, LLC

22 Sycamore Shadows, LLC

23 PPA Arizona I, LLC

24 PPA Arizona II, LLC

25 X PPA Vista Village, LLC

26 PPA Towne Center, LLC  
27  
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CASE NUMBER: 8:09-bk-16353-ES

Jointly Administered with Case

8:09-16355-ES, 8:09-16358-ES

8:09-16361-ES, 8:09-16363-ES

8:09-16367-ES, 8:09-16369-ES,

8:09-16371-ES, 8:09-16372-ES,

8:09-16378-ES, 8:09-16380-ES,

8:09-16385-ES, 8:09-16383-ES,

8:09-16386-ES, 8:09-16388-ES,

8:09-16390-ES, 8:09-16393-ES

8:09-16395-ES, 8:09-16396-ES

8:09-16402-ES, 8:09-16399-ES

8:09-16404-ES

CHAPTER 11

ORDER GRANTING STIPULATION  
DIRECTING U.S. TRUSTEE TO APPOINT  
CHAPTER 11 TRUSTEE

DATE: MAY 7, 2010

TIME: 10:30 A.M.

CTRM: 5A

1 X Sundancer Apartments, LLC  
2 Dobson Springs, LLC  
3 Villa Rose Avenue, LLC  
4  
5 X Harbor View Condominiums, LLC  
6 X PPA Opportunity Fund, LLC  
7 X PPA Equities, LLC  
8 X PPA Desert View, LLC  
9 Ridgemont Condominiums, LLC  
10  
11 X Villa Las Brisas  
12 Condominiums, LLC  
13 X 2130 Group Partnership, LLC  
14 X AAA Investment Properties,  
15 LLC

16  
17 Debtors

18 The Stipulation Directing the U.S. Trustee to Appoint Chapter 11 Trustee filed with Court  
19 on March 11, 2010 (the "Stipulation") entered into by and between PPA Holdings, LLC and all of  
20 the above referenced related debtor entities, by and through their counsel of record, and the  
21 Office of the United States Trustee for Region 16 (the "U.S. Trustee"), came on for hearing  
22 before the Honorable Erithe A. Smith, United States Bankruptcy Judge, on April 1, 2010 and on  
23 May 7, 2010. Todd C. Ringstad, Esq. of Ringstad & Sanders, LLP, appeared on behalf of the  
24 Debtors. Nancy S. Goldenberg, Esq. appeared on behalf of the Office of the United States  
25 Trustee. Other appearances were made as reflected in the Court's record.

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1 The Court having considered the Stipulation, and argument of counsel, and those parties  
2 who had filed objections to the Stipulation having withdrawn those objections on the record, and  
3 the Court finding that notice of the Stipulation was adequate and proper, and it appearing to the  
4 satisfaction of the Court that good cause exists therefore, it is hereby

5 **ORDERED THAT:**

6 (1) The Stipulation is approved and granted.

7 (2) The U.S. Trustee is hereby directed to appoint one trustee to serve as the  
8 Chapter 11 Trustee for the following estates:

- 9 (i) PPA Riverside Apartments (Case no. 8:09-16361-ES)  
10 (ii) Bell Cove, LLC (Case no. 8:09-16367-ES)  
11 (iii) Country Club Greens, LLC (Case no. 8:09-16369-ES)  
12 (iv) PPA Vista Village, LLC (Case no. 8:09-16380-ES)  
13 (v) Sundancer Apartments, LLC (Case no. 8:09-16383-ES)  
14 (vi) Harbor View Condominiums, LLC (Case no. 8:09-16390-ES)  
15 (vii) PPA Opportunity Fund, LLC (Case no. 8:09-16393-ES)  
16 (viii) PPA Equities, LLC (Case no. 8:09-16395-ES)  
17 (ix) PPA Desert View, LLC (Case no. 8:09-16396-ES)  
18 (x) Villa Las Brisas Condominiums, LLC (Case no. 8:09-16399-ES)  
19 (xi) 2130 Group Partnership, LLC (Case no. 8:09-16355-ES)  
20 (xii) AAA Investment Properties, LLC (Case no. 8:09-16404-ES)

21 **IT SO ORDERED.**

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24 Eric A. Smith  
25 United States Bankruptcy Judge

26 DATED: May 12, 2010  
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In re PPA HOLDINGS, LLC	Debtor	CHAPTER 11 CASE NUMBER: 8:09-bk-16353-ES
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## NOTICE OF ENTERED ORDER AND SERVICE LIST

Notice is given by the court that a judgment or order entitled (*specify*) **ORDER GRANTING STIPULATION DIRECTING THE U.S. TRUSTEE TO APPOINT A CHAPTER 11 TRUSTEE** was entered on the date indicated as "Entered" on the first page of this judgment or order and will be served in the manner indicated below:

**I. SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING ("NEF")** – Pursuant to controlling General Order(s) and Local Bankruptcy Rule(s), the foregoing document was served on the following person(s) by the court via NEF and hyperlink to the judgment or order. As of **MAY 7, 2009**, the following person(s) are currently on the Electronic Mail Notice List for this bankruptcy case or adversary proceeding to receive NEF transmission at the email address(es) indicated below.

John A Boyd fednotice@tclaw.net  
Brendt C Butler BButler@rutan.com  
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Katherine M Windler katherine.windler@bryancave.com

Service information continued on attached page

1 **II. SERVED BY THE COURT VIA U.S. MAIL:** A copy of this notice and a true copy of this judgment or order was  
2 sent by United States Mail, first class, postage prepaid to the following person(s) and/or entity(ies) at the  
address(es) indicated below:

3 PPA Holdings LLC, 3626 E Pacific Coast Hwy , Long Beach, CA 90804

4  Service information continued on attached page

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6 **III. TO BE SERVED BY THE LODGING PARTY:** Within 72 hours after receipt of a copy of this judgment or order  
7 which bears an "Entered" stamp, the party lodging the judgment or order will serve a complete copy bearing an  
"Entered" stamp by U.S. Mail, overnight mail, facsimile transmission or email and file a proof of service of the  
8 entered order on the following person(s) and/or entity(ies) at the address(es), facsimile transmission number(s)  
and/or email address(es) indicated below:

9  Service information continued on attached page

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