

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF DELAWARE**

In re:

THE NEWS-GAZETTE, INC., *et al.*,¹
Debtors.

Chapter 11

Case No. 19-11901 (KBO)

(Jointly Administered)

RE: D.I. 221

Objection Deadline: September 14, 2020

MISCELLANEOUS SALE NOTICE

Pursuant to the *Order Approving Procedures for the Sale or Abandonment of Miscellaneous Assets and Granting Related Relief* [Docket No. 221] (the “**Miscellaneous Asset Sale Order**”), the above-captioned debtors and debtors in possession (collectively, the “**Debtors**”), for their *Miscellaneous Sale Notice*, state as follows:

1. On August 30, 2019, the Debtors filed voluntary petitions for relief under chapter 11 of the Bankruptcy Code. The chapter 11 cases of the Debtors are jointly administered for procedural purposes.

2. The Debtors are continuing in possession of their respective properties and are continuing to operate and maintain their business as debtors in possession pursuant to sections 1107(a) and 1108 of the Bankruptcy Code.

3. Pursuant to paragraph 1.b.i. of the Miscellaneous Asset Sale Order, the Debtors propose to sell miscellaneous assets pursuant to the terms set forth below:

- i. The assets to be sold (collectively, the “**Assets**”) are detailed on the attached Exhibit A. The Debtors are unaware of any affected creditors asserting a Lien on any of the Assets.

¹ The Debtors in these chapter 11 cases, along with the last four digits of each Debtor’s federal tax identification number, are as follows: The News-Gazette, Inc. (0894) and D.W.S., Inc. (7985). The Debtors’ headquarters are located at 15 East Main Street, Champaign, Illinois 61820.

- ii. The proposed purchaser for the Assets (the “**Purchaser**”) is CS Plus X Foundation. Consistent with paragraph 4 of the Miscellaneous Asset Sale Order, the Purchaser is not an insider of the Debtors.
- iii. There will be no commissions paid to third parties to sell or auction the Assets.
- iv. The proposed purchase price for each Asset (each, a “**Purchase Price**”) is detailed on the attached Exhibit A.
- v. Instructions regarding the procedures to assert objections pursuant to the Miscellaneous Asset Sale Order are set forth in paragraph 4, below.

4. Objections to the proposed sale may be asserted by the Notice Parties² by filing or serving a written objection (an “**Objection**”), including by email, within five (5) business days of receipt of this Miscellaneous Sale Notice (the “**Objection Period**”), upon counsel to the Debtors as follows: (a) counsel for the Debtors, McDonald Hopkins, LLC, 300 North LaSalle Street, Suite 1400, Chicago, Illinois 60654, Attn: Nicholas M. Miller; email: nmiller@mcdonaldhopkins.com; and (b) co-counsel for the Debtors, Chipman Brown Cicero & Cole, LLP, Hercules Plaza, 1313 North Market Street, Suite 5400, Wilmington, Delaware 19801, Attn: William E. Chipman, Jr. and Mark D. Olivere; email: chipman@chipmanbrown.com; olivere@chipmanbrown.com.

5. The Assets will be sold to the Purchaser in exchange for the Purchase Price, upon: (i) the expiration of the Objection Period, if no timely Objection is received from the Notice Parties; (ii) the consensual resolution of any timely Objection; or (iii) upon further order of the Court after notice and a hearing, if any timely Objection cannot be consensually resolved.

6. The sale shall be free and clear of all liens, claims, liabilities, encumbrances and interests of any kind or nature whatsoever in the Assets, with any such liens, claims, encumbrances

² The Notice Parties include (i) any known affected creditor asserting a Lien on any assets subject to such sale; (ii) the U.S. Trustee; and (iii) the individuals and entities included on the general service list established in these Cases pursuant to Bankruptcy Rule 2002.

and interests to attach to the proceeds of the sale, in the same order of priority, and with the same validity, force effect, and priority as such liens, claims, liabilities, encumbrances and interests have on such Assets immediately prior to the consummation of the sale.

Dated: September 3, 2020
Wilmington, Delaware

CHIPMAN BROWN CICERO & COLE, LLP

/s/ William E. Chipman, Jr.

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—and—

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*Counsel for the Debtors and
Debtors-in-Possession*

Exhibit A

**Misc. Assets Conveyed To
CS Plus X Foundation**

The following personal property located at 15 East Main Street, Champaign, IL 61820:

- Lower Level – Eleven café tables and chairs, assorted bamboo chairs, ladies lounge furniture, refrigerator and misc. folding chairs.
- Mezzanine Level – Three wood desks, six wood file cabinets, two credenzas, two occasional chairs, two end tables, three lamps, small love seat, refrigerator and reception area seating.
- Fourth Floor – Two desks, three file cabinets and small conference table with four chairs.

Total Price: \$1,000.00