ORDERED in the Southern District of Florida on May 22, 2020.

Laurel M. Isicoff
Chief United States Bankruptcy Judge

UNITED STATES BANKRUPTCY COURT
SOUTHERN DISTRICT OF FLORIDA
MIAMI DIVISION
www.flsb.uscourts.gov

In re:

CINEMEX USA REAL ESTATE HOLDINGS, INC., CINEMEX HOLDINGS USA, INC., and CB THEATER EXPERIENCE LLC,[1]	Chapter 11
	Case No. 20-14695-LMI
Debtors.	(Jointly Administered)
_____/	

ORDER GRANTING DEBTORS' EMERGENCY MOTION FOR EXTENDING TIME FOR PERFORMANCE OF OBLIGATIONS ARISING UNDER UNEXPIRED REAL PROPERTY LEASES AND ESTABLISHING TEMPORARY PROCEDURES

This cause came before the Court on May 18, 2020, at 2:30 p.m. in Miami, Florida, upon the motion ("Motion")[2] of the above-captioned Debtors for entry of an order authorizing the

[1] The Debtors in these cases and the last four digits of each Debtor's federal tax identification number are as follows: (1) Cinemex USA Real Estate Holdings, Inc. (2194); (2) Cinemex Holdings USA, Inc. (5502); and (3) CB Theater Experience LLC (0563). The address for the Debtors is 175 South West 7th Street, Suite 1108, Miami, Florida 33130.

[2] Unless otherwise defined herein, all capitalized terms shall have the meaning ascribed to them in the Motion.

Debtors to extend the time for performance of obligations arising under unexpired real property leases and establishing temporary procedures (ECF No. 92), all as more fully set forth in the Motion. Based on specific facts and circumstances of this case and for the reasons stated on the record, which are incorporated herein, the court finds that (i) it has jurisdiction over the matters raised in the Motion pursuant to 28 U.S.C. §§ 157 and 1334; (ii) this is a core proceeding pursuant to 28 U.S.C. § 157(b)(2), and this Court may enter a final order consistent with Article III of the Constitution; (iii) venue is proper before this Court pursuant to 28 U.S.C. §§ 1408 and 1409; (iv) the relief requested in the Motion is in the best interests of the Debtors' estates, their creditors, and other parties-in-interest; (v) notice of the Motion and the hearing were appropriate under the circumstances and no other notice need be provided; and (vi) upon review of the record before the Court, and the statements made by counsel at the hearing, good and sufficient cause exists to grant the relief requested. Accordingly, it is

ORDERED as follows:

1. The Motion is **GRANTED** as set forth herein.

2. The Court shall conduct a hearing to consider any adequate protection requests from any affected lessor under the Debtors' Unexpired Leases at the hearing to be held on **June 1, 2020 at 1:30 p.m.** (the "Adequate Protection Hearing"). Any lessor requesting adequate protection in connection with the Motion must file such request on or before May 29, 2020.

3. Subject to the provision of any adequate protection agreed to or required at the Adequate Protection Hearing, the performance obligations arising under the unexpired real property leases are hereby extended to June 30, 2020, pursuant to 11 U.S.C. § 365(d)(3).

4. The relief sought in paragraphs 27 to 32 of the Motion (the "Deferred Relief") shall be continued until **June 29, 2020, at 1:30 p.m.** Objections to the Deferred Relief shall be filed on

or before **June 24, 2020**. By **June 17, 2020 at 5:30 p.m.**, the Debtors shall file a list of all leases for which they are requesting the Deferred Relief along with the specific relief sought for each such lease and the lease provision and/or legal authority(ies) relied upon as grounds for the Deferred Relief. Any objections to the procedures by which the Deferred Relief is considered by the Court shall be raised at the Adequate Protection Hearing.

5. The contents of the Motion satisfy the requirements of Bankruptcy Rule 6003(b).

6. Notice of the Motion as provided therein shall be deemed good and sufficient notice of such Motion and the requirements of Bankruptcy Rule 6004(1) and the Local Rules are satisfied by such notice.

7. Notwithstanding Bankruptcy Rule 6004(h), the terms and conditions of this order are immediately effective and enforceable upon its entry.

8. This Court shall retain exclusive jurisdiction to hear and determine all matters arising from or related to the implementation, interpretation, and enforcement of this Order.

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Submitted by:

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COUNSEL FOR CINEMEX USA REAL ESTATE HOLDINGS, INC., CINEMEX HOLDINGS USA, INC. and CB THEATER EXPERIENCE LLC

Copies to:

Attorney Patricia B. Tomasco, who shall serve a copy of this order on all interested parties and file a certificate of service reflecting same.