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1 EILEEN M. DECKER
 United States Attorney
 2 DOROTHY A. SCHOUTEN
 Assistant United States Attorney
 3 Chief, Civil Division
 ROBYN-MARIE LYON MONTELEONE
 4 Assistant United States Attorney
 Chief, General Civil Section
 5 MONICA L. MILLER
 Assistant United States Attorney
 6 California Bar Number 157695
 Federal Building, Suite 7516
 7 300 North Los Angeles Street
 Los Angeles, California 90012
 8 Telephone: (213) 894-4061
 Facsimile: (213) 894-7819
 9 E-mail: monica.miller@usdoj.gov

10 Attorneys for Federal Defendant
 Julian Castro, as Secretary for United States
 11 Department of Housing and Urban Development

12 UNITED STATES DISTRICT COURT
 13 FOR THE CENTRAL DISTRICT OF CALIFORNIA
 14 EASTERN DIVISION

15 GREEN DRAGON INDUSTRIES,
 16 INC., a California Corporation,

17 Plaintiff,

18 v.

19 USA NATIONAL TITLE COMPANY,
 a California Corporation; JULIAN
 20 CASTRO, in his official capacity as
 Secretary of the United States
 21 Department of HOUSING AND
 URBAN DEVELOPMENT; ALL
 22 PERSONS KNOWN OR UNKNOWN
 HAVING OR CLAIMING AN
 23 INTEREST IN THE PROPERTY AND
 DOES 1-20,

24 Defendants.

CASE NO. EDCV 16-02505 PA (DTB)

ORDER FOR DISMISSAL OF
FEDERAL DEFENDANT AND
REMAND

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1 GREEN DRAGON INDUSTRIES, INC., a California Corporation, and Federal
2 Defendant, Julian Castro, in his official capacity as Secretary of the United States
3 Department of Housing and Urban Development (HUD), have stipulated that HUD has
4 no interest in the real property that is the subject of the action vis-à-vis Plaintiff Green
5 Dragon Industries, Inc. and have stipulated to the dismissal of HUD under certain terms
6 set forth their stipulation. Accordingly, the Court hereby Orders as follows:

7 1. The property, which is the subject of this action (hereinafter referred to as
8 the ("SUBJECT PROPERTY")), is located in the County of San Bernardino with a
9 physical address of 30057 Cedar Grove Lane, Highland, California, and is legally
10 described as follows:

11 "Lot 68 of Tract 16003 as shown on file in Map Book 299,
12 Pages 96-101, inclusive of Maps, Records of San Bernardino
13 County, California."

14 2. HUD shall have no interest in the SUBJECT PROPERTY and no further
15 rights under a deed of trust recorded in the Official Records of the County of San
16 Bernardino as Document Number 2015-0193077 ("DEED OF TRUST").

17 3. The DEED OF TRUST is hereby ordered cancelled and void as an
18 encumbrance upon the SUBJECT PROPERTY.

19 4. This Order shall not to be construed as a release or waiver of any other liens
20 or interests which may be held by the United States of America, its officers, agencies, or
21 assigns upon the property.

22 5. This Order shall not prejudice any other rights of HUD as against any of the
23 parties to this action.

24 6. HUD shall not be charged any recording or other fees or expenses in
25 connection with this Order or any further action taken in the Superior Court of the State
26 of California.

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1 7. Federal Defendant, Julian Castro, in his official capacity as Secretary of the
2 HUD, is hereby dismissed from this action.

3 8. This entire action is hereby remanded without the Federal Defendant to the
4 Superior Court of the State of California for the County of San Bernardino for further
5 proceedings, including the entry of a Judgment that is consistent with the terms of this
6 Order and the cancellation of the DEED OF TRUST.

7 9. Plaintiff and Federal Defendant shall each bear their own attorney's fees
8 and costs of suit.

9 IT IS SO ORDERED.

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11 Dated: February 17, 2017.



PERCY ANDERSON
UNITED STATES DISTRICT JUDGE