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10 *Other counsel for plaintiff appear*  
 11 *on the next page*

12 Attorneys for Plaintiff,  
 Josephine House, by her guardian  
 13 ad litem, Public Guardian of  
 Stanislaus County

14 UNITED STATES DISTRICT COURT  
 15 EASTERN DISTRICT OF CALIFORNIA

16  
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 18 JOSEPHINE HOUSE, by her guardian ad  
 litem PUBLIC GUARDIAN OF  
 19 STANISLAUS COUNTY,

20 Plaintiff,  
 21 vs.

22 CAL STATE MORTGAGE CO., INC., a  
 California corporation; CAL STATE HOME  
 23 LOANS INC., a California corporation;  
 CAL STATE GROWTH FUND, a  
 24 California corporation; ALEXANDER  
 GOMEZ; ROXANNA SEWARD;  
 25 LEONETTE BELLING; BENJAMIN  
 CAPITAL INC., a California corporation;  
 26 MURPHY SABATINO; MILTON  
 MCLAURIN; LARRY MENTON; and  
 27 JOAN HOUSE, a necessary party,

28 Defendants.

) Case No. 1:08-CV-01880-OWW-GSA  
 )  
 ) Related Case No. 1:09-CV-2134-LJO-SMS  
 )  
 ) STIPULATION AND ORDER TO  
 ) CONTINUE THE DEADLINE TO FILE  
 ) STIPULATION OF SETTLEMENT AND  
 ) PROPOSED ORDER

1 *Additional Attorneys for Plaintiff,*  
2 *Josephine House by her guardian*  
3 *ad litem, Public Guardian of*  
4 *Stanislaus County*

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1 This stipulation is made pursuant to Local Rule 143 between Plaintiff Josephine House  
2 and Defendants Cal State Mortgage, Inc., Cal State Home loans, Cal State Growth Fund,  
3 Alexander Gomez, Roxanna Seward, and Leonette Belling (Cal State Defendants) through their  
4 respective attorneys. The parties stipulate as follows:

5 **RECITALS**

6 1 Plaintiff, Josephine House, by her guardian ad litem, necessary party Joan House,  
7 by her guardian ad litem, and the Cal State Defendants (collectively with Plaintiff and Joan  
8 House, the “Parties”) executed a settlement agreement on January 25, 2011.

9 2 Plaintiff, pursuant to Local Rule 160(a) filed a Notice of Settlement, on January  
10 25, 2011, to inform the Court that the parties have reached a settlement agreement. *See Docket*  
11 *Entry No. 121.*

12 3 The Court, on January 26, 2011, entered an order requiring the parties to file  
13 Stipulation of Settlement and Proposed Order within 21 days of the notice. *See Docket Entry No.*  
14 *124.*

15 4 The deadline to comply with the Court’s order to file a Stipulation of Settlement  
16 and Proposed Order is February 15, 2011.

17 5 The Parties’ settlement agreement provides that “[w]ithin five (5) business days  
18 of the date on which this Agreement has been fully executed by the Parties, Plaintiff shall, in  
19 accordance with Local Rule 202, seek approval of this Agreement from the Stanislaus County  
20 Superior Court, Case Number 426579.”

21 6 The Parties’ settlement agreement further provides that “[w]ithin five (5) business  
22 days of the date on which this Agreement has been fully executed by the Parties, Joan House,  
23 shall, in accordance with Local Rule 202, seek approval of this Agreement from the Stanislaus  
24 County Superior Court, Case Number 426580.”

25 7 The Parties’ settlement agreement further provides that “[w]ithin five (5) business  
26 days of receiving approval of this Agreement from the Stanislaus County Superior Court, in  
27 Case Numbers 426579 and 426580, Plaintiff shall, in accordance with Local Rule 202, file a  
28 motion seeking approval of this Agreement by the federal court where the Lawsuits are pending

1 (the "Motion").”

2 8 Plaintiff and Joan House, pursuant to Local Rule 202 and the terms of the  
3 settlement agreement filed a Petition to Approve Compromise of Pending Action with the  
4 Stanislaus County Superior Court on February 1, 2011. *Stanislaus County Superior Court, Case*  
5 *Nos. 426579 and 426580.*

6 9 Plaintiff and Joan House’s Petition to Approve Compromise of Pending Action is  
7 scheduled for hearing on February 22, 2011 after the deadline to file a Stipulation of Settlement  
8 and Proposed Order.

9 10 Plaintiff, pursuant to Local Rule 202 and the Parties’ settlement agreement, will  
10 file a motion seeking approval of the settlement agreement with this Court within 5 business days  
11 of receiving approval of the agreement by the Stanislaus County Superior Court.

12 **STIPULATION**

13 Plaintiff and the Cal State Defendants stipulate to extend the deadline to file a Stipulation  
14 of Settlement and Proposed Order to allow that parties sufficient time to comply with Local Rule  
15 202 and to obtain approval of the settlement agreement from the state court and this Court. The  
16 parties respectfully request that the Court extend the deadline to file a Stipulation of Settlement  
17 and Proposed Order to March 31, 2011.

18  
19 IT IS SO STIPULATED

20 DATED: February 14, 2011 CALIFORNIA RURAL LEGAL ASSISTANCE, INC.  
21  
22 /s/ Austa Wakily  
AUSTA WAKILY, Attorney for Plaintiff, JOSEPHINE  
23 HOUSE

24  
25 DATED: February 14, 2011 DOWNY BRAND LLP  
26 /s/ Annie S. Amaral  
ANNIE S. AMARAL, Attorney for CAL STATE  
27 DEFENDANTS

28 ///IT IS SO ORDERED.

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**Dated: February 15, 2011**

**/s/ Oliver W. Wanger**  
**UNITED STATES DISTRICT JUDGE**