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UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA

12 BANK OF AMERICA, N. A., SUCCESSOR
BY MERGER TO BAC HOME LOANS
13 SERVICING, LP, FKA COUNTRYWIDE
HOME LOANS SERVICING, LP,
14 Plaintiff,

15 vs.

16 TERRACES AT ROSE LAKE
HOMEOWNERS ASSOCIATION; SFR
INVESTMENTS POOL 1, LLC, and ALESSI
17 & KOENIG, LLC

18 Defendants.

19 SFR INVESTMENTS POOL 1, LLC, a Nevada
limited liability company,

20 Counter-Claimant/Cross-Claimant,

21 vs.

22 BANK OF AMERICA N.A., successor by
merger to BAC HOME LOANS SERVICING,
23 LP FKA COUNTRYWIDE HOME LOANS
SERVICING, LP; ENGELBERT ESPINOSA,
24 an individual; CHARITO ESPINOSA, an
25 individual

26 Counter/Cross Defendants.
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28 ...

Case No. 2:16-cv-01106-GMN-PAL

STIPULATION FOR FED. R. CIV. P. 54(b)
CERTIFICATION

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1 SFR Investments Pool 1, LLC (“SFR”) and Bank of America, N.A., Successor By Merger
 2 to Bac Home Loans Servicing, LP, f/k/a Countrywide Home Loans Servicing, LP’s (“Bank”), and
 3 Terraces At Rose Lake Homeowners Association (“Association”) (collectively, the “Parties”)
 4 hereby stipulate and agree as follows:

5 IT IS HEREBY AGREED AND STIPULATED that the Parties request this Court to
 6 independently determine that there is no just cause to delay to deem final pursuant to FRCP 54(b)
 7 the Order which granted the Bank’s Motion for Summary Judgment and Denied SFR’s Motion
 8 for Summary Judgment (the “Order”), entered on March 20, 2018 [ECF No. 104]. The Order
 9 adjudicated all claims between the Bank and SFR.

10 SFR will be appealing this case as soon as it is ripe for appeal.

11 The following claims remain in this court: (1) SFR’s claims against parties who have not
 12 yet appeared, have been defaulted, but against whom no default judgment was entered;¹ and (2)
 13 The Bank and Association have claims against each other for which they intend to either seek stay
 14 pending the outcome of the appeal or move to dismiss as moot given the Court’s prior order. Thus,
 15 without Rule 54(b) Certification, the Order is not ripe for appeal.

16 Because of those remaining claims, the appeal may not move forward without Rule 54(b)
 17 certification.

18 Respectfully submitted by:

19 Dated: April 23, 2018 20 AKERMAN LLP 21 <u>/s/Jamie K. Combs</u> 22 MELANIE D. MORGAN, ESQ. 23 NEVADA BAR NO. 8215 24 JAMIE K. COMBS, ESQ. 25 NEVADA BAR NO. 13088 26 1635 Village Center Circle, Suite 200 Las Vegas, Nevada 89134 Telephone: (702) 634-5500 Facsimile: (702) 380-8572 Attorneys for Bank of America, N.A.,	Dated: April 23, 2018 KIM GILBERT EBRON <u>/s/Jacqueline A. Gilbert</u> JACQUELINE A. GILBERT, ESQ. Nevada Bar No. 10593 DIANA S. EBRON, ESQ. Nevada Bar No. 10580 7625 Dean Martin Drive, Suite 110 Las Vegas, Nevada 89139 Telephone: (702) 485-3300 Facsimile: (702) 485-3301 Attorneys for SFR Investments Pool 1, LLC
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 28 ¹ SFR is in the process of seeking default judgment against the former homeowners, Engelbert and Charito Espinosa.

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Dated: April 23, 2018 BOYACK ORME & ANTHONY <u>/s/ Adam Breedon</u> EDWARD D. BOYACK, ESQ. Nevada Bar No. 5229 Adam Breedon, ESQ. 7432 W. Sahara Ave., #101 Las Vegas, Nevada 89117 Telephone: (702) 562-3415 Facsimile: (702) 562-3570 <i>Attorneys for Terraces at Rose Lake Homeowners Association</i>	
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ORDER

Having independently reviewed the docket and papers on file, this Court finds no just cause for delaying entry of final judgement as between Plaintiff/counter-defendant Bank of America, N.A. and defendant/counterclaimant SFR Investments Pool 1, LLC.

For good cause appearing,

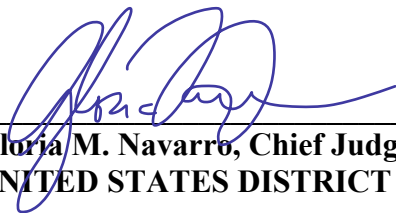
IT IS ORDERED that the ORDER entered on March 20, 2018 [ECF No. 104] be certified as final as to Bank of America, N.A. and SFR Investments Pool 1, LLC.

IT IS FURTHER ORDERED that final judgment as to the above-referenced parties be entered.

ORDER

IT IS SO ORDERED.

Dated this 4 day of May, 2018.



Gloria M. Navarro, Chief Judge
UNITED STATES DISTRICT COURT

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 23rd day of April 2018, pursuant to FRCP 5, I served via the CM-ECF electronic filing system the foregoing **STIPULATION FOR FRCP 54 (b) CERTIFICATION** to the following parties.

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/s/ Caryn R. Schiffman
An employee of KIM GILBERT EBRON