

1 DIANA CLINE EBRON, Esq.  
2 Nevada Bar No. 10580  
3 E-mail: diana@kgelegal.com  
4 JACQUELINE A. GILBERT, Esq.  
5 Nevada Bar No. 10593  
6 E-mail: jackie@kgelegal.com  
7 KAREN L. HANKS, Esq.  
8 Nevada Bar No. 9578  
9 E-mail: karen@kgelegal.com  
10 KIM GILBERT EBRON  
11 *fka Howard Kim & Associates*  
12 7625 Dean Martin Drive, Suite 110  
13 Las Vegas, Nevada 89139  
14 Telephone: (702) 485-3300  
15 Facsimile: (702) 485-3301  
16 *Attorneys for SFR Investments Pool 1, LLC*

17 **UNITED STATES DISTRICT COURT**

18 **DISTRICT OF NEVADA**

19 NATIONSTAR MORTGAGE LLC,

20 Plaintiff,

21 vs.

22 THE SPRINGS PROPERTY OWNERS  
23 ASSOCIATION; and SFR INVESTMENTS  
24 POOL 1, LLC,

25 Defendant.

26 SFR INVESTMENTS POOL 1, LLC, a  
27 Nevada limited liability company,

28 Counter/Cross Claimant,

29 vs.

30 NATIONSTAR MORTGAGE LLC;  
31 ALBERTO D. DACAYANAN, JR., an  
32 individual; SAMANTHA A. DACAYANAN,  
33 an individual,

34 Counter-Defendant/Cross-Defendants.

35 Case No. 2:16-cv-02013-JCM-VCF

36 **STIPULATION AND ORDER DISMISSING**  
37 **ALBERTO D. DECAYANAN, JR. AND**  
38 **SAMANTHA DECAYANAN WITHOUT**  
39 **PREJUDICE**

40 **KIM GILBERT EBRON**  
41 7625 DEAN MARTIN DRIVE, SUITE 110  
42 LAS VEGAS, NEVADA 89139  
43 (702) 485-3300 FAX (702) 485-3301

44 Cross-Defendants ALBERTO D. DACAYANAN, JR. and SAMANTHA A.  
45 DACAYANAN (“the Decayanans”) stipulate and agree that they no longer have any interest,  
46 ownership or otherwise, in the real property commonly known as **1056 Chip Court, Minden,**  
47 **NV 89705; Parcel No. 1420-08-313-002** (“Property”). The Decayanans have been informed  
48

1 that the Property was sold on January 10, 2014 by the foreclosure sale conducted by Kern &  
2 Associates, Ltd. ("K&A"), agent for THE SPRINGS PROPERTY OWNERS ASSOCIATION  
3 "the Association"). The Decayanans further stipulate and agree that they will not contest the  
4 validity of the resulting foreclosure deed recorded in the Official Records of the Douglas  
5 County Recorder, Instrument Number 20140117-0837061, the quitclaim deed transferring the  
6 Property to SFR Investments Pool 1, LLC ("SFR") recorded in the Official Records of the  
7 Douglas County Recorder, Instrument Number 20140418-0841279, or SFR's ownership  
8 interest in the Property.

9 Based on these representations, SFR Investments Pool 1, LLC and the Decayanans  
10 stipulate and agree that the Decayanans shall be dismissed from this action with without  
11 prejudice, each party to bear its own fees and costs.

12 Dated this 19th day of December, 2016.

13 **KIM GILBERT EBRON**

14 /s/ Diana Cline Ebron  
15 DIANA CLINE EBRON, ESQ.  
Nevada Bar No. 10580  
16 7625 Dean Martin Dr., Suite 110  
Las Vegas, Nevada 89139  
Phone: (702) 485-3300  
Fax: (702) 485-3301  
17 *Attorneys for SFR Investments Pool 1, LLC*

18 Dated this 19th day of December, 2016.

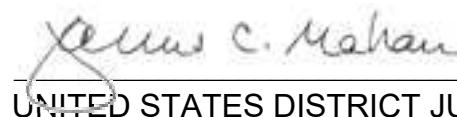
19 **THE LAW OFFICE OF STEPHEN G.  
YOUNG**

20 /s/ Stephen G. Young  
21 STEPHEN G. YOUNG, ESQ.  
Nevada Bar No. 4472  
177 E. 7th Street  
Carson City, Nevada 89701  
Phone: (775) 885-8700  
Fax: (775) 201-0343  
22 *Attorney for Alberto D. Dacayanan, Jr. and  
Samantha A. Decayanan*

## 23 ORDER

24 UPON STIPULATION of the parties, and good cause appearing therefore, it is hereby  
25 ORDERED that Cross-Defendants ALBERTO D. DACAYANAN, JR. and SAMANTHA A.  
26 DACAYANAN shall be dismissed from this action without prejudice, each party to bear its own  
27 fees and costs.

28 DATED April 13, 2017.

29   
30 UNITED STATES DISTRICT JUDGE

Respectfully submitted:

/s/ Diana Cline Ebron

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Diana Cline Ebron, Esq.

Nevada Bar No. 10580

7625 Dean Martin Drive, Suite 110

Las Vegas, Nevada 89139

Phone: (702) 485-3300

Fax: (702) 485-3301

*Attorneys for SFR Investors*

**KIM GILBERT EBRON**  
625 DEAN MARTIN DRIVE, SUITE 110

LAS VEGAS NEVADA 801130

LAS VEGAS, NEVADA 89139