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	Attorneys for Plaintiff/Counter-Defendant, U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Loan Trust 2007-BNC1, Mortgage Pass-		
7	Through Certificates, Series 2007-BNC1		
8	UNITED STATES DISTRICT COURT DISTRICT OF NEVADA		
9			
10	U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET	Case No.: 2:17-cv-01677-JCM-NJK	
11	SECURITIES CORPORATION MORTGAGE	CTIDUI ATION AND ODDED TO	
12	LOAN TRUST 2007-BNC1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES	STIPULATION AND ORDER TO TEMPORARILY STAY CASE	
13	2007-BNC1,	PENDING SETTLEMENT	
14	Plaintiff,	First Request to Stay	
15	VS.		
16	SFR INVESTMENTS POOL 1, LLC, a		
17	domestic limited liability company; LOS PRADOS COMMUNITY ASSOCIATION, a		
18	domestic non-profit coop corp without stock;		
19	NEVADA ASSOCIATION SERVICES, INC., a domestic corporation,		
20	Defendants.		
21	SFR INVESTMENTS POOL 1, LLC,		
21			
	Counter/Cross-Claimant		
23	VS.		
24	U.S. BANK NATIONAL ASSOCIATION, AS		
25	TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE		
26	LOAN TRUST 2007-BNC1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES		
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1	2007-BNC1; SALVATORE A. MONCADA, an			
2	individual; MARY M. MONCADA, an individual,			
3	Counter/Cross-Defendants.			
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5				
6	Plaintiff, U.S. Bank National Association, as Trustee for Structured Asset Securities			
7	Corporation Mortgage Loan Trust 2007-BNC1, Mortgage Pass-Through Certificates, Series			
8	2007-BNC1 ("U.S. Bank") and Defendant, Los Prados Community Association ("HOA")			
9	(collectively, the "Parties"), by and through their respective counsels of record, hereby stipulate			
10	and agree as follows:			
11	RECITALS			
12	1. On or about June 15, 2017, the Plaintiff filed a complaint alleging various causes			
12	of action stemming from an HOA foreclosure sale conducted on behalf of HOA.			
	2. Discovery closed in this matter on January 8, 2018 [ECF No. 27].			
14	3. HOA filed its Motion for Summary Judgment [ECF No. 62] on February 7, 2018.			
15	The current deadline for U.S. Bank to file any response to HOA's Motion for Summary			
16	Judgment is April 25, 2018 [see ECF No.69].			
17	4. The undersigned attorneys are engaged in settlement discussions and are hopeful			
18	that a resolution may be had, in lieu of further motion practice and/or proceeding to trial.			
19	5. In the interest of judicial economy, the parties agree that if this matter is settled,			
20	then the completion of dispositive motions will not be a good use of the party's resources and			
21	time.			
22	6. The parties stipulate to stay this case, including dispositive motion deadlines,			
23	subject to these deadlines being reset upon the filing of a notice by any party that a settlement			
24	is/was not possible.			
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27	///			
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1	7. In the event that settlement fails, then U.S. Bank would have 14 days from the
2	date of the filing of the notice that settlement failed, to file a response to HOA's Motion for
3	Summary Judgment. HOA shall have 7 days from the date of service of U.S. Bank's response to
4	file any reply in support of its Motion for Summary Judgment.
5	
6	STIPULATION
7	IT IS HEREBY STIPULATED AND AGREED that all proceedings in this lawsuit
8	are stayed, and all upcoming deadlines, hearings and conferences, including the deadline to file
9	dispositive motions are hereby STAYED pending further settlement discussions between the
10	parties;
	IT IS FURTHER STIPULATED AND AGREED that if a settlement is reached, the
11	parties will file a stipulation for dismissal with the terms of the settlement; and
12	IT IS FURTHER STIPULATED AND AGREED that any party to this action at their
13	option shall file a Notice indicating that no settlement has been reached. Upon filing of said
14	notice, U.S. Bank shall have 14 days from the date of the filing of the notice to file a response to
15	HOA's Motion for Summary Judgment.
16	IT IS FURTHER STIPULATED AND AGREED that HOA shall have 7 days from
17	the date of service of U.S. Bank's response to file any reply in support of its Motion for
18	Summary Judgment.
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1	IT IS SO STIPULATED.		
2	WRIGHT, FINLAY & ZAK, LLP	ALVERSON, TAYLOR, MORTENSEN &	
3		SANDERS	
4	/s/ Yanxiong Li, Esq.	/s/ Adam R. Knecht, Esq.	
5	Yanxiong Li, Esq. Nevada Bar No. 12807	Adam R. Knecht, Esq. Nevada Bar No. 13166	
6 7	7785 W. Sahara Ave., Suite 200 Las Vegas, NV 89117	6605 Grand Montecito Pkwy., Suite 200 Las Vegas, NV 89149	
8	Attorney for Plaintiff/Counter-Defendant, U.S. Bank National Association, as Trustee for	Attorney for Defendant, Los Prados Community Association	
9	Structured Asset Securities Corporation Mortgage Loan Trust 2007-BNC1, Mortgage	Community Association	
10	Pass-Through Certificates, Series 2007-BNC1		
11			
12	ORDER		
13	IT IS SO ORDERED.		
14		TED STATES DISTRICT COURT JUDGE	
15		TED: April 26, 2018	
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1	CERTIFICATE OF SERVICE			
2	The undersigned, an employee of Wright, Finlay & Zak, LLP, hereby certifies that on the			
3	25th day of April, 2018, a true and correct copy of <b>STIPULATION AND ORDER TO</b>			
4	TEMPORARILY STAY CASE PENDING SETTLEMENT was served electronically to all			
5	parties of interest through the Court's CM/ECF system as follows:			
<ol> <li>6</li> <li>7</li> <li>8</li> <li>9</li> <li>10</li> <li>11</li> <li>12</li> <li>13</li> <li>14</li> <li>15</li> <li>16</li> <li>17</li> <li>18</li> </ol>	Diana Cline Ebron, Esq. Jacqueline A. Gilbert, Esq. Karen L. Hanks, Esq. 7625 Dean Martin Drive, Suite 110 Las Vegas, NV 89139 Email: diana@kgelegal.com Attorneys for Defendant, SFR Investments Pool 1, LLC Kurt R. Bonds, Esq. David J. Rothenberg, Esq. 6605 Grand Montecito Parkway, Suite 200 Las Vegas, NV 89149 Email: <u>DRothenberg@AlversonTaylor.com</u> Attorneys for Defendant, Los Prados Community Association			
19 20	An Employee of Wright, Finlay & Zak, LLP			
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