1	Kent F. Larsen, Esq.
2	Nevada Bar No. 3463 Christopher L. Benner, Esq.
3	Nevada Bar No. 8963 SMITH LARSEN & WIXOM
4	1935 Village Center Circle Las Vegas, Nevada 89134
5	Telephone: (702) 252-5002
6	Facsimile: (702) 252-5006 Email: kfl@slwlaw.com
7	Email: clb@slwlaw.com Attorneys for Plaintiff
	Deutsche Bank National Trust Company as Trustee for WaMu
8	Mortgage Pass-Through Certificates
9	Series 2005-AR2
10	UNITED STATES
11	DISTRICT
12	DEUTSCHE BANK NATIONAL TRUST
13	COMPANY AS TRUSTEE FOR WAMU MORTGAGE PASS-THROUGH
14	CERTIFICATES SERIES 2005-AR2,
15	Plaintiff,
16	v.
17	SFR INVESTMENTS POOL 1, LLC, a
18	Nevada limited liability company; HERITAGE ESTATES HOMEOWNERS
19	ASSOCIATION; PABLO MARIANO, an individual, TEOFISTA MARIANO, an
20	individual, ROMEO GALEOS, individually and as trustee of the Romeo Galeos and
21	Blandina Galeos Revocable Trust dated June 30, 2004, and BLANDINA GALEOS,
22	individually and as trustee of the Romeo
23	Galeos and Blandina Galeos Revocable Trust dated June 30, 2004
24	
25	Defendants.
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27	///
28	

DISTRICT OF NEVADA

DISTRICT COURT

Case No.: 2:17-cv-01997-APG-VCF

STIPULATION AND [PROPOSED] ORDER TO STAY LITIGATION AND DISCOVERY BASED ON PENDING SETTLEMENT

SMITH LARSEN & WIXOM

TEL (702) 252-5002 · FAX (702) 252-5006 HILLS CENTER BUSINESS PARK 1935 VILLAGE CENTER CIRCLE

Pursuant to Local Rules LRIA 6-2 and LR 7-1, Plaintiff Deutsche Bank National Trust Company as Trustee for WaMu Mortgage Pass-Through Certificates Series 2005-AR2, Defendant SFR Investments Pool 1, LLC and Defendant Heritage Estates Homeowners (collectively, the "Parties"), by and through their respective undersigned Association, attorneys, Stipulate as follows:

- On or about October 26, 2017, the Court entered an order setting discovery 1. deadlines, which set the deadline to complete discovery in this case for June 5, 2018 (ECF No. 23).
- 2. The parties have since come to respective agreements and are in the process of finalizing settlement.
- 3. Given these resolutions, and to avoid wasting resources and incurring potentially unnecessary expense associated with discovery, the Parties agree, and hereby request, as stay of the case to give all Parties sufficient time and resources to finalize settlement.

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Defendants Pablo Mariano, Teofista Mariano, Romeo Galeos (individually and as trustee of the Romeo Galeos and Blandina Galeos Revocable Trust dated June 30, 2004) and Blandina Galeos (individually and as trustee of the Romeo Galeos and Blandina Galeos Revocable Trust dated June 30, 2004) have not appeared in this action

SMITH LARSEN & WIXOM

1 4. The Parties make this stipulation in good faith and not for purpose of delay. 2 **SMITH LARSEN &WIXOM GORDON REES SCULLY** 3 MANSUKHANI, LLP 4 /s/ Christopher L. Benner /s/ Wing Yan Wong 5 Christopher L. Benner, Esq. WING YAN WONG, Esq. Nevada Bar No.8963 Nevada Bar No. 13622 6 1935 Village Center Circle 300 South Fourth Street, Suite 1550 Las Vegas, Nevada 89134-6237 Las Vegas, Nevada 89101-6005 7 Attorney for Plaintiff, Attorney for Defendant, 8 Deutsche Bank National Trust Company as Heritage Estates Homeowners Association Trustee for WaMu Mortgage Pass-Through 9 Certificates Series 2005-AR2 10 11 KIM GILBERT EBRON 12 /s/ Diana S. Ebron 13 DIANA S. EBRON, ESQ. 14 Nevada Bar No. 10580 7625 Dean Martin Drive, Suite 110 15 Las Vegas, Nevada 89139-5974 Attorney for Defendant, 16 SFR Investments Pool 1, LLC 17 18 IT IS SO ORDERED 19 20 UNITED STATES MAGISTRATE JUDGE 21 DATED: May 9, 2018 22 23 24 25 26 27 28