

**SMITH LARSEN & WIXOM**  
 ATTORNEYS  
 HILLS CENTER BUSINESS PARK  
 1935 VILLAGE CENTER CIRCLE  
 LAS VEGAS, NEVADA 89134  
 TEL (702) 252-5002 • FAX (702) 252-5006

1 Kent F. Larsen, Esq.  
 Nevada Bar No. 3463  
 2 Christopher L. Benner, Esq.  
 Nevada Bar No. 8963  
 3 **SMITH LARSEN & WIXOM**  
 1935 Village Center Circle  
 4 Las Vegas, Nevada 89134  
 Telephone: (702) 252-5002  
 5 Facsimile: (702) 252-5006  
 Email: kfl@slwlaw.com  
 6 Email: clb@slwlaw.com  
 Attorneys for Plaintiff  
 7 Deutsche Bank National Trust  
 8 Company as Trustee for WaMu  
 Mortgage Pass-Through Certificates  
 9 Series 2005-AR2

10 **UNITED STATES DISTRICT COURT**  
 11 **DISTRICT OF NEVADA**

12 DEUTSCHE BANK NATIONAL TRUST  
 13 COMPANY AS TRUSTEE FOR WAMU  
 MORTGAGE PASS-THROUGH  
 14 CERTIFICATES SERIES 2005-AR2,

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

15 Plaintiff,

16 v.

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

17 SFR INVESTMENTS POOL 1, LLC, a  
 Nevada limited liability company;  
 18 HERITAGE ESTATES HOMEOWNERS  
 ASSOCIATION; PABLO MARIANO, an  
 19 individual, TEOFISTA MARIANO, an  
 individual, ROMEO GALEOS, individually  
 20 and as trustee of the Romeo Galeos and  
 Blandina Galeos Revocable Trust dated June  
 21 30, 2004, and BLANDINA GALEOS,  
 22 individually and as trustee of the Romeo  
 Galeos and Blandina Galeos Revocable Trust  
 23 dated June 30, 2004

24 Defendants.  
 25

26  
 27 ///

28 ///



1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28

4. The Parties make this stipulation in good faith and not for purpose of delay.

**SMITH LARSEN & WIXOM**

**GORDON REES SCULLY  
MANSUKHANI, LLP**

/s/ Christopher L. Benner  
Christopher L. Benner, Esq.  
Nevada Bar No. 8963  
1935 Village Center Circle  
Las Vegas, Nevada 89134-6237  
Attorney for Plaintiff,  
Deutsche Bank National Trust Company as  
Trustee for WaMu Mortgage Pass-Through  
Certificates Series 2005-AR2

/s/ Wing Yan Wong  
WING YAN WONG, Esq.  
Nevada Bar No. 13622  
300 South Fourth Street, Suite 1550  
Las Vegas, Nevada 89101-6005  
Attorney for Defendant,  
Heritage Estates Homeowners Association

**KIM GILBERT EBRON**

/s/ Diana S. Ebron  
DIANA S. EBRON, ESQ.  
Nevada Bar No. 10580  
7625 Dean Martin Drive, Suite 110  
Las Vegas, Nevada 89139-5974  
Attorney for Defendant,  
SFR Investments Pool 1, LLC

**IT IS SO ORDERED**

  
UNITED STATES MAGISTRATE JUDGE

DATED: May 9, 2018