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**UNITED STATES DISTRICT COURT  
DISTRICT OF NEVADA (RENO)**

DAN TROMBLY,

Plaintiff,

vs.

TRUCKEE MEADOWS FUNDING, INC.;  
JOAN H. ANDERSON; MORTGAGE  
ELECTRONIC REGISTRATION SYSTEMS,  
INC. [MERS]; CAL-WESTERN  
RECONVEYANCE CORPORATION;  
CITIMORTGAGE, INC.; LSI TITLE AGENCY;  
TICOR TITLE OF NEVADA; STANLEY S.  
SILVA; and DOES 1-25 CORPORATIONS;  
DOES and ROES 1-25 Individuals, Partnerships,  
or anyone claiming any interest to the property  
described in the action,

Defendants.

Case No.: 3:11-cv-00285-LRH-RAM

**ORDER CANCELING LIS PENDENS**

This court issued an Order Granting Defendants CITIMORTGAGE, INC.'s and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.'s (MERS, together with Citimortgage, Inc., "CMI Defendants") Motion to Dismiss without leave to amend on September 6, 2011 [Dkt. 38].

CMI Defendants request that the *Lis Pendens* Plaintiff Dan Trombly recorded against the subject property in connection with this lawsuit be canceled.

1           The Court finds that Plaintiff recorded a Notice by Plaintiff of Pendency of Action (*Lis*  
2 *Pendens*) on March 17, 2011, as No. 3984093 in the real property records maintained by the Washoe  
3 County Recorder. A copy of the *Lis Pendens* is attached hereto as **Exhibit A** and fully incorporated  
4 by reference.

5           UPON CONSIDERATION of CMI Defendants' request to cancel the *Lis Pendens*, and good  
6 cause appearing therefore, the Court hereby grants Defendants their requested relief and rules as  
7 follows:

8           1.       IT IS ORDERED, ADJUDGED, and DECREED that the *Lis Pendens* is hereby  
9 cancelled, released and expunged.

10          2.       IT IS FURTHER ORDERED ADJUDGED and DECREED that this Order canceling  
11 the *Lis Pendens* has the same effect as an expungement of the original *Lis Pendens*.

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3. IT IS FURTHER ORDERED ADJUDGED and DECREED that CMI Defendants record a properly certified copy of this cancellation Order in the real property records of Washoe county, Nevada within a reasonable amount of time from the date of this Order's issue.

APPROVED;  
DATED this 13th day of September, 2011.



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LARRY R. HICKS  
UNITED STATES DISTRICT JUDGE

**EXHIBIT A**

RICK LAWTON'S LAW OFFICE

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Code No. 1935  
Rick Lawton, Esquire  
State Bar Number 00694  
1460 Hwy 95A, North #1  
Fernley, NV 89408  
775 867 5599  
775 867 2559 [fax]  
Attorney for Plaintiff(s)



**COPY**

FILED

2011 MAR 17 PM 12:10

RECORDER OF DEEDS  
J. Varamite  
BY \_\_\_\_\_  
DEPUTY

IN THE SECOND JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA  
IN AND FOR THE COUNTY OF WASHOE

DAN TROMBLY,  
*Plaintiff.*  
  
vs.  
  
TRUCKEE MEADOWS FUNDING INC.; JOAN  
H. ANDERSON; MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC. [MERS];  
CAL-WESTERN RECONVEYANCE  
CORPORATION; CITIMORTGAGE, INC.; LSI  
TITLE AGENCY; TICOR TITLE OF NEVADA;  
STANLEY S. SILVA; and DOES 1-25  
CORPORATIONS, DOES and ROES 1-25  
Individuals, Partnerships, or anyone claiming  
any interest to the property described in the  
action,  
*Defendants.*

**COPY** - has not been compared  
with the Original Document - WCA

Case No. CV11 00791

Dept. No. 15

# 3984093

03/17/2011 12:59:04 PM  
Requested By  
RICK LAWTON  
Washoe County Recorder  
Kathryn L. Burke - Recorder  
Fee: \$17.00 RPT: \$0.00  
Page 1 of 4

**CONFORMED COPY**

NOTICE OF LIS PENDENS

NOTICE IS HEREBY GIVEN that an action has been commenced  
TO QUIET TITLE in the above-entitled Court by the above-named Plaintiffs against the  
above-named Defendants to quiet the title for the premises and real estate in the  
Complaint in said action, and hereinafter described, and to determine all and every claim,  
estate or interest therein of said Defendants, adverse to said Plaintiffs, and the premises

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affected by this suit are situated in the County of Washoe, State of Nevada, and is more particularly described as follows:

Property address: 2210 CARTER, RENO, NEVADA, 89509.

Property description: LOT 16 IN BLOCK C, AS SHOWN ON THE AMENDED MAP OF ROCKWOOD SUBDIVISION, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF WASHOE COUNTY, STATE OF NEVADA, ON APRIL 29, 1946, AS FILE NO. 140715 AND AS TRACT MAP NO. 299.

APN: 009-265-12

AFFIRMATION

Pursuant to NRS 239B.030, I hereby certify that the foregoing document does not contain the social security number of any person.

Respectfully submitted this 16<sup>th</sup> day of March, 2011.

LAW OFFICE RICK LAWTON P.C.

BY 

RICK LAWTON, ESQ.  
State Bar # 00694  
5435 Reno Hwy  
Fallon, Nevada 89406  
(775) 867-5599