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8 *Attorneys for Plaintiff Christiana Trust, a Division of Wilmington Savings Fund Society, FSB,
 9 Not in its Individual Capacity But as Trustee of ARLP Trust 3*

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

12 CHRISTIANA TRUST, A DIVISION OF
 13 WILMINGTON SAVINGS FUND SOCIETY,
 14 FSB, NOT IN ITS INDIVIDUAL CAPACITY
 15 BUT AS TRUSTEE OF ARLP TRUST 3, a
 16 national bank,

Case No.: 3:17-cv-00089-RCJ-VPC

17 Plaintiff,

18 **STIPULATION AND ORDER TO
 19 DISMISS WITH PREJUDICE
 20 DEFENDANT THE CLARKSON LAW
 21 GROUP, P.C.**

22 vs.

23 THUNDER PROPERTIES, INC., a Nevada
 24 corporation; THE CLARKSON LAW GROUP,
 25 P.C., a Nevada professional corporation;
 26 FALLEN LEAF HOMEOWNERS
 27 ASSOCIATION, a Nevada corporation; PAUL
 28 E. MORDEN, an individual; CHERYL L.
 MORDEN, an individual; DOES 1 through 10,
 inclusive, and ROES 1 through 10, inclusive.

Defendants.

Plaintiff CHRISTIANA TRUST, A DIVISION OF WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT AS TRUSTEE OF ARLP TRUST 3, MORTGAGE PASS-THROUGH CERTIFICATE SERIES 2005-27 (hereinafter "Plaintiff"), by and through its attorney of record Shadd A. Wade, Esq. of the law firm of Zieve Brodnax & Steele, LLP and Defendant THE CLARKSON LAW GROUP, P.C. ("Clarkson"), by and through its attorney of record James B. Fairbanks, Esq., hereby stipulate and agree as follows:

1 IT IS HEREBY STIPULATED AND AGREED that Defendant Clarkson is hereby
2 dismissed WITH PREJUDICE, each party to bear its own fees and costs.

3 IT IS HEREBY STIPULATED AND AGREED that Defendant Clarkson's Motion for
4 Judgment on the Pleadings [ECF 30] is withdrawn as moot.

5 IT IS FURTHER STIPULATED AND AGREED that Clarkson will retain the excess
6 proceeds from the HOA lien foreclosure sale of the property known as 17000 Wedge Parkway
7 #521, Reno, Nevada 89511, conducted on behalf of Fallen Leaf Homeowners Association on
8 June 9, 2015, until the conclusion of this litigation and a determination as to whether Plaintiff's
9 Deed of Trust was extinguished. At that time, Plaintiff's counsel will notify Clarkson of the
10 outcome, and of any claim Plaintiff may have to the excess proceeds.

11 IT IS SO STIPULATED AND AGREED.

12 Dated this 31st day of August, 2017. Dated this 31st day of August, 2017.

13 ZIEVE BRODNAX & STEELE, LLP

THE CLARKSON LAW GROUP, P.C.

15 /s/Shadd A. Wade, Esq.

/s/James B. Fairbanks, Esq.

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21 Division of Wilmington Savings Fund Society,
22 FSB, Not in its Individual Capacity But as
23 Trustee of ARLP Trust 3*

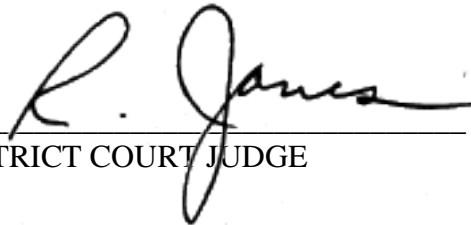
*Attorneys for Defendant The Clarkson Law
24 Group P.C.*

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ORDER

Based upon the foregoing Stipulation by and between the parties, and good cause appearing, IT IS HEREBY ORDERED that Clarkson Law Group, P.C. is dismissed with prejudice, each party to bear its own fees and costs.

DATED: **Nunc Pro Tunc:
August 31, 2017.**



DISTRICT COURT JUDGE

Respectfully submitted,

ZIEVE BRODNAX & STEELE, LLP

/s/Shadd A. Wade, Esq.

Shadd A. Wade, Esq.

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*Attorneys for Plaintiff Christiana Trust, a Division of Wilmington Savings Fund Society, FSB,
Not in its Individual Capacity But as Trustee of ARLP Trust 3*