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6 *Attorney for Defendant*  
**THUNDER PROPERTIES, INC.**  
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9 UNITED STATES DISTRICT COURT  
10 DISTRICT OF NEVADA

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

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

15 )  
16 Plaintiff, )

17 vs. )

18 THUNDER PROPERTIES, INC., a Nevada )  
corporation; THE CLARKSON LAW GROUP, )  
P.C., a Nevada professional corporation; )  
19 FALLEN LEAF HOMEOWNERS )  
ASSOCIATION, a Nevada corporation; PAUL )  
20 E. MORDEN, an individual; CHERYL L. )  
MORDEN, an individual; DOES 1 through 10, )  
21 inclusive, and ROES 1 through 10, inclusive, )

22 Defendants. )  
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24 **STIPULATION AND ORDER TO EXTEND TIME TO**  
**RESPOND TO MOTION FOR SUMMARY JUDGMENT**  
25 (Second Request)

26 COMES NOW Plaintiff, CHRISTIANA TRUST, A DIVISION OF WILMINGTON  
27 SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT AS  
28 TRUSTEE OF ARLP TRUST 3, and Defendants, THUNDER PROPERTIES, INC. and

1 FALLEN LEAF HOMEOWNERS ASSOCIATION, by and through their undersigned counsel,  
2 and hereby stipulate and agree as follows:

- 3 1. On November 30, 2017, Plaintiff filed a Motion for Summary Judgment herein  
4 [ECF #33].
- 5 2. On December 19, 2017, the parties submitted a Stipulation [ECF #35] extending  
6 the time to respond to the Motion for Summary Judgment until January 22, 2018.  
7 Said Stipulation was approved by the Court on December 21, 2017 [ECF #36].
- 8 3. The parties have engaged in settlement negotiations that have resulted in an  
9 amicable resolution of this matter as it relates to them. The parties desire  
10 approximately 60 days in which to prepare, execute and file the documents  
11 necessary to resolve and dismiss this action as it relates to them.
- 12 4. The Plaintiff has not yet determined whether it will take further action against the  
13 defaulted Defendants who have not yet appeared herein.
- 14 5. Based upon the foregoing, the parties agree that the time in which to respond to  
15 Plaintiff's Motion for Summary Judgment shall be extended until March 22, 2018.  
16 The parties anticipate that the pending Motion will be rendered moot prior to said  
17 time.

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6. This Stipulation is made in good faith and not for purpose of delay.

Dated this 11<sup>th</sup> day of January, 2018.

ROGER P. CROTEAU &  
ASSOCIATES, LTD.

ZIEVE, BRODNAX & STEELE, LLP


/s/ Timothy E. Rhoda  
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*Attorney for Defendant  
Fallen Leaf Homeowners Association*

IT IS SO ORDERED.

By:   
Judge, U.S. District Court

Dated: JANUARY 17, 2018

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