

1 MELANIE D. MORGAN, ESQ.  
Nevada Bar No. 8215  
2 JAMIE K. COMBS, ESQ.  
Nevada Bar No. 13088  
3 AKERMAN LLP  
1635 Village Center Circle, Suite 200  
4 Las Vegas, NV 89134  
Telephone: (702) 634-5000  
5 Facsimile: (702) 380-8572  
Email: melanie.morgan@akerman.com  
6 Email: jamie.combs@akerman.com

7 Attorneys for Plaintiffs Bank of America,  
N.A. and Federal National Mortgage  
8 Association

9  
10 **UNITED STATES DISTRICT COURT**  
**DISTRICT OF NEVADA**

11 BANK OF AMERICA, N.A; and FEDERAL  
12 NATIONAL MORTGAGE ASSOCIATION,

Case No.: 3:17-cv-00384

13 Plaintiff,

**STIPULATION AND ORDER OF FINAL  
JUDGMENT CONFIRMING EXISTENCE  
AND VALIDITY OF DEED OF TRUST**

14 vs.

15 SIERRA VIEW CONDOMINIUM  
ASSOCIATION; and RED ROCK FINANCIAL  
16 SERVICES, LLC,

17 Defendants.

18 Plaintiff Bank of America, N.A. (**BANA**) and defendants Sierra View Condominium  
19 Association (**Sierra**) and Red Rock Financial Services, LLC (**Red Rock**) through their counsel of  
20 record, stipulate as follows:

21 1. This matter relates to real property located 3000 Green Drive, Carson City, Nevada,  
22 89701, APN 008-601-09 (the **Property**). The Property is more specifically described as:

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24 **Unit 9 as shown on the map of Park Terrace Subdivision Unit No. 2-A, filed in the Office**  
25 **of the Carson City Recorder, on January 11, 1973 in Book 2 of Maps, Page 392 as File No.**  
**15467.**

26 **With the Appurtenances Thereto.**  
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1           2.       BANA, as servicer for Fannie Mae, is the beneficiary of record of a Deed of Trust that  
2 encumbers the Property and was recorded on December 7, 2007, as File No. 374619, in the Official  
3 Records of Carson City, Nevada (the **Deed of Trust**).

4           3.       On January 15, 2014, Sierra View recorded a Foreclosure Deed as File No. 441639 of  
5 the Official Records of Carson City, Nevada (the **HOA Foreclosure Deed**), reflecting that Sierra View  
6 purchased the Property at its foreclosure sale of the Property conducted on December 5, 2013 (the  
7 **HOA Sale**). Sierra View has not transferred its interest in the Property and is still the title holder of  
8 record.

9           4.       On June 20, 2017, BANA and Fannie Mae initiated a quiet title action against Sierra  
10 View in the United States District Court, District of Nevada, Case No. 3:17-cv-00384 (the **Quiet Title**  
11 **Action**).

12           5.       Fannie Mae, BANA, and Sierra View have entered a confidential settlement agreement  
13 in which they have settled all claims between them in this case. This stipulation and order applies to  
14 the matters addressed in this particular case only and has no relevance to any other matter.

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1           6.       The Deed of Trust survived and was not extinguished in any capacity by the HOA Sale.  
2 The Deed of Trust remains a valid encumbrance against the Property following the recording of the  
3 HOA Foreclosure Deed, and Sierra View's interest in the Property is subject to the Deed of Trust.

4           DATED this 11th day of May, 2018.

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6           **AKERMAN LLP**

7           /s/ Jamie K. Combs  
8           MELANIE D. MORGAN, ESQ.  
9           Nevada Bar No. 8215  
10          JAMIE K. COMBS, ESQ.  
11          Nevada Bar No. 13088  
12          AKERMAN LLP  
13          1635 Village Center Circle, Suite 200  
14          Las Vegas, NV 89134

15          Attorneys for Bank of America

16           **TYSON & MENDES LLP**

17           /s/ Christopher A. Lund  
18           THOMAS E. MCGRATH, ESQ.  
19           Nevada Bar No. 7086  
20           CHRISTOPHER A. LUND, ESQ.  
21           Nevada Bar No. 12435  
22           8275 South Eastern Ave., Ste 115  
23           Las Vegas, NV 89123

24           Attorneys for Sierra View Condominium  
25           Association

26           **KOCH & SCOW, LLP**

27           /s/ Steven B. Scow  
28           STEVEN B. SCOW, ESQ.  
          Nevada Bar No. 9906  
          BRODY R. WIGHT, ESQ.  
          Nevada Bar No. 13615  
          11500 South Eastern Avenue, Suite 210  
          Henderson, Nevada 89052

          Attorneys for Red Rock Financial Services

