

SUPERIOR COURT OF ARIZONA  
MARICOPA COUNTY

CV 2019-007786

06/26/2019

HON. PAMELA GATES

CLERK OF THE COURT  
S. Ortega  
Deputy

MARICOPA COUNTY

JEAN WEAVER RICE

v.

CHRISTOPHER O LOCKYER-BRATTON, et al.

JOEL F NEWELL  
LUKASZ I WOZNIAK

MINUTE ENTRY

Courtroom: ECB - 912

9:32 a.m. This is the time set for an Order to Show Cause Return Hearing regarding Plaintiff's Application for Order for Immediate Possession. Plaintiff, Maricopa County, is represented by counsel, Jean Weaver Rice. Defendant, Mortgage Electronic Registration Services, Inc. ("MERS"), is represented by counsel, Lukasz Wozniak.

A record of the proceedings is made digitally in lieu of a court reporter.

Discussion is held regarding Plaintiff's request for immediate possession.

Judge Gates discloses to the parties that her husband is the Chairman of the Maricopa County Board of Supervisors. Both counsel waive any potential conflict to Judge Gates presiding over this matter.

Plaintiff's counsel addresses the timing of the need for immediate possession, and further discussion is held.

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Based on the matters presented,

IT IS ORDERED granting the Stipulation for Order of Immediate Possession as to Defendants Christopher O. Lockyer-Bratton and June Ventzos. A separate electronic order will issue.

The Court notes that Defendant MERS has indicated no objection to the Order for Immediate Possession as to Defendants Christopher O. Lockyer-Bratton and June Ventzos; however, MERS does not waive any subsequent argument that the amount on deposit with the Court is insufficient.

Counsel for Defendant MERS inquires about the language in the Order relating to the County's \$102,000 deposit. The Court reads the Order on the record.

The Court urges counsel for Defendant MERS to seek relief from the Court if he determines, after review and evaluation of the appraisal, that the amount of deposit is insufficient.

Plaintiff's counsel requests that the Court enter an order for immediate possession as to the interests of Wallick & Volk, Inc. and Wells Fargo Bank, N.A.

IT IS FURTHER ORDERED approving the proposed form of Order for Immediate Possession as to Defendants Mortgage Electronic Registration Systems, Inc. (MERS); Wallick & Volk, Inc. and Wells Fargo Bank, N.A., as modified and signed by the Court on June 26, 2019 and entered (filed) by the clerk on June 26, 2019.

IT IS FURTHER ORDERED that any objection to the amount on deposit shall be filed by Defendant MERS on or before **July 17, 2019**, unless a request for an extension is sought from the Court.

IT IS FURTHER ORDERED that any request for recusal shall be filed on or before **July 17, 2019**.

10:04 a.m. Hearing concludes.