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9 CHAD M. GALLACHER - STATE BAR No. 025487  
10 *Attorneys for Plaintiff*

11 **IN THE SUPERIOR COURT OF THE STATE OF ARIZONA**  
12 **IN AND FOR THE COUNTY OF MARICOPA**

13 LAVEEN MEADOWS HOMEOWNERS'  
14 ASSOCIATION, INC., an Arizona  
15 non-profit corporation,

16 Plaintiff,

17 vs.

18 CARLOS MEJIA, a married man, as his  
19 sole and separate property; STATE OF  
20 ARIZONA, a governmental entity;  
21 LEXINGTON NATIONAL INSURANCE  
22 CORPORATION; US IMMIGRATION  
23 BONDS AND INSURANCE SERVICES,  
24 INC.; UNITED STATES OF AMERICA,  
25 DEPARTMENT OF THE  
26 TREASURY-INTERNAL REVENUE  
27 SERVICE; THE UNKNOWN HEIRS AND  
28 DEVISEES OF ABOVE NAMED  
DEFENDANTS, IF DECEASED,

Defendants.

No. CV2016-094391

MOTION AND AFFIDAVIT FOR ENTRY  
OF JUDGMENT BY DEFAULT WITH  
HEARING SCHEDULED FOR APRIL 17,  
2017 AT 9 AM

(Lien Foreclosure)

Entry of Judgment is appropriate under Rule 55(b)(1) and (2) of the Arizona Rules of Civil Procedure for the following reasons:

A. No party against whom relief is sought has "appeared" in this action as that term is used in Rule 5 and Rule 55(b)(1) and (2) of the Arizona Rules of Civil Procedure.

B. This party's claim is for a sum certain or a sum which can by computation be

1 made certain, and the relief sought is for foreclosure.

2 C. The Clerk of this Court has entered default against all parties against whom  
3 relief is sought in the judgment submitted and no less than ten (10) judicial days have elapsed  
4 since then.  
5

6 WHEREFORE, Plaintiff moves for judgment against the Defendants, Carlos Mejia, a  
7 married man, as his sole and separate property, Lexington National Insurance Corporation;  
8 U.S. Immigration Bonds and Insurance Services.  
9

10 Pursuant to Rule 55(b)(1) and (2), Arizona Rules of Civil Procedure, Plaintiff moves  
11 for judgment against the following Defendants, Carlos Mejia, a married man, as his sole and  
12 separate property, Lexington National Insurance Corporation; U.S. Immigration Bonds and  
13 Insurance Services,  
14

15 Entry of the Judgment submitted herewith is appropriate under said Rule for the  
16 following reasons:

- 17 1. No Defendant against whom relief is given in the Judgment submitted herewith:  
18 (1) Has appeared in this action as the term is used in Rule 5 and 55(b)(1) and  
19 (2), or  
20 (2) Is an infant or incompetent, or  
21 (3) Was served by publication.  
22


23 2. Plaintiff's claim is for a sum certain and/or a sum for which computation can be  
24 made certain, and the Judgment submitted herewith is for foreclosure.  
25

26 3. The Clerk has entered the default of all Defendants against whom relief is given  
27 in the Judgment submitted herewith, and no less than ten (10) days have elapsed since then.  
28

1 Attached to this Motion is an Affidavit, and the Judgment is submitted herewith.

2 DATED this 29<sup>th</sup> day of March, 2017.

3  
4 **MAXWELL & MORGAN, P.C.**

5  
6 By   
7 Chad M. Gallacher, Esq.  
8 4854 East Baseline Road, Suite 104  
9 Mesa, Arizona 85209  
10 *Attorneys for Plaintiff*

11 COPY of the foregoing e-filed  
12 this 31 day of March, 2017.

13 COPY of the foregoing mailed  
14 this 31 day of March, 2017, to:

15 Carlos Mejia  
16 7824 South 73rd Lane  
17 Laveen, Arizona 85339  
18 *Defendants Pro Se*

19 Lexington National Insurance Corporation  
20 c/o statutory agent, Brian J. Frank  
21 11426 York Road  
22 Cockeysville, MD 21030  
23 *Defendants Pro Se*

24 U.S. Immigration Bonds and Insurance Services Inc.  
25 c/o statutory agent, Jeremy Wolf  
26 114 SW 10<sup>th</sup> Street, Suite C  
27 Fort Lauderdale, FL 33315  
28 *Defendants Pro Se*



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**AFFIDAVIT**

STATE OF ARIZONA     )  
County of Maricopa    ) ss.

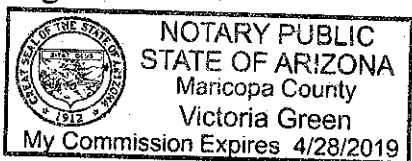
CHAD M. GALLACHER, being first duly sworn, upon his oath, deposes and says:

1. Affiant is one of the attorneys for the Plaintiff herein.
2. The amounts stated in the Judgment submitted herewith are due and owing as of this date; all just and lawful setoffs, payments and credits have been allowed.
3. Exhibits: There are no exhibits attached hereto.
4. Attorney Fees: Attorney fees have been requested in the Complaint and are awarded pursuant to the CC&R's, and A.R.S. §33-1256 and A.R.S. §33-1807(H), attached hereto; the amount of attorney fees provided for in the Judgment submitted herewith is reasonable under all the circumstances of this case.

*Chad M. Gallacher*

Chad M. Gallacher

On the 29<sup>th</sup> day of March, 2017 before me, the undersigned Notary Public in and for the County of Maricopa in the State of Arizona, personally appeared Chad M. Gallacher, who acknowledged that he/she is the Attorney for the Association/Claimant and being authorized to do so, executed this Motion and Affidavit for Entry of Judgment by Default and with Hearing on behalf of said Association.



*Victoria Green*  
Notary Public

My Commission Expires:  
April 28, 2019