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Representing self

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

Lisa Marx
Plaintiff,

vs.

Tara Condominiums Association, Inc.,

Case No. CV 2025-012980

**INDEX OF EXHIBITS TO
PLAINTIFF'S MOTION FOR
PARTIAL SUMMARY JUDGMENT
RE: VALIDITY OF THE 2025
DECLARATION AMENDMENT
Honorable Adele Ponce**

INDEX OF EXHIBITS

Exhibit	Description	SSOF ¶
EX A	Marx Warranty Deed, recorded September 4, 2020 (Instr. No. 20200847158) – Plaintiff's ownership of Unit 5, Tract G, Sun City Unit 15-C	1

Exhibit	Description	SSOF ¶
TARA000001– TARA000012	Declaration of Restrictions (recorded Feb. 19, 1970), including original Paragraphs 9, 10, and 12(B), (H), (J)	2–9
TARA002174	Master property insurance policy / certificate (Sierra Specialty, Policy No. FCP2000009100; blanket property limit \$15,269,680; “Common Elements Incl.”)	10
TARA006389	Travis Law Firm letter dated August 6, 2025	11–13
TARA003702	Proposed Amendments transmitted with the Travis Law Firm letter	14
EX J	“Action By Written Consent” form (invoking A.R.S. § 33-1227(A); “at least 67%”; bundled YES/NO consent)	15–19
Defendant’s Response (filed 3/30/2026)	Defendant’s Response to Plaintiff’s 15(d) Supplemental Complaint — admissions (Board approval; written-consent forms distributed; vote conducted; master policy expired)	20–21, 24, 40
TARA005833	Plaintiff’s September 25, 2025 e-mail to the Board (quoting A.R.S. § 33-1250(C) and § 33-1227(D))	22
TARA004410– TARA004411	Board message to members, September 27, 2025	23
TARA004074– TARA004075	Association notice to owners of vote results, October 18, 2025	25

Exhibit	Description	SSOF ¶
TARA003909– TARA003911	Recorded 2025 Amendment to the Declaration (Instr. No. 2025-0605584; amended Paragraphs 1, 10, 12(B), 12(H), 12(Q), and new Paragraph 24)	26–35
TARA002288	2025 Chairperson Annual Report	36
TARA004000	Board e-mail to insurance broker, November 13, 2025 (cancel property coverage effective Dec. 1)	37
TARA003800	Board notice to owners, November 22, 2025 (building insurance expiring December 1)	38
TARA006296	Cancellation Request / Policy Release, Property Policy FCP2000009100 (executed by Mark Gottmann, effective Dec. 8, 2025; “REQUESTED BY INSURED”)	39
TARA002192	Cancellation Request / Policy Release, Great Divide general liability policy GC1412934 (Dec. 12, 2025; “REQUESTED BY INSURED”)	42
TARA002175	Cancellation Request / Policy Release, Cincinnati directors & officers policy EMO0754152 (Dec. 12, 2025; “REQUESTED BY INSURED”)	43
TARA002176– TARA002191	American Family Brokerage replacement policies (general liability, directors & officers, umbrella, and crime; no property coverage)	44–45
Declaration of Lisa Marx	Filed herewith; authenticates EX A, the recorded instruments, and Defendant’s productions	41

1 Each recorded instrument is self-authenticating under Ariz. R. Evid. 902. The
2 Association's productions and admissions are its own statements under Ariz. R. Evid.
3 801(d)(2). The remaining exhibits are authenticated by the Declaration of Lisa Marx
4 filed herewith, Ariz. R. Civ. P. 56(c)(5).

5
6 RESPECTFULLY SUBMITTED this 5th day of July, 2026.

7 /s/ Lisa Marx

8 Lisa Marx, Plaintiff Pro Se

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13
14 **CERTIFICATE OF SERVICE**

15 I certify that on July 5, 2026, a true copy of the foregoing was served via e-file to the
16 Court and Defendant's Counsel and by email on counsel for Defendant:

17 Chuck Oldham – Chuck.Oldham@chdblawn.com

18 Ari Bowhay – Ari.Bowhay@chdblawn.com

19 /s/ Lisa Marx

20 Lisa Marx

21 Lisa Marx, Plaintiff Pro Se

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