

SUPERIOR COURT OF ARIZONA  
MARICOPA COUNTY

CV 2025-014859

01/13/2026

HONORABLE JASON EASTERDAY

CLERK OF THE COURT  
S. McGlasson  
Deputy

SUNSET POINT HOMEOWNERS  
ASSOCIATION

CHARLENE A CRUZ

v.

HERMINIA GARCIA BARRERA, et al.

HERMINIA GARCIA BARRERA  
25787 W SATELLITE LN  
BUCKEYE AZ 85326

C B C MORTGAGE AGENCY  
4254 W ORCHID LN  
CHANDLER AZ 85226  
SECRETARY OF HOUSING AND  
URBAN DEVELOPMENT  
451 7TH ST SW  
WASHINGTON DC 20410  
COMM. EASTERDAY

MINUTE ENTRY

Courtroom 513-VCB East Court Building

1:36 p.m. This is the time set for a virtual Default Hearing. Plaintiff, Sunset Point Homeowners Association, is represented by counsel, Dianne Dickman. No one else appears.

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

Counsel for Plaintiff makes her avowals.

Based on the matters stated on record,

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**THE COURT FINDS** Defendants, Herminia Garcia Barrera and C B C Mortgage Agency, were properly served.

**THE COURT FURTHER FINDS** Plaintiff is entitled to judgment by default.

**IT IS ORDERED** entering judgment in favor of Plaintiff all in accordance with the formal written Default Judgment, signed by the Court on January 13, 2026 and filed (entered) by the clerk on January 13, 2026.

1:38 p.m. Matter concludes.

**Please note:** The Court has signed a paper copy of the judgment. After the judgment has been docketed by the Clerk of the Court, copies of this judgment, including certified, may be obtained in-person at any of the Clerk's Office locations listed below. More information on other ways to obtain a certified copy of a Court document can be found at:

[www.clerkofcourt.maricopa.gov/records/obtaining-records](http://www.clerkofcourt.maricopa.gov/records/obtaining-records)