

SUPERIOR COURT OF ARIZONA  
MARICOPA COUNTY

CV 2022-010131

04/04/2023

HONORABLE DANIELLE J. VIOLA

CLERK OF THE COURT  
N. Johnson  
Deputy

RED MOUNTAIN RANCH OWNERS  
ASSOCIATION

CHARLENE A CRUZ

v.

THERON L SIMS JR., et al.

THERON L SIMS JR.  
6446 E TRAILRIDGE CIR # 78  
MESA AZ 85215

CAPITAL ONE BANK U S A, N A  
1600 CAPITAL ONE DR  
MC LEAN VA 22102  
DAVINA DANA BRESSLER  
CARISA R SIMS  
3632 SW HOLLY LN  
TOPEKA KS 66604  
SCOTT QUINLAN WILLARD BARNES  
& KEESHAN L L C  
3101 N CENTRAL AVE STE 1030  
PHOENIX AZ 85012  
COMM. RICHARD ALBRECHT  
JUDGE VIOLA  
JAMES WILLARD  
SCOTT, QUINLAN, BARNES AND  
KEESHAN, LLC  
1613 SW 37TH ST  
TOPEKA KS 6611-2627

**MINUTE ENTRY**

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This Court has received Plaintiff's e-filed Application/Motion for Default against defendants, **Capital One Bank (USA) NA and Scott, Quinlan, Willard, Barnes & Keeshan, LLC**, in the above-captioned case.

**IT IS ORDERED** that no action will be taken by this division on the above-referenced document(s).

The parties are advised that commissioners handle Rule 55(b) Default Judgment proceedings and that the default proceedings in this matter are to be heard by **Commissioner Richard Albrecht**.

**IT IS FURTHER ORDERED** that all documents necessary to support the entry of a default judgment must be e-filed.

Pursuant to the Maricopa County eFiling Guidelines, section 2.09, attorneys shall electronically file all the documents required to request a default judgment, such as the Application for Entry of Default, Motion for Entry of Default Judgment, Sum Certain Affidavit, and Application for Attorneys' Fees when appropriate and Statement of Costs, but shall submit a default judgment packet required by the Court, including the documents identified on the default judgment packet coversheet in paper to the assigned commissioner's division. A commissioner will not act upon a Motion for Entry of Default Judgment until the default judgment packet with all the required documents has been received by the division in paper form.

The parties/counsel can find additional information regarding the default judgment process at: [https://superiorcourt.maricopa.gov/llrc/cv\\_cvc6/](https://superiorcourt.maricopa.gov/llrc/cv_cvc6/)