

SUPERIOR COURT OF ARIZONA  
MARICOPA COUNTY

CV 2024-034695

12/23/2025

HONORABLE DAVID MCDOWELL

CLERK OF THE COURT  
A. Patel  
Deputy

DESSAULES LAW GROUP

JONATHAN A DESSAULES

v.

DEBORAH MICHELE MINAMYER

DEBORAH MICHELE MINAMYER  
6945 E COCHISE RD UNIT 136  
PARADISE VALLEY AZ 85253

MONTELENA VILLAS HOMEOWNERS  
ASSOCIATION INC  
NO ADDRESS ON RECORD  
JUDGE MCDOWELL

**ORDER DENYING MOTION TO STRIKE/ MOTION TO STAY**

The Court is in receipt of the following filings:

- December 10, 2025 filing by Ms. Minamyer entitled *Defendant's Response and Objection to Plaintiff's Reply; Motion to Strike; Motion to Stay Proceedings and Disbursement Pending Appeal.*
- December 10, 2025 filing by Ms. Minamyer entitled *Limited Status Notice regarding Disbursement of Funds Pending Appeal.*
- December 17, 2025 filing by Dessauls Law Group entitled *Plaintiff's Response to Defendant's December 10, 2025 filings.*

As indicated previously, no appeal has been filed in this action, but an appeal was filed in the underlying case (CV2022-001790). Thus, this Court was not divested of authority to modify the judgment entered. Even if an appeal was filed in this case, the Court does not lose authority to enforce a judgment pursuant to Ariz.R.Civ.App. Proc. 8(a) until and unless a motion to stay is granted and a bond is posted. See Rule 7, Ariz.R.Civ.App.Proc.

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The Court previously ordered disbursement of the funds held in the court registry. Ms. Minamyers Motion to Stay comes too late.

**IT IS ORDERED** denying the relief sought in the December 10, 2025 *Defendant's Response and Objection to Plaintiff's Reply; Motion to Strike; Motion to Stay Proceedings and Disbursement Pending Appeal*.

In the *Limited Status Notice*, Ms. Minamyers acknowledges receipt of the check and reiterates that an appeal is pending in the underlying case. Again, no appeal is pending in this case and no motion to stay has been filed.

The Court will take no action related to the December 10, 2025 *Limited Status Notice*.