

SUPERIOR COURT OF ARIZONA  
MARICOPA COUNTY

CV 2025-030686

12/23/2025

HONORABLE LINDSEY G. COATES

CLERK OF THE COURT  
R. Beals  
Deputy

ASTRAGAL CONDOMINIUM UNIT OWNERS    JEFFREY B CORBEN  
ASSOCIATION

v.

209 NORTH FRANKLIN REALTY L L C

209 NORTH FRANKLIN REALTY L L C  
14450 N THOMPSON PEAK PKWY  
# 206  
SCOTTSDALE AZ 85260

COMM. COATES

MINUTE ENTRY

**IT IS ORDERED** setting a virtual Default Hearing on **January 22, 2026 at 3:30 p.m.**  
**(time allotted: 10 minutes)** in this Division, East Court Building, Courtroom 514, 101 W.  
Jefferson St., Phoenix, AZ 85003.

**Commissioner Lindsey G. Coates**

Judicial Assistant: Amber Bower

Division Email: [sec02@jbazmc.maricopa.gov](mailto:sec02@jbazmc.maricopa.gov)

Judicial Assistant Phone: 602-506-3915

Hearings will be held via videoconference through Court Connect and Microsoft TEAMS.

The TEAMS information is included below:

Please join my meeting from your computer, tablet or smartphone.

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**TEAMS LINK**

<https://tinyurl.com/jbazmc-sec02>

**Please note:** Do not enter 'www' in front of the URL. Can copy and paste as is into a web browser.

You can also dial in using your phone.

Teams Phone Number: +1 917-781-4590 Access Code: 184259566

More information regarding Court Connect can be found at:

<https://superiorcourt.maricopa.gov/court-connect/>

**Please note: 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 Default Judgment packet must be received by the Division PRIOR to your hearing, or it may be vacated.**

**NOTE:** All court proceedings are recorded by audio and video method and not by a court reporter. Pursuant to Local Rule 2.22, if a party desires a court reporter for any proceeding in which a court reporter is not mandated by Arizona Supreme Court Rule 30, the party must submit a written request to the assigned judicial officer at least ten (10) judicial days in advance of the hearing and must pay the authorized fee to the Clerk of the Court at least two (2) judicial days before the proceeding. The fee is \$140 for a half-day and \$280 for a full day.

The Default Judgment packet must be received by the Division **7 business days before your hearing**, or it may be vacated.

You may wish to review the following resources for additional information regarding the default process:

**Applications for Default**

[https://superiorcourt.maricopa.gov/llrc/cv\\_cvc6/](https://superiorcourt.maricopa.gov/llrc/cv_cvc6/)

**Motions**

<https://superiorcourt.maricopa.gov/media/n30m54ah/gn10fz.pdf>

**Civil Default Checklist**

<https://superiorcourt.maricopa.gov/media/jitjlp0s/cvc50fz.pdf>

**Civil Court Administration Processing Information**

[civil-department-post-filing-information-and-instructions.pdf \(maricopa.gov\)](#)