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

STATE OF ARIZONA,

Plaintiff,

v.

SHERMAN EUGENE UNKEFER, III,
et al,

In Personam Defendants.

Cause No. CV2014-006765

ORDER RE: PETITION NO. 76

(Assigned to the Hon. John Blanchard)

The Receiver having filed Petition No. 76, *Petition for Order Approving the Sale of Judgment Against Armando DeGuzman and Patricia DeGuzman and to Approve the Employment of the Auctioneer for the Receiver*, and the Court having considered same, and it appearing to the Court that the matters requested by Petition No. 76 are reasonable, just and appropriate.

NOW, THEREFORE, IT IS HEREBY ORDERED as follows:

1. Approving the sale of the *Judgment against Armando DeGuzman and Patricia DeGuzman entered February 9, 2021 in FitzGibbons v. DeGuzman, et al., Case No. 180905881 in the Third Judicial District Court, Salt Lake County, Utah* (the “Judgment” or “Estate Property”) with a principal balance of \$139,000;

2. Appointing Cunningham & Associates, Inc. as auctioneer for the Receiver;

3. Authorizing the Auctioneer's employment as of the date the Petition was filed with this Court;

4. Authorizing the Receiver to sell the Estate Property to the highest bidder(s) at an online auction conducted by Cunningham & Associates, Inc.;

5. Authorizing the Receiver to pay Auctioneer's compensation for the sale of the Estate Property limited to commission, in the amount of ten percent (10%) of the sale proceeds if the Estate Property is sold and reimbursement of reasonable expenses;

6. Holding that the sale of the Estate Property is in the best interest of the receivership estate; and

7. Directing the Receiver to execute the necessary documents to facilitate the transfer of the Judgment to the winning bidder at the auction.

DATED: July , 2025

Honorable John Blanchard
Maricopa County Superior Court Judge

eSignature Page 1 of 1

Filing ID: 20177347 Case Number: CV2014-006765
Original Filing ID: 19949173

Granted with Modifications



/S/ John Blanchard Date: 7/11/2025
Judicial Officer of Superior Court

ENDORSEMENT PAGE

CASE NUMBER: CV2014-006765

SIGNATURE DATE: 7/11/2025

E-FILING ID #: 20177347

FILED DATE: 7/14/2025 8:00:00 AM

BENJAMIN L HODGSON

JERRY WHITMORE
NO ADDRESS ON RECORD

GREGORY A STEIN

LAUNDY UNKEFER
NO ADDRESS ON RECORD

MARK K SAHL

MAGIC WAND SERVICES L L C
NO ADDRESS ON RECORD

PATRICK M MURPHY

MANGO LTD
NO ADDRESS ON RECORD

PETER SPAW

N V XANGO INC
NO ADDRESS ON RECORD

RAYMOND A HANNA

SHERMAN EUGENE UNKEFER III
NO ADDRESS ON RECORD

ALEXANDRIA MONIQUE UNKEFER RAYNES
NO ADDRESS ON RECORD

X-1 L L C
NO ADDRESS ON RECORD

DERRICK RAYNES
NO ADDRESS ON RECORD

XANGO L L C
NO ADDRESS ON RECORD

FIDUCIARIA SAFIDEV S A
NO ADDRESS ON RECORD

JEAN-LUC MERAT
NO ADDRESS ON RECORD