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Filed Feb 27, 2014
Paul Innes, P.J.Ch

Attorneys for Wells Fargo Bank, N.A.

)	SUPERIOR COURT OF NEW JERSEY
)	CHANCERY DIVISION
IN RE APPLICATION BY WELLS)	MERCER COUNTY
FARGO BANK, N.A. TO ISSUE)	
CORRECTED NOTICES OF INTENT)	DOCKET NO.: F-36680-13
TO FORECLOSE ON BEHALF OF)	
IDENTIFIED FORECLOSURE)	<u>CIVIL ACTION</u>
PLAINTIFFS IN UNCONTESTED)	
CASES)	
)	ORDER EXCLUDING DESIGNATED
)	FORECLOSURE CASES FROM THIS
)	MATTER

THIS MATTER having been opened to the Court by Reed Smith LLP, attorneys for Wells Fargo Bank, N.A. (“Wells Fargo”), authorized to act on behalf of Foreclosure Plaintiffs in pending foreclosure cases in New Jersey, seeking relief by way of summary action for an Order permitting Wells Fargo to issue corrected Notices of Intent to Foreclose to the defendant mortgagor and/or parties obligated on the debt (“Foreclosure Defendants”) in the pending, pre-judgment, uncontested foreclosure cases listed on the Exhibits 1-11 to the Verified Complaint (“Corrected NOI List”) to include the name and address of the lender, and based upon the New Jersey Supreme Court’s decision in *US Bank, N.A. v. Guillaume*, 209 N.J. 449 (2012), the implementing Order of the New Jersey Supreme Court dated April 4, 2012; and upon recognition that foreclosure cases listed on the attached Exhibit A should not be included in this Order to Show Cause;

IT IS on this 27th day of February, 2014:

ORDERED that the foreclosure cases identified on the attached Exhibit A are hereby **EXCLUDED AND REMOVED** from the Corrected NOI List and this Order to Show Cause; and

IT IS FURTHER ORDERED that a copy of this Exclusion Order shall be posted on the Judiciary Web Page in a searchable pdf format at [http://judiciary.state.nj.us.](http://judiciary.state.nj.us;); and

IT IS FURTHER ORDERED that within fourteen days, Wells Fargo shall serve a copy of this Order, by regular mail, upon the Foreclosure Defendants who filed a timely written objection in this matter or on counsel for such individuals.


Honorable Paul Innes, P.J.Ch.

EXHIBIT A

IN RE APPLICATION BY WELLS FARGO BANK, N.A.
TO ISSUE CORRECTED NOTICES OF INTENT TO FORECLOSE ON BEHALF OF
IDENTIFIED FORECLOSURE PLAINTIFFS IN UNCONTESTED CASES

Docket Number F-36680-13

Foreclosure Plaintiff's Counsel	Foreclosure Plaintiff	Foreclosure Defendant	Docket #	County
	US BANK NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO BANK OF AMERICA, NATIONAL ASSOCIATION (SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION) AS TRUSTEE FOR MORGAN STANLEY MORTGAGE LOAN TRUST 2007-1XS		F-44246-09	
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A.	AJAMIAN, ALAN		MORRIS
Phelan, Hallinan & Diamond		AVILA, MARIA J.	F-63371-09	UNION
	US BANK NATIONAL ASSOCIATION, AS SUCCESSOR IN INTEREST TO WACHOVIA BANK, NA AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2005-14		F-00031-10	ESSEX
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A.	CANN, ELIZABETH	F-02255-10	BURLINGTON
Phelan, Hallinan & Diamond	Wells Fargo Bank, N.A.	CUELLAR, XIOMARA	F-042355-10	BERGEN
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A. Wells Fargo Bank, NA DBA Americas Servicing Company	CURTIS, JR., DON K.	F-62825-09	ATLANTIC
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A.	FARHOUD, FAIZA S.	F-49834-09	PASSAIC
Phelan, Hallinan & Diamond	WELLS FARGO BANK, NA DBA AMERICAS SERVICING COMPANY	FIGUEROA, CARLOS E.	F 056708 10	ESSEX
Phelan, Hallinan & Diamond	US BANK NATIONAL ASSOCIATION AS TRUSTEE	GALVEZ, JUAN	F-13106-10	PASSAIC
Phelan, Hallinan & Diamond	Wells Fargo Bank, N.A. DBA America's Servicing Company	JOSE, ANDERSON	F-26582-09	SOMERSET
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A.	LAGA, ANDREW	F-46899-08	BERGEN
Phelan, Hallinan & Diamond	WELLS FARGO BANK, NA DBA AMERICAS SERVICING COMPANY	LAM, TUYET	F-29607-10	UNION
Phelan, Hallinan & Diamond	WELLS FARGO BANK, NA DBA AMERICAS SERVICING COMPANY	MUSCHEL, KALMAN	F-06773-10	MERCER
Phelan, Hallinan & Diamond	Wells Fargo Bank, N.A. DBA America's Servicing Company	PORRAS, WILLIAM	F-039939-10	HUDSON
Phelan, Hallinan & Diamond	WELLS FARGO BANK, NA DBA AMERICAS SERVICING COMPANY	RIVERA, JORGE	F-45680-08	HUDSON
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A. DBA AMERICAS SERVICING COMPANY	ROSENBAUM, DAVID	F-13119-10	CAMDEN
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A.	SILBERLIGHT, KATHY	F-9179-09	MIDDLESEX
Phelan, Hallinan & Diamond	WELLS FARGO FINANCIAL NEW JERSEY, INC.	SPENCER, JONATHAN A.	F-047648-10	MONMOUTH
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A.	STANKEWICZ, LAWRENCE	F-08576-10	BERGEN
Phelan, Hallinan & Diamond	WELLS FARGO BANK, N.A.	TRAN, PHU V.	F-053180-10	OCEAN
Phelan, Hallinan & Diamond	WELLS FARGO BANK, NA DBA AMERICAS SERVICING COMPANY	TROISI, JAMES	F-31484-10	ESSEX
Phelan, Hallinan & Diamond		ZORRILLA, AGUEDA	F-19950-09	MIDDLESEX
	HSBC Bank USA, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Asset-Backed Pass- Through Certificates Series 2007-PA6		F-38607-09	ATLANTIC COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for WFMBS 2003-01	ABBAMONDI, GARY		CAMDEN COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	AKINOLA, OLUFEMI	F-31246-10	BURLINGTON COUNTY
Zucker, Goldberg & Ackerman		ATKINSON, GRETCHEN	F-57122-09	COUNTY
	HSBC Bank USA, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates Series 2006-AR10		F-29815-10	SOMERSET COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	BALOUMA, OMAR		
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	BIENAIME, EVELYN	F-31385-09	UNION COUNTY CAPE MAY COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	BONANNI, JOSEPH	F-1191-09	
	U.S. Bank National Association, as Trustee for the holders of Citigroup Mortgage Loan Trust Inc., Asset-Backed Pass- Through Certificates, Series 2005-WF1		F-63742-09	ESSEX COUNTY
Zucker, Goldberg & Ackerman		BRADY, DENISE		

Foreclosure Plaintiff's Counsel	Foreclosure Plaintiff	Foreclosure Defendant	Docket #	County
Zucker, Goldberg & Ackerman	HSBC Bank USA, National Association as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2007-7	BRANT, TIMOTHY	F-35109-09	MONMOUTH COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for CMLTI 2007-WFHE3	BROWN, MACK	F-33377-09	CAMDEN MIDDLESEX COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	BUENO, LUIS	F-31326-09	ESSEX COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	CALICE, ANTHONY	F-4260-09	ESSEX COUNTY
Zucker, Goldberg & Ackerman	Federal Home Loan Mortgage Corporation	CIFRODELLO, ROBERT	F-26140-10	OCEAN COUNTY MERCER COUNTY
Zucker, Goldberg & Ackerman	Federal Home Loan Mortgage Corporation	CORDOVA, DOMINIC	F-042225-10	PASSAIC COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	DE LEON, ARGENIO	F-038759-10	CAMDEN COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	DELANEY, DONNA	F-32586-10	CAMDEN COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for the registered holders of Citigroup Mortgage Loan Trust 2006-WF1, Asset-Backed Pass-Through Certificates, Series 2006-WF1	DEPASQUALE, STACEY	F-57875-09	BERGEN COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for CMLTI 2007-WFHE2	DORIO, LINDA	F-27711-10	GLOUCESTER COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for CMLTI 2007-WFHE3	FAJARDO, MIRIAM	F-2319-09	BERGEN COUNTY
Zucker, Goldberg & Ackerman	Deutsche Bank National Trust Company, as Trustee for the holders of GSAA Home Equity Trust 2005-1, Asset-Backed Certificates, Series 2005-1	FESTA, SANDRA	F-5164-10	ATLANTIC COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for Structured Asset Securities Corporation Trust 2006-WF3	GILLINGHAM, MICHAEL	F-32759-09	GLOUCESTER COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	GREEN JR., ROBERT	F-62480-09	GLOUCESTER COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	GREENFIELD, HAROLD	F-26115-10	SUSSEX COUNTY
Zucker, Goldberg & Ackerman	Deutsche Bank National Trust Company, as Trustee for Sound View Home Loan Trust 2006-3	GREER, DEBORAH	F-042305-10	BURLINGTON COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for CSFB HEAT 2006-4	HENDERSON-CISSE, IVY	F-3687-09	MIDDLESEX COUNTY
Zucker, Goldberg & Ackerman	HSBC BANK USA, NATIONAL ASSOCIATION, as Trustee for SARM 2005-4	HENRY, HYACINTH	F-44585-09	MIDDLESEX COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, NA	HOPKINS, HARRY	F-054569-10	CAMDEN COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for the SASCO 2005-RF6	JONES, JOHN	F-1076-10	OCEAN COUNTY
Zucker, Goldberg & Ackerman	Wachovia Mortgage Corporation	KAPUR, KAVITA	F-2909-09	HUDSON COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for CMLTI 2007-WFHE1	KELLY, JAMES	F-047079-10	MERCER COUNTY
Zucker, Goldberg & Ackerman	U.S. Bank National Association, as Trustee for Wells Fargo Asset Securities Corporation, Mortgage Pass-Through Certificates Series 2006-AR6	KIM, HYUM	F-22031-09	BERGEN COUNTY
Zucker, Goldberg & Ackerman	Federal Home Loan Mortgage Corporation	KOGAN, ILYA	F-044133-10	ESSEX COUNTY
Zucker, Goldberg & Ackerman	Wachovia Mortgage Corporation	KOOGER, PETER	F-21442-09	SUSSEX COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for CASB Mortgage-Backed Pass-Through Certificates, Series 2006-4	LEGROS, MARIE	F-4157-09	BERGEN COUNTY
Zucker, Goldberg & Ackerman	Federal Home Loan Mortgage Corporation	LEPORE, EDWARD	F-051615-10	OCEAN COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for J.P. Morgan Mortgage Acquisition Trust 2006-WF1	LIPMAN, MICHAEL	F-30763-09	BURLINGTON COUNTY
Zucker, Goldberg & Ackerman	Deutsche Bank National Trust Company, as Trustee for BCAPB LLC Trust 2007-AB1	LOPEZ, ARACELY	F-32250-09	UNION COUNTY

Foreclosure Plaintiff's Counsel	Foreclosure Plaintiff	Foreclosure Defendant	Docket #	County
Zucker, Goldberg & Ackerman	HSBC Bank USA, National Association, as Trustee for WFHET 2006-2	MAIAH, NASAR	F-20624-09	ATLANTIC COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, NA US Bank National Association as successor Trustee to Wachovia Bank, N A, as Trustee for GSMP5 2005-RP3	MILLER, LESLEY	F-38966-09	CUMBERLAND COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for SASCO 2007-WF2	NEMETH, AMANDA	F-036692-10	BURLINGTON COUNTY
Zucker, Goldberg & Ackerman	HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Equity Trust 2004-2	NEWSOME, JASON	F-40190-09	MERCER COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	OLSEN, GLEN	F-25794-09	MONMOUTH COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, NA	PAZ, RODOLFO	F-056437-10	ESSEX COUNTY
Zucker, Goldberg & Ackerman	Wachovia Bank of Delaware, NA	POLANCO, RAFAEL	F-65080-09	UNION COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	PREMPERH, HUBERT	F-29016-10	CAMDEN COUNTY
Zucker, Goldberg & Ackerman	Wachovia Bank, National Association, as Trustee for the holders of MASTR Alternative Loan Trust 2004-6	RICCIARDELLI, MICHAEL	F-1496-10	GLOUCESTER COUNTY
Zucker, Goldberg & Ackerman	Wachovia Mortgage Corporation	RIVAS, JUAN	F-45407-09	ESSEX COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, NA US Bank National Association, as Trustee for WFMBS 2004-DD	ROGERS, SHERRY	F-32402-10	MERCER COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A. US Bank National Association, as Trustee for J.P. Morgan Mortgage Acquisition Trust 2006-WF1	ROMERO, ROSANNA	F-25252-09	BERGEN COUNTY
Zucker, Goldberg & Ackerman	Wachovia Mortgage Corporation US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2	SAGALOV, MICHAEL	F-1087-10	BERGEN COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	SALAZAR, CARLOS	F-29146-09	PASSAIC COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for the holders of Citigroup Mortgage Loan Trust Inc., Asset-Backed Pass-Through Certificates, Series 2005-WF2	SAVIO, LINDA	F-4254-09	OCEAN COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE4	SCUMACI, PETER	F-47602-09	MORRIS COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for the registered holders of Citigroup Mortgage Loan Trust 2006-WF1, Asset-Backed Pass-Through Certificates, Series 2006-WF1	SEBASTIANI, ROCCO	F-29216-10	ATLANTIC COUNTY
Zucker, Goldberg & Ackerman	Wachovia Mortgage Corporation	SHANAA, ALI	F-52555-09	MIDDLESEX COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	SHEARN, ROBERT III	F-039528-10	CAMDEN COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	SIMONE, RENEE	F-8835-09	SUSSEX COUNTY
Zucker, Goldberg & Ackerman	Wachovia Mortgage Corporation	STUDSTILL, WILLIAM	F-057224-10	CUMBERLAND COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	TAIMANGLO, JOHN	F-30534-10	ATLANTIC COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	TAYLOR, DWAYNE	F-035335-10	CAMDEN COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, N.A.	TERRONES, DELFINO	F-044295-10	ATLANTIC COUNTY
Zucker, Goldberg & Ackerman	Wells Fargo Bank, NA US Bank National Association, as Trustee for J.P. Morgan Mortgage Acquisition Trust 2006-WF1	TESCHNER, TIMOTHY	F-62646-09	CAMDEN COUNTY
Zucker, Goldberg & Ackerman	Wilmington Trust Company, as successor Trustee to Bank of America, National Association (successor by merger to LaSalle Bank, National Association) as Trustee for LXS 2007-1	THOMAS, GREGORY	F-3254-09	BURLINGTON COUNTY
Zucker, Goldberg & Ackerman	Federal Home Loan Mortgage Corporation	TORRES, DEIFA	F-30504-09	PASSAIC COUNTY
Zucker, Goldberg & Ackerman	Federal Home Loan Mortgage Corporation	TORRES, PAUL	F-037098-10	ATLANTIC COUNTY
Zucker, Goldberg & Ackerman	Wachovia Mortgage Corporation	TRINCA-WELCH, DENISE	F-55319-09	SUSSEX COUNTY
Zucker, Goldberg & Ackerman	Federal Home Loan Mortgage Corporation	VANDUZEE, ROBERT	F-32598-10	ATLANTIC COUNTY

<u>Foreclosure Plaintiff's Counsel</u>	<u>Foreclosure Plaintiff</u>	<u>Foreclosure Defendant</u>	<u>Docket #</u>	<u>County</u>
Zucker, Goldberg & Ackerman	Wachovia Mortgage Corporation	VASQUEZ, ADOLFO	F-041982-10	PASSAIC COUNTY
Zucker, Goldberg & Ackerman	Deutsche Bank National Trust Company, as Trustee for BCAPB LLC Trust 2007-A81	VENUTI, ANNETTE	F-31691-10	ATLANTIC COUNTY
Zucker, Goldberg & Ackerman	US Bank National Association, as Trustee for J.P. Morgan Mortgage Acquisition Trust 2006-WF1	WOJTOWICZ, AGNIESZKA	F-037939-10	MIDDLESEX COUNTY
Zucker, Goldberg & Ackerman	U.S. Bank National Association, as Trustee for WFASC 2003-9	ZUVICH, RICHARD	F-10568-10	OCEAN COUNTY