

Court of Appeals, Division One

Civil Appeal

1 CA-CV 25-0076 TRIFECTA v. CT INVESTMENTS et al.

Table with 2 columns: Appellate Case Information (Case Filed: 23-Jan-2025, Case Closed:), Dept/Composition (Department E, Hon. Michael J Brown, Hon. Veronika Fabian, Hon. Cynthia J Bailey)

Consolidated with: 1 CA-CV 25-0210

Side 1. TRIFECTA, LLC, a Delaware limited liability company, Plaintiff/Appellee (Litigant Group) TRIFECTA

- Trifecta LLC Attorney for: Plaintiff/Appellee Richard C Gramlich, Esq. (AZ Bar No. 14449) Timothy J Berg, Esq. (AZ Bar No. 4170) Emily Ayn Ward, Esq. (AZ Bar No. 29963)

Side 2. CT INVESTMENTS NORTH, LLC, an Arizona limited liability company; JAMES B. PATTERSON and JANE DOE PATTERSON, husband and wife; NORTHER ARIZONA TITLE AGENCY, LLC, an Arizona limited liability company, Defendant/Appellant (Litigant Group) CT INVESTMENTS

- CT Investments North LLC Attorneys for: Defendant/Appellant Jared L Sutton, Esq. (AZ Bar No. 28887) Lawrence A Kasten, Esq. (AZ Bar No. 20204)

(Litigant Group) JAMES B. PATTERSON

- James B Patterson Attorneys for: Defendant/Appellant Patterson Jason J Bliss, Esq. (AZ Bar No. 18246) Jared L Sutton, Esq. (AZ Bar No. 28887) Lawrence A Kasten, Esq. (AZ Bar No. 20204)

(Litigant Group) NORTHERN ARIZONA TITLE AGENCY, LLC

- Northern Arizona Title Agency LLC Attorneys for: Defendant/Appellant Northern Wade M Burgeson, Esq. (AZ Bar No. 15650) Jared L Sutton, Esq. (AZ Bar No. 28887) Lawrence A Kasten, Esq. (AZ Bar No. 20204)

CASE STATUS

Apr 8, 2026.....Pending in ASC

Table with 6 columns: PREDECESSOR CASE(S), Cause/Charge/Class, Judgment/Sentence, Judge, Role <Comments>, Trial, Dispo

Table with 2 columns: DESCENDENT CASE(S), Cause/Charge/Class

CASE DECISION

Table with 2 columns: 09-Mar-2026 MEMORANDUM DECISION (Veronika Fabian, Michael Brown, Cynthia Bailey) and Filed: 09-Mar-2026 (Decision Disposition: Reversed, Remanded)

DECISION APPLIES TO THE FOLLOWING OTHER CASE(S) 1 CA-CV 25-0210 TRIFECTA v. CT INVESTMENTS, et al.

57 PROCEEDING ENTRIES

- 1. 23-Jan-2025 FILED: Clerk's Notice to Counsel and/or Parties Re: Notice of Appeal
2. 23-Jan-2025 FILED: Clerk's Affidavit of Service of Notice of Appeal

Court of Appeals, Division One**Civil Appeal****1 CA-CV 25-0076****TRIFECTA v. CT INVESTMENTS et al.****57 PROCEEDING ENTRIES**

3. 27-Jan-2025 ORDERED: Staying this appeal until further order. The court anticipates lifting the stay when it receives the record and will address all due dates at that time. FURTHER ORDERED: The court will enter a separate order into the record when the court lifts the stay. That order will address any due dates after the court receives the record, including due dates for transcripts and briefs. Hon David B Gass - Author
4. 3-Feb-2025 FILED: e-Record on Appeal: S0300CV202100445
Instruments/Minute Entries
Exhibits: None sent with e-Record
5. 3-Feb-2025 FILED: Index of Record, Notice of Appeal from Coconino County Superior Court filed 12/13/24
6. 7-Mar-2025 FILED: e-Record on Appeal: S0300CV202100544
Instruments/Minute Entries
Exhibits: None
7. 10-Mar-2025 ORDERED: Lifting the stay in this appeal. FURTHER ORDERED: Directing the Clerk of the Court to issue the Appellate Clerk's Notice. Hon David B Gass - Author
8. 11-Mar-2025 FILED: Appellate Clerk Notice re: Appellant's Fee/Case Management Statement/Brief Due
9. 13-Mar-2025 FILED: Notice of Payment of Filing Fee (James B. Patterson); Certification of Service (Appellant Patterson)
10. 13-Mar-2025 FILED: Notice of Payment of Filing Fee (Northern Arizona Title, LLC); Certificate of Service (Duplicate) (Appellant Northern)
11. 13-Mar-2025 FILED: Notice of Payment of Filing Fee (CT Investments North, LLC); Certificate of Service (Appellant CT)
12. 18-Mar-2025 FILED: Additional Record on Appeal:
Physical Exhibits Hering Date 8/15/24-8/22/24 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 53, 54, 55, 58, 60, 64, 65, 67, 69, 72, 73, 74, 75, 76, 78, 79, 80, 81, 82, 86, 88, 89, 90, 91, 93, 95, 96, 97, 98, 99, 100, 101, 103, 104, 106, 107, 108, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 143, 148, 149, 158, 159, 160, 162, 164, 165, 168, 170, 173, 178, 179, 183, 184, 185, 186, 187, 189, 190, 191, 194, 195, 196, 197, 198, 199, 202, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227
13. 19-Mar-2025 RECEIPT No.: 2025-00273 ; \$330.00, Authorization: #78002218094, Applied to: CT INVESTMENTS - Class A Filing Fee (\$330.00) Paid for: Papetti Samuels Weiss LLP - By nCourt LLC
14. 19-Mar-2025 RECEIPT No.: 2025-00274 ; \$330.00, Authorization: #78002218094, Applied to: JAMES B. PATTERSON - Class A Filing Fee (\$330.00) Paid for: Papetti Samuels Weiss LLP - By nCourt LLC
15. 19-Mar-2025 RECEIPT No.: 2025-00275 ; \$330.00, Authorization: #78002218094, Applied to: NORTHERN ARIZONA TITLE AGENCY, LLC - Class A Filing Fee (\$330.00) Paid for: Papetti Samuels Weiss LLP - By nCourt LLC
16. 25-Mar-2025 FILED: Stipulated Motion to Consolidate; Certificate of Service (Appellant)
17. 1-Apr-2025 FILED: Appellants' Case Management Statement (Appellants CT, Patterson and Northern)
18. 4-Apr-2025 ORDERED: Stipulated Motion to Consolidate (Appellant) = GRANTED and consolidating cases 1 CA-CV 25-0076 and 1 CA-CV 25-0210. Case no. 1 CA-CV 25-0076 is designated the primary number, and all future documents filed in this appeal must use the caption shown on this order. FURTHER ORDERED: The opening brief in this consolidated appeal is due by 05/19/2025. If the brief is not timely filed, this court will dismiss this appeal. Melina Brill ProTem Judge - Author
19. 9-Apr-2025 FILED: Appellate Clerk Notice re: Appellee's Fee; Appellants' Brief Due
20. 9-Apr-2025 FILED: Settlement Conference Program Notice
21. 9-Apr-2025 FILED: Notice of Payment of Filing Fee; Certificate of Service (Appellee)
22. 15-Apr-2025 RECEIPT No.: 2025-00393 ; \$165.00, Authorization: #05014090744, Applied to: TRIFECTA - Class B Filing Fee (\$165.00) Paid for: Tiffany & Bosco PA - By nCourt LLC
23. 30-Apr-2025 FILED: Reporter's Transcript - 08/16/2024 - Jury Trial-Day 2 (Diane Otto) (Appellant CT)
24. 30-Apr-2025 FILED: Reporter's Transcript - 08/19/2024 - Jury Trial-Day 3 (Diane Otto) (Appellant CT)
25. 30-Apr-2025 FILED: Reporter's Transcript - 08/21/2024 - Jury Trial-Day 4 (Diane Otto) (Appellant CT)
26. 2-May-2025 FILED: Unopposed Motion for Procedural Order Extending Briefing Deadlines; Certificate of Service (Appellant CT)
27. 5-May-2025 ORDERED: Unopposed Motion for Procedural Order Extending Briefing Deadlines (Appellant CT) = GRANTED and extending the time to file the opening briefs from 05/19/2025 to 07/15/2025. If the briefs are not timely filed, the court will dismiss this appeal. Melina Brill ProTem Judge - Author
28. 13-May-2025 FILED: Reporter's Transcript - 08/21/2024 - Jury Trial - Day 5 (Diane Otto) (Appellant)

Court of Appeals, Division One**Civil Appeal****1 CA-CV 25-0076****TRIFECTA v. CT INVESTMENTS et al.****57 PROCEEDING ENTRIES**

29.	17-Jun-2025	FILED: Reporter's Transcript - 08/22/2024 - Jury Trial - Day 6 (Diane Otto) (Appellant CT)
30.	17-Jun-2025	FILED: Reporter's Transcript - 08/23/2024 - Jury Trial - Day 7 (Excerpt) (Diane Otto) (Appellant CT)
31.	18-Jun-2025	FILED: Unopposed Second Motion for Procedural Order Extending Briefing Deadlines; Certificate of Service (Appellant CT)
32.	18-Jun-2025	ORDERED: Unopposed Second Motion for Procedural Order Extending Briefing Deadlines (Appellant CT) = GRANTED. Due date EXTENDED from 07/15/2025 to 08/01/2025. If the briefs are not timely filed, the court will dismiss this appeal. Steven C Lawrence ProTem Judge - Author
33.	30-Jul-2025	FILED: Notice of Appearance and Notice of Substitution of Counsel within Firm; Certificate of Service (Appellant)
34.	1-Aug-2025	FILED: Appellants' Opening Brief; Certificate of Compliance; Certificate of Service (Appellant CT)
35.	1-Aug-2025	FILED: Defendants'/Appellants' Appendix in Support of Opening Brief (Appellant CT)
36.	11-Aug-2025	FILED: Notice of Appearance of Additional Counsel of Record; Certificate of Service (Appellee)
37.	21-Aug-2025	FILED: Reporter's Transcript - 08/15/2024 - Jury Trial - Day 1 (Diane Otto) (Appellant)
38.	22-Aug-2025	FILED: Appellee's Unopposed Motion for Procedural Order to Extend Deadline for Filing Answering Brief; Certificate of Service of Appellee's Unopposed Motion for Procedural Order to Extend Deadline for Filing Answering Brief (Appellee)
39.	22-Aug-2025	ORDERED: Appellee's Unopposed Motion for Procedural Order to Extend Deadline for Filing Answering Brief (Appellee) = GRANTED. Due date EXTENDED from Wednesday, 09-10-2025 to Friday, 10-10-2025. If the brief is not timely filed, the court will submit this appeal for decision on the record and the opening brief. Melina Brill ProTem Judge - Author
40.	10-Oct-2025	FILED: Answering Brief of Appellee Trifecta, LLC; Certificate of Compliance for Answering Brief of Appellee Trifecta, LLC; Certificate of Service of Answering Brief of Appellee Trifecta, LLC (Appellee)
41.	15-Oct-2025	FILED: Unopposed Motion for Procedural Order to Extend Deadline for Filing Reply Brief; Certificate of Service (Appellant)
42.	16-Oct-2025	ORDERED: Unopposed Motion for Procedural Order to Extend Deadline for Filing Reply Brief (Appellant) = GRANTED. Due date EXTENDED from Thursday, 10-30-2025 to Friday, 11-21-2025. If the brief is not timely filed, the court will submit this appeal for decision on the record and the filed briefs. Steven C Lawrence ProTem Judge - Author
43.	21-Nov-2025	FILED: Appellants' Reply Brief; Certificate of Compliance; Certificate of Service (Appellant CT)
44.	1-Dec-2025	FILED: Appellee's Request for Oral Argument; Certificate of Service of Appellee's Request for Oral Argument (Appellee)
45.	12-Dec-2025	ORDERED: Appellee's Request for Oral Argument (Appellee) = GRANTED. Hon Randall M Howe - Author
46.	26-Dec-2025	CLNDR: MONTHLY COURT CASE CALENDAR, Department E, 2-19-26, 09:30 am, COURTROOM 2.
47.	2-Jan-2026	FILED: Memorandum – to Clerk of Superior Court Re: any additional record not already transmitted due within 10 days
48.	6-Jan-2026	FILED: Memorandum: Judge Bailey for Judge Weinzweig (Chief Judge Howe)
49.	6-Jan-2026	FILED: Supplemented Superior Court e-Record with Revised Index of Record
50.	22-Jan-2026	FILED: Notice of Oral Argument
51.	6-Feb-2026	FILED: Return Receipt for Notice of Oral Argument, signed by Lawrence A. Kasten, on 02/06/2026 (Appellant Northern)
52.	9-Feb-2026	FILED: Return Receipt for Notice of Oral Argument, signed by Timothy J. Berg, on 02/09/2026 (Appellee)
53.	19-Feb-2026	FILED: Sign-in Sheet/Case is Under Advisement as of 02/19/2026
54.	9-Mar-2026	MEMORANDUM DECISION (Reversed, Remanded) Hon Veronika Fabian - Author; Hon Michael J Brown - Concur; Hon Cynthia J Bailey - Concur
55.	9-Mar-2026	FILED: Decision Distribution Notification
56.	8-Apr-2026	FILED: Email Notice from ASC re: Petition for Review filed 04/08/2026; request for partial record
57.	14-Apr-2026	FILED: Letter forwarding partial record to Arizona Supreme Court