



1 **0054**

2 LINDSEY LICARI
3 9564 SCORPION TRACK CT
4 LAS VEGAS, NV 89178
5 7025776657
6 LINDSEYLICARI14@AOL.COM

7 Plaintiff/ Defendant, In Proper Person

8 **Eight Judicial District Court**

9 **CLARK COUNTY, NEVADA**

10 LINDA PERDUE also known as LINDA NAW, an
11 individual, NAW REAL ESTATE INC, a Nevada
12 Corporation;

13 Plaintiff(s),

14 vs.

15 LINDSEY LICARI, an individual

16 Defendant(s).

Case No.: A-18-786141-C

Dept. No.: 17

HEARING REQUESTED

17 **MOTION FOR SUMMARY JUDGEMENT**

18 Pursuant to NRCP 56, Defendant, LINDSEY LICARI appearing pro sec, submits this
19 motion to demonstrate to the Court that there is no genuine issue of material fact in this case and
20 that DEFENDANT, LINDSEY LICARI is entitled to summary judgement as matter of law.

21 This Motion is based upon and supported by the following Memorandum of Points and
22 Authorities, the pleadings and papers on file, the affidavits and exhibits attached hereto, and any
23 argument that the Court may allow at the time of hearing.
24

1 DATED this __19__ day of _____September_____, 2020__.

2 Pursuant to NRS 53.045, I declare under penalty of
3 perjury that the foregoing is true and correct.

4 *Lindsey Licari*

_____ (signature)

5 LINDSEY LICARI
6 9564 SCORPION TRACK CT
7 LAS VEGAS, NV 89178
8 7025776657

LINDSEYLICARI14@AOL.COM

Defendant, In Proper Person

9
10 **NOTICE OF MOTION**

11 YOU AN EACH OF YOU, WILL PLEASE TAKE NOTICE that the undersign will
12 bring the foregoing MOTION FOR SUMMARY JUDGEMENT on for hearing before the above-
13 entitled Court on the 19 day of September, 2020, 11:00 am of said date, in Department 17.

14 Dated this 19 Day of September, 2020.

15 Respectfully submitted by:

16 Lindsey Licari

17 Defendant, Pro Sec

18
19 **MEMORANDUM OF POINTS AND AUTHORITES**

20 **I. STATEMENT OF FACTS**

21 The following facts are not in dispute:

- 22 1. It is a fact that Ms Licari did not attend the Closing for property 9564 Scorpion
23 Track Ct. Las Vegas, NV 89178. **Exhibit 1**

- 1 2. Its is a fact that Plaintiff, Linda Naw violated NRS 205.372 1 (a) Linda Naw has
2 knowingly made false statements concerning material fact and knowingly
3 concealed and failed to disclose to Ms. Licari that she would not be on the Title of
4 the home. **Exhibit 2 R-10 -R14**
- 5 3. Shumway Van and Linda Naw, knowingly filed this case after submitting false
6 statements to GLVAR in respondent Docs 18343E, then filed this frivolous
7 complaint to avoid the hearing set by GLVAR. **Exhibit 2 R5-R8**
- 8 4. It is a Fact that Plaintiff, Linda Naw violated NRS 205.372 1 (b) Linda Naw
9 knowingly facilitated a closing in which she knowingly closed on the marital
10 home without Ms. Licari present and consenting to the use of the gift letters.
11 **Exhibit 1**
- 12 5. It is a fact that Plaintiff, Linda Naw knowingly misrepresented to Ms. Licari on
13 11/20 that she was representing Mr. Antee and Ms. Licari stating “ *I figured you*
14 *thought I was someone else. Let me know if you have questions. Im looking*
15 *forward to working with you on your new home and mainly the foundations”* Ms.
16 Naw was retained by Ms. Licari and at this point did not know Mr. Antee at all
17 **Exhibit 3.**
- 18 6. It is a fact that Ms. Naw admits to sitting with Bobby Antee at National Title
19 Company on 1/17/2018 without Ms. Licari present, in which she witness the
20 Letter of Agreement that retracted all the gift letters, yet still used the gift letters
21 without consenting with Ms. Licari if she would like to continue with the
22 purchase of the home. **Exhibit 2 R12**
- 23 7. It is a fact the Linda Naw admits in her statement to GLVAR that Ms. Licari did
24 not come to the closing and there was no mobile notary set to Ms. Licari’s
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1 apartment. Linda Naw admits Ms. Licari did not come to the closing and she
2 never spoke to Ms. Licari to continue with the purchase. **Exhibit 2 R12**

3 8. It is a fact that Ms. Licari's name was forged to a Quit Claim Deed on 1/17/2018,
4 making the deed invalid and revokable. **Exhibit 4**

5 9. It is a fact that on 1/17/2018 when the closing occurred on property 9564
6 Scorpion Track Ct Las Vegas, NV 89178 that there were two notaries, again
7 proving that Ms. Licari was not at the closing and Melanie Treanor, also
8 slandered Title by notarizing the Deed of Trust at Bobby Antee's Sole and
9 Separate Property. **Exhibit 5**

10 10. It is a fact that Linda Naw Violated NRS 205.372 (c) in which she received
11 proceeds from the mortgage lending transaction that resulted from violation of
12 NRS 205.372 (c) (a) (b) .

13 11. It is a fact that Linda Naw violated NRS 205.372 (d) by conspiring with National
14 Title Company , Bobby Antee, and encouraged Bobby to continue to conceal her
15 actions concerning the fraud at the closing. **Exhibit 2**

16 12. It is a fact that Nikki Bott and Nikki Sikalis are the same person. **Exhibit 6**

17 13. It is a fact that Nikki Bott was the Escrow Agent for the loan for 9564 Scorpion
18 Track Ct. Las Vegas, NV 89178. Nikki Bott Notarized her own escrow file
19 making the Deed of Trust invalid **Exhibit 6**

20 14. It is a fact that Ms. Licari was told she would be listed on title by Linda Naw.
21 **Exhibit 7**

22 15. It is a Fact that Mr. Antee admitted Ms. Licari was not present at the closing for
23 9564 Scorpion Track ct Las Vegas, NV 89178. **Exhibit 2**

1 16. It is a fact that Plaintiff, Linda Naw knowingly filed with the country recorder a
2 document she knew to be false, and was a clear misrepresentation concerning
3 material facts.

4 17. Pursuant to NRS 205.372 (6) Linda Naw has violated multiple offenses of clear
5 and concise Mortgage Fraud and should be punished with a civil penalty of \$5000
6 for each offense in which Ms. Licari is entitle to recover in civil action.

7 18. Pursuant to NRS 205.372 (7) Ms. Licari is the holder of beneficial interest in
8 which the fraud was committed against her which included Valley West
9 Mortgage, and Bobby Antee so legally the interest of the home goes to Ms. Licari
10 as well as damages, restitution, and attorney fees and costs.

11 19. On November 27, 2018 Linda Naw confirms Ms. Licari introduced her to Mr.
12 Antee and she was again using Ms. Licari as her Point of Contact. **Exhibit 2**

13 20. On December 24, 2017 Ms Naw Confirms again in conversations only with Ms.
14 LiCari, *“Don’t ever be sorry! I totally get understand. So Since they got appraisal*
15 *back last Thursday lender is finalizing your loan package to submit for final*
16 *approval. This takes 3-5 days then they draw your signing docs. Im Hoping we*
17 *can close you by the 12th. I know its not that much earlier but by the time they*
18 *agreed to let us close earlier, it was a lil late. We put a stop on the appraisal*
19 *rush.”* Again confirming Ms. Licari was signing the Deed of Trust at closing,
20 never discussing a Quit Claim. **Exhibit 7**

21 21. On December 24, 2017 Ms Naw states in communications with only Ms. Licari “
22 *Yes once the loan docs are delivered at title, you both will have to go in and sign.*
23 *You are not on the loan but since you guys are married you will need to sign the*
24 *deed. Once you sign, we canclose within 24 hours.”* This confirms again that all

1 gift letters executed by Ms. Licari were done with the belief that Ms. Licari
2 would be listed on the Deed as Promised by Ms. Naw. Had Ms. Naw ever
3 disclosed that Ms. Licari would not be listed on Title Ms. Licari would not have
4 executed the gift letters. Again violating NRS 205.372 (a) (b) (c) (d) (e) **Exhibit 7**

5 22. On January 8, 2018 Ms. Naw asked Ms. Licari “ *Lindsey – question: did you drop*
6 *your maiden name or did you hyphn “Licari-Antee”.* *Weird question sorry but*
7 *there’s a reason”* Ms. Naw clearly knew Ms. Licari surrendered her Maiden
8 name ID to Nevada DMV December 26, 2017 so she again knowingly slandered
9 title by recording the Deed of Trust as Bobby Antee’s Sole and Separate Property.

10 **Exhibit 8**

11 23. Ms. Naw then violated NRS 205.372 (d) by conspiring with Shumway Van to file
12 a false defamation case to separate herself from her codefendants. They withheld
13 material facts of the transaction, to favor Plaintiff, Linda Naw in which Linda
14 Naw and Shumway Van have encourage Mr. Antee to forsake his wife and
15 conceal their crimes. **Exhibit 2**

16 24. Ms. Naw then violated NRS 205.372 (e) by conspiring with Nikki Bott an
17 National Title Company to conceal the forgery, and alter her testimony to provide
18 false statements about Ms. Licari. **Exhibit 2**

19 25. It is a fact that Plaintiff Linda Naw, breached her fiduciary duties by referring Mr.
20 Antee to Shumway Van.

21 26. On January 15, 2018 Ms. Licari cancels the purchase of the property stating “*We*
22 *Can cancel and we will talk to the lender bout our earnest money because this did*
23 *not close in the 21 days promised a we now need to go find a place to live. Thank*
24 *you for your help.”* **Exhibit 9**

1 27. On January 15, 2018 Linda Naw responded “ Lindsey I just forwarded you the
2 CD and lender COO contract. Drafting Cancellation Now. “ in which Ms. Licari
3 responded “Thx”. After canceling Ms. Naw never spoke to Ms. LiCari until
4 1/16/2018 in which Ms. Licari ignored her. Ms. Naw nor Mr. Antee spoke to Ms.
5 Licari at all on 1/16/2018 to ever get her approval to continue with the purchase.
6 Ms. Naw then Text Ms. Licari again on 1/17/2018 at 1.05pm stating “ *Hi*
7 *Lindsey- Bobby said you’re trying to resend the gift letter. Can you just snap a*
8 *photo of it and text it to me?*” On January 17, 2018 Ms. Licari responded with a
9 screen shot of the duplicate gift letter, with the belief that she would be able to
10 finally review the loan docs she had been requesting. This again proves Ms. Licari
11 was never at the Title Company with Linda Naw nor Bobby Antee and Bobby
12 Antee was already at work at 1:05pm when Ms. Naw Text Ms. Licari in which he
13 did not get off work until 8pm so lied to the court about Ms. Licari being present
14 at the closing. Ms. Naw then sent Ms. Licari the Closing Disclosure on 1/15/2018,
15 and then closed on the home 1/17/2018 not giving Ms. LiCari the right to 3 days
16 to review the CD with counsel. **Exhibit 10**

17 28. It is a fact that no one ever ran Ms. Licari’s credit, nor did any one ever tell her
18 she would not be listed on title. When Ms. Licari found out about the forgery
19 from Respondent docs presented by Linda Naw she texted Linda Naw, in which
20 Linda Naw said nothing of a Quit Claim and blew her off to her broker. Then
21 made a public statement denying her actions and bashing Ms. LiCari, making
22 racist reference to Ms. Licari as “These People”, yet she has been supporting
23 Bobby and his lies for 3 years. **Exhibit 11**

11. STANDARD FOR SUMMARY JUDGMENT

1 NRSP 56 (C) states in relevant part that “[t]he judgment sought shall be
2 rendered forthwith if the pleadings, depositions, answers to interrogatories, and
3 admissions on file, together with affidavits, if any, show that there is no genuine
4 issue as to any material fact and that the moving party is entitled to a judgement
5 as a matter of law. “ (Emphasis added) *Schmidt v. Washoe County, 159 P. 3d*
6 *1099,1103 (Nev 2007)* (Summary judgement is only appropriate if the pleadings
7 and other evidence on file, views in the light most favorable to the nonmoving
8 party, demonstrate that no genuine issue of material fact remains in dispute and
9 the moving party is entitled to judgment as a matter of law.”

11 **II. ARGUMENT**

12 In the present case, there is no genuine issue of material fact, as discussed below,
13 and Defendant, Lindsey Licari is entitled to judgement as a matter of law because:
14 In the State of Nevada it is Law that a Married Man cannot purchase a home as his
15 Sole and Separate Property without the consent of his wife. In which Ms. LiCari was
16 not present, and did not sign a Quit Claim allowing title to be drafted as his own
17 property in which he contributed nothing to the purchase of the home. Ms. Naw
18 proceeded to close on 9564 Scorpion Track Ct Las Vegas, NV 89178 without Ms.
19 Licari present, knowingly slandering the Title of the home. Ms. Naw and Mr. Antee
20 then provided a statement to GLVAR again violating NRS 205.372 (a) (b) (d) lying
21 about the dealings with Ms. Licari, but also admitting Ms. Licari was not at the Title
22 Company and communicating via text and email, which again confirms Ms. Licari’s
23 testimony that she was not at the closing and did not approve of the purchase of the
24 home. Ms. Licari has provided clear and concise evidence that Linda Naw has

1 committed multiple violations in which Ms. Licari is entitled to damages, restitution,
2 and 3 times her losses per NRS 598D.110 (a) and the Clear Title to 9564 Scorpion
3 Track ct Las Vegas, NV 89178. Ms. Naw and her counsel have abused the legal
4 system to conceal their crimes. Jennings and Fulton knowingly filed both civil
5 complaints in the wrong courts as these are not issues of Negligence or Slander, but a
6 issue of Title, which is why Ms. Licari has exercised her legal right to file the proper
7 cause of action in the proper "Business Matters" court with a Judge who specializes in
8 Title issues. Ms. Naw was retained by Ms. Licari, in which she stated several times,
9 that Ms. Licari would be listed on the Title of the home. When Ms. Licari did not
10 show up on 1/17/2018 to close on the home, Linda Naw should have stopped the
11 transaction and contacted Ms. Licari. Ms. Naw chose not to contact and confirm with
12 Ms. Licari that she would like to continue with the purchase, but instead lie to Mr.
13 Antee telling him that Ms. Licari could come in at anytime and add herself later to the
14 deed, clearly violating NRS 205.372 (b) not disclosing to Mr. Antee that it was a
15 much longer and costly process and illegal for him to sign without his wife present
16 and using her money. Ms. Licari was not aware of the forgery or National Title
17 Company until this information was provided by Linda Naw and Bobby Antee. The
18 only people Ms. Licari communicated with was Realtor Linda Naw and Bobby Antee,
19 where Linda Naw admitted in court she was the liaison between the lender and Ms.
20 Licari and Mr. Antee, but never disclosed to Ms. Licari that any portion of her deposit
21 would go to paying debts for Mr. Antee. Mr. Antee simply didnt qualify for a home
22 loan, and rather than Ms. Naw telling him that, she used Ms. Licari's deposit to
23 qualify Mr. Antee for a home he couldn't even afford. Nikki Sikalis Bott slandered
24 Title by notarizing her own escrow file, in which Ms. Naw lied in her statement to
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1 GLVAR stating the Nikki Bott worked for Stewart Title when she clearly saw on the
2 loan documents that Nikki Bott works for National Title and it was an attempt to
3 conceal her actions. Linda Naw is not a good person, she is a liar, and a opportunist
4 who clearly believes she is above the law, and can use her friends to commit crimes
5 without prosecution. Linda Naw and Shumway Van have over litigated these cases
6 for unjust enrichment, embezzlement, and to avoid prosecution and the court should
7 come down on them with the iron fist of the law. Due to the fraud in this case, Ms.
8 Licari lost \$26k in savings that was used without gift letters to pay off Mr. Antee's
9 debts. Ms Naw testified at trial on the behalf o Mr. Antee that she had gift letters for
10 debts, when in fact she did not. Ms. Naw has given multiple statements in which she
11 changes her story over and over again. Ms. Naw has orchestrated the fraudulent
12 closing, unnecessarily litigated and abused the legal system over and over for her own
13 benefit. Ms. Naw then took the fabricated, bias ruling made by Rena Hughes and has
14 slandered Ms. Licari's work and memory of her son. Yet this pathetic woman claims
15 to run her own foundation for Cancer Children, that none of the families even know
16 about, but will ruin one that is truly helping and bringing positivity to our community,
17 to cover up her crimes. Its sick and Ms. Licari prays everyday that God intervenes
18 and lets each person in the situation know that they are not above the law nor the lord.
19 Linda Naw stole from Ms. Licari to even close on the home, then had the nerve to file
20 a complaint and try to take even more than she already stole. Ms. Licari has been
21 taken advantage of by everyone since the loss of her son for the money he left behind
22 to help children still fighting. Not to fund frivolous complaints for people who are
23 beyond greedy and could care less about the suffering of the Cancer families in the
24 Las Vegas Community. A Community that has no state tax to help families in need, a
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1 community that offers no housing for childhood cancer families, so many end up
2 homeless. So why each person in this situation abuses their power to favor those with
3 status or privileged, I pray that none of their children fall pray to Cancer and they
4 truly understand why I fight for the families I serve and why I will never let them
5 slander the legacy of my son. Had Linda Naw and her dirty lawyers only tried to steal
6 the monies Ms Licari was left by her son, Ms. Licari would have never cared about
7 that money, the fact that they tried to steal it and in the process, destroy the memory
8 of Ms. Licari's son and Mr. Antee to mock his death is why we are still in court.
9 Plaintiff Linda Naw was given the opportunity in December 2018 to settle by simply
10 returning her commissions in which she refused believing that her legal team
11 conspiring with Jennings and Fulton and Rena Hughes would earn her a payday she
12 didn't deserve. Not for one second has she nor anyone else cared about the pain and
13 suffering that Ms. Licai was experiencing from the loss of Ayden, the betrayal of
14 Bobby Antee, and the complete disregard by every legal professional involved in this
15 case. For people to put so much value on money that they will destroy resources for
16 children and push a mother who is already suffering from extreme PTSD to struggle
17 further unnecessarily. Ms. Licari asks the court to finally put an end to this nightmare
18 and grant Summary Judgement in favor of Ms. Licari. Ms. Licari is asking for the
19 return of Ms. Naw's commission and 3 times the damages totaling \$46585.00.

21 **Conclusion**

22 Accordingly, Defendant is entitled to judgement in her favor in the amount of
23 \$46585.00

24 Dated this 19 day of 2020

1 Respectfully submitted by:

2 *Lindsey Licari* (Signature)

3 Lindsey Licari

4 Defendant, Pro Sec

5
6
7 **CERTIFICATE OF SERVICE**

8 Pursuant to N.R.C.P. 5(b), I hereby certify that I am Defendant, Lindsey Licari in proper person,
9 and that on the 19th day of September, 2020, I caused a true and correct copy of the foregoing
10 **DEFENDANTS MOTION FOR SUMMARY JUDGEMENT**
11 to be served as follows:

12 _____ by depositing in the United States Mail, first-class postage prepaid, at Las Vegas,
13 Nevada, enclosed in a sealed envelope; or

14 _____ by facsimile transmission, pursuant to E.D.C.R. 7.26, as indicated below; or

15 X by electronic service, pursuant to N.E.F.C.R. 9 and Administrative Order 14-2, as
16 indicated below:

17 DATED this _19_ day of SEPTEMBER, 2020.

18 Pursuant to NRS 53.045, I declare under penalty of
19 perjury that the foregoing is true and correct.

20 MICHAEL C. VAN, ESQ.
Nevada Bar No. 3876
21 GARRETT R. CHASE, ESQ.
Nevada Bar No. 14498
22 **SHUMWAY VAN**
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Pursuant to NRS 53.045, I declare under penalty of perjury that the foregoing is true and correct.

*Lindsey Licari*__ (*Signature*)

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Defendant LINDSEY LICARI, In Proper Person

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