

**U.S. BANK NATIONAL ASSOC. V. GIFFEN**

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**U.S. BANK NATIONAL ASSOCIATION,  
Plaintiff,**

**v.**

**JOHN CROWE GIFFEN, and if married,  
THE UNKNOWN SPOUSE OF JOHN  
CROWE GIFFEN (true name unknown),  
Defendants,**

**and**

**BENEDICTE VALENTINER, as  
assignee of JOHN CROWE GIFFEN,  
Petitioner-Appellee,**

**v.**

**SANTA FE LANDLORD PROPCO,  
LLC,  
Respondent-Appellant.**

No. 35,813

COURT OF APPEALS OF NEW MEXICO

February 6, 2017

APPEAL FROM THE DISTRICT COURT OF SANTA FE COUNTY, Raymond Z. Ortiz,  
District Judge

**COUNSEL**

Jones, Snead, Wertheim, & Clifford, P.A., Jenny F. Kaufman, Santa Fe, NM, for  
Appellee

Montgomery & Andrews, P.A., John S. Campbell, Jesse D. Hale, Albuquerque, NM, for  
Appellant

**JUDGES**

LINDA M. VANZI, Chief Judge. WE CONCUR: M. MONICA ZAMORA, Judge,  
STEPHEN G. FRENCH Judge

**AUTHOR:** LINDA M. VANZI

**MEMORANDUM OPINION**

**VANZI, Chief Judge.**

{1} Summary affirmance was proposed for the reasons stated in the notice of proposed summary disposition. No memorandum opposing summary affirmance has been filed and the time for doing so has expired.

{2} AFFIRMED.

{3} IT IS SO ORDERED.

**LINDA M. VANZI, Chief Judge**

**WE CONCUR:**

**M. MONICA ZAMORA, Judge**

**STEPHEN G. FRENCH Judge**