

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
FOR KING COUNTY

JOHN AND SHELLEY ERICKSON,
In Propria Persona,
Plaintiffs,

v.

VANESSA POWER AND STOEL AND
RIVES AND SELECT PORTFOLIO)
SERVICING, JOHN GLOWNEY AND
WILL EIDSON, THOMAS REARDON,
AND LANCE OLSEN HOLTHUS, AND
MCCARTHY,
Defendants.

No. 20-2-08633-9 KNT

PRELIMINARY DECLARATION OF
JESS G. ALMANZA

Jess G. Almanza declares under penalty of perjury pursuant to RCW 9.72.085:

1. I am an adult resident of the State of California.

2. I am fully competent to make this Declaration of my own personal knowledge and
to the best of my ability to recollect this information.

3. If called to testify at trial, I would testify under oath to the best of my ability to
recollect the facts as best as I remember set forth below.

4. I was employed by Washington Mutual Bank from August, 1995 until July, 2006.

1 5. I was Vice President of Washington Mutual Bank for Capital Markets/National
2 Post Closing Operations.

3 6. From August, 1995 until July, 2005, I worked for Washington Mutual Bank
4 ("WaMu") in Stockton, California.

5 7. I was offered and accepted a non-working retainer for a period of twelve (12)
6 months in July, 2005 after having been notified the Stockton, CA Post Closing Operation was
7 to have been closed and I was to be laid off; however during this time the bank (WaMu)
8 reserved the right to call me in the office and perform various operational duties in support of
9 the ordinary course of business or business as usual ("BAU") processes and the pending
10 closure of the Stockton, CA operational site.

11 8. Payments to me from Washington Mutual Bank under the non-working retainer
12 terminated in July, 2006.

13 9. After July, 2005, I performed no work for Washington Mutual Bank and was not
14 physically present in the Stockton, California location.

15 10. At the time of my pending layoff, the bank (WaMu) offered all employees who
16 were slated for a layoff vendor assistance creating resumes, profiles, training and posting these
17 in LinkedIn; over the years I updated my profile periodically but I have not had the need to do
18 so since I have not had the need for new employment , I authorized the creation of my
19 LinkedIn profile, which has been published at [https://www.linkedin.com/in/jess-almanza-](https://www.linkedin.com/in/jess-almanza-6645456/)
20 6645456/.

21 11. I have reviewed a copy of my LinkedIn profile is attached hereto as Exhibit 1 and
22 compared it to the information retrievable at [https://www.linkedin.com/in/jess-almanza-](https://www.linkedin.com/in/jess-almanza-6645456/)
6645456/.

1 12. Exhibit 1 is an accurate screenshot of the information on the LinkedIn profile.

2 13. When I worked for Washington Mutual Bank in Stockton, California, I managed a
3 team that performed a systemic loan data field review, comparing a limited of loan data
4 information from the Servicing system against various imaged documents one of which
5 included the Mortgage Note for the stated loan terms and details at the Stockton, California
6 location; this information was performed on all loans what were originated and also as a basis
7 of a QA check in support of loan sales. Any discrepancies were queued to the corresponding
8 Servicing departments which were responsible for fixing the noted issues and also to the
9 origination centers in order for the loans to meet the terms and conditions as required by the
10 investor selling guidelines and/or contractual terms.

11 14. The system used to perform the Quality Assurance ("QA") review was proprietary
12 to Washington Mutual Bank. To my recollection, this review was uploaded with new
13 origination information into I believe to have been an MS Access based system for the selected
14 loan fields granting the Post Closing Operations team the ability to perform the QA limited
15 loan field review and compare against the corresponding imaged documents for validation. If
16 any discrepancies were found related to the terms of the Notes, these were queued to the
17 Servicing Modification Department for resolution.

18 15. I signed many documents while employed by Washington Mutual Bank in
19 accordance of the transaction authority terms given to me as a bank officer but I never placed
20 my signature on any Notes to the best of my recollection. I did rendered assistance to the
21 Document Custodian at times at their request with signing various documents and forms in the
22 capacity as an officer or WaMu; however the Document Custodian was ultimately responsible

1 for all the document maintenance, transfer and management supporting all loan sales
2 transactions and new originations.

3 16. At the time I was interviewed by the investigator for Attorney Scott E. Stafne of
4 the State of Washington on February 5, 2021, in advance of making this Declaration, I did not
5 know what she meant by the term "endorsement".

6 17. Although it has been more than fifteen (15) years since I worked for Washington
7 Mutual Bank, I do not recall ever being asked to provide and I do not recall ever having
8 provided a sample of my signature for the purpose of creating a signature stamp to be used to
9 endorse Notes.

10 18. I was sent five (5) documents in PDF format by Attorney Stafne's investigator for
11 review which are titled "Note" (Exhibits 3 and 5) or "Fixed/Adjustable Rate Note" (Exhibits 2,
12 4, and 6) which are attached hereto.

13 19. I was told by Attorney Stafne's investigator that endorsements appear on the last
14 page of each PDF document titled "Note" or "Fixed/Adjustable Rate Note" attached hereto as
15 Exhibits 2, 3, 4, 5, and 6.

16 20. While my signature is displayed on what appear to be signature stamps on the last
17 page of each PDF document titled "Note" attached hereto as Exhibits 2, 3, 4, and 6 and on the
18 bottom of page 3 of Exhibit 5, I did not place the endorsement stamps on Exhibit 2, 3, 4, 5
19 or 6.

20 21. I do not recall giving give anyone permission to use my signature to create a
21 stamp displaying my signature as "Vice President" of Long Beach Mortgage Company.

22 22. I do not recall giving anyone permission to place what appears to be a

1 signature stamp displaying my signature on the documents attached hereto as Exhibits 2, 3, 4,
2 5, and 6 or any other Note.

3 23. The custodian of the loan documents would have been responsible for placing
4 endorsements on the Notes and the key document transfer process supporting any
5 corresponding loan sale.

6 24. Washington Mutual Bank acquired a number of financial institutions during the
7 period of my employment.

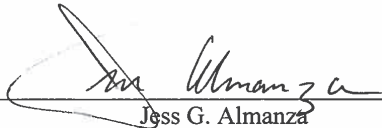
8 25. I recall the names of Bank United, Dime Bank Savings Bank, HomeSide Lending
9 and Long Beach Mortgage Company all of which were synonymous with WaMu and
10 integrated as part of Washington Mutual Bank Post Closing process during my employment.

11 26. In the course of all the bank integrations and acquisitions, my title carried over as a
12 Vice President to all companies which became part of Washington Mutual Bank during the
13 term of my employment; this is to the best of my recollections since Washington Mutual Bank
14 acquired several banks and mortgage companies during my tenure.

15 27. Other employees of Washington Mutual Bank were also given the title of Vice
16 President of those companies.

17 FURTHER YOUR DECLARANT SAYETH NAUGHT.

18 Dated at Lodi, California this 21 day of February, 2021.

19 
20 _____
21 Jess G. Almanza
22