

The Order of the Court is stated below:

Dated: February 25, 2025
01:26:22 PM

/s/ ROBERT C LUNNEN
District Court Judge



1Troy K. Walker, USB # 7663
TROY K. WALKER, P.C.
Attorneys for Plaintiff
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ENT 18485 : 2025 PG 1 of 3
ANDREA ALLEN
UTAH COUNTY RECORDER
2025 Mar 14 03:22 PM FEE 40.00 BY MG
RECORDED FOR Fidelity National Title of
ELECTRONICALLY RECORDED

IN THE FOURTH DISTRICT COURT IN AND FOR UTAH COUNTY, STATE OF UTAH	
VALOR INVESTMENTS LLC, Plaintiff, vs. JESSE SILVA, Defendant.	DEFAULT JUDGMENT Civil No. <u>250400586</u> Judge: Robert C. Lunnenn

The Defendant has failed to plead or otherwise defend in this action and default has been entered.

IT IS HEREBY ORDERED, ADJUDGED AND DECREED AS FOLLOWS: Plaintiff is awarded judgment against Defendant in the amount of:

\$17,600.00	Principal; Rent due
\$ 6,193.52	Treble damages from: February 5, 2025 to February 11, 2025
\$ 2,507.75	Attorney Fees;
\$ 275.00	Service of process fee
\$ 395.00	Court Costs;
<u>\$26,971.27</u>	TOTAL JUDGMENT

Judgement shall bear interest on the total judgment at the legal rate as provided by law from the date of this judgment until paid, plus after-accruing costs and attorney fees.

****Executed and entered by the Court as indicated by the date and seal at the top****

END OF DOCUMENT

Judgment Information Statement

(Utah Code 78B-5-201.) (This document is not filed with the court. It is filed with the county recorder.)

My name is Ti Dyphibane and I am the manager of Valor Investments LLC, and the judgment creditor in the following court case:

Case name (Example: Party v. Party)	Valor Investments, LLC, Plaintiff, vs Jesse Silva, Defendant
Case number	Case Number: 250400586
Court name and county (Example: Third District Court, Tooele County)	In the Fourth District Court In and for Utah County State of Utah

I provide the following information in compliance with Utah Code Section 78B-5-201.

1. The correct name of the judgment debtor is

Jesse Silva

2. The correct last known address of the judgment debtor is:

19 East Elk Court, Alpine, Utah 84004

3. The address at which the judgment debtor received service of process is:

4428 North Summer Drive, Lehi, UT 84043

4. The judgment debtor is (choose one):

☒ a natural person, and (if known)

Last four digits of Social Security Number	Not Known
Date of birth	Not Known
Driver license number	Not Known

☐ is not a natural person (For example, a business.).

5. The name of the judgment creditor is: Valor Investments LLC


6. The amount of the judgment is: \$ 26,971.27

7. The judgment was entered on: February 25, 2025 (date).
8. The judgment (Choose one.):
☐ has been stayed and the stay expires on _____ (date).
☒ has not been stayed.
9. The judgment creditor has reviewed their records, the records of their attorney (if there is one), and the records of the court in which the judgment was entered. Any information required by law but not provided by this statement is unknown and unavailable. (Utah Code 78B-5-201.)

Plaintiff/Petitioner or Defendant/Respondent

I declare under criminal penalty under the law of Utah that everything stated in this document is true.

Signed at Draper, Utah (city, and state or country).

3/14/25 Date Signature ► 
 Printed Name Ti Dyphibane

Attorney or Licensed Paralegal Practitioner of record (if applicable)

 Date Signature ► _____
 Printed Name _____

FOURTH JUDICIAL DISTRICT - PROVO DISTRICT COURT
UTAH COUNTY, STATE OF UTAH

VALOR INVESTMENTS LLC vs. JESSE SILVA

CASE NUMBER 250400586 Eviction

CURRENT ASSIGNED JUDGE
TONY F GRAF JR

PARTIES

Plaintiff - VALOR INVESTMENTS LLC
Represented by: TROY WALKER

Defendant - JESSE SILVA

ACCOUNT SUMMARY

Total Revenue Amount Due:	250.00
Amount Paid:	250.00
Amount Credit:	0.00
Balance:	0.00

REVENUE DETAIL - TYPE: COMPLAINT 2K-10K

Amount Due:	200.00
Amount Paid:	200.00
Amount Credit:	0.00
Balance:	0.00

REVENUE DETAIL - TYPE: GARNISHMENT

Amount Due:	50.00
Amount Paid:	50.00
Amount Credit:	0.00
Balance:	0.00

CASE NOTE

PROCEEDINGS

02-06-2025 Case filed by efiler
02-06-2025 Judge ROBERT C LUNNEN assigned.
02-06-2025 Note: discovery tier set to Exempt
02-06-2025 Filed: Complaint
02-06-2025 Fee Account created Total Due: 200.00
02-06-2025 COMPLAINT 2K-10K Payment Received: 200.00
02-06-2025 Filed: Return of Electronic Notification
02-06-2025 Filed: Ex A to Complaint
02-06-2025 Filed: Ex B to Complaint
02-06-2025 Filed: Ex B to Complaint
02-06-2025 Filed: Return of Electronic Notification
02-10-2025 Filed return: Summons on Return
Party Served: JESSE SILVA

Service Type: Personal
Service Date: February 07, 2025
Garnishee:

02-10-2025 Filed: Return of Electronic Notification
02-25-2025 Filed: Affidavit of Attorney Fees and Costs Military Service Affidavit
02-25-2025 Filed: Affidavit/Declaration Affidavit of Treble Damages
02-25-2025 Filed: Default Certificate (Proposed)
02-25-2025 Filed: Judgment (Proposed)
02-25-2025 Filed: Default Certificate
02-25-2025 Filed judgment: Judgment
Judge ROBERT C LUNNEN
Signed February 25, 2025
02-25-2025 Judgment Entered - Amount \$26776.27 rlunnen
02-25-2025 Filed: Return of Electronic Notification
02-25-2025 Filed: Return of Electronic Notification
02-25-2025 Filed: Return of Electronic Notification
02-27-2025 Case Disposition is Judgment
Disposition Judge is ROBERT C LUNNEN
03-25-2025 Filed: Application for Writ of Garnishment
03-25-2025 Filed: Writ of Garnishment - Non Wage (Proposed)
03-27-2025 Judgment # 1 Modified 26,971.27 cubbym

Creditor : VALOR INVESTMENTS LLC
Debtor : JESSE SILVA
26,971.27 Total Judgment
26,971.27 Judgment Grand Total

03-27-2025 Issued: Writ of Garnishment - Non Wage
Clerk CUBBY MCCLURE
03-27-2025 Fee Account created Total Due: 50.00
03-27-2025 GARNISHMENT Payment Received: 50.00
03-27-2025 Filed: Return of Electronic Notification
08-01-2025 Judge TONY F GRAF JR assigned.

Utah Court C

Party Details



All Parties

Case Number	Case Type	Party Name	Party Type	Birth Date	Ac
250400586	EV	JESSE SILVA	DEF		44 DF
250400586	EV	VALOR INVESTMENTS LLC	PLA		UN

Search Result

County

UTAH

UTAH

County UTAH

Citation
Number

h Date mm-d

Birth Da

Debtors

Party Name	SSN	Country	Driver License #	Driver Licens
JESSE SILVA				

Creditors

Party Name

VALOR INVESTMENTS LLC

Close