

**FILED**  
SAN DIEGO SUPERIOR COURT

NOV 8 2016

CLERK OF THE SUPERIOR COURT

BY: T. RAY

**SUPERIOR COURT OF THE STATE OF CALIFORNIA  
COUNTY OF SAN DIEGO – HALL OF JUSTICE**

RADOVAN BALAZ,  
an individual,

Plaintiff,

v.

FIRST AMERICAN TITLE INSURANCE  
COMPANY, a California corporation,

Defendants.

**Case No.: 37-2013-00058789**

**[IMAGED FILE]**

Original Complaint Filed: July 22, 2013

Assigned for all Purposes To:  
Honorable Gregory W. Pollack, Judge  
Dept: C-71

**SPECIAL VERDICT FORM**

**Trial Date: October 17, 2016**

**SPECIAL VERDICT**

We answer the questions submitted to us as follows:

**SECTION I**

**BREACH OF TITLE INSURANCE CONTRACT**

**QUESTION NUMBER 1**

Did Balaz suffer a loss covered under the title insurance policy with First American?

YES                       NO

If your answer to question 1 is yes, then answer question 2. If you answered no, stop here, answer no further questions, and have the presiding juror sign and date this form.

**QUESTION NUMBER 2**

Did First American fulfill its obligation under the title insurance policy by tendering payment or taking action to resolve the problem that gave rise to the title insurance claim?

YES                       NO

If your answer to question 2 is no, then answer question 3. If your answer to question 2 is yes, then stop here, answer no further questions, and have the presiding juror sign and date this form.

SECTION II

BREACH OF THE IMPLIED OBLIGATION OF GOOD FAITH AND FAIR

DEALING

QUESTION NUMBER 3

Was First American's failure to fulfill its obligation under the title insurance policy unreasonable?

✓ YES                      \_\_\_\_\_ NO

Signed: Baron Jolie

Presiding Juror

Dated: 8 Nov 2016

**When signed, this verdict form must be delivered to the Bailiff.**