

IN THE SUPREME COURT OF THE STATE OF NEVADA

LESA KARAPONDO,
Appellant,
vs.
RANCH HOUSE ESTATES OWNERS'
ASSOCIATION,
Respondent.

No. 59804

FILED

MAY 11 2012

TRACIE K. LINDEMAN
CLERK OF SUPREME COURT
BY *Tracie K. Lindeman*
DEPUTY CLERK

ORDER OF AFFIRMANCE

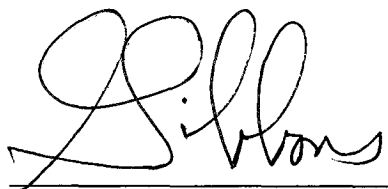
This is a proper person appeal from a district court order granting a permanent injunction in a real property matter. Eighth Judicial District Court, Clark County; Rob Bare, Judge.


This court reviews a district court's decision to grant a permanent injunction for an abuse of discretion. Commission on Ethics v. Hardy, 125 Nev. 285, 291, 212 P.3d 1098, 1103 (2009). An injunction may issue to restrain an act that gives rise to a cause of action, and permanent injunctive relief may only be granted if there is no adequate remedy at law, the balance of equities favors the moving party, and the moving party demonstrates success on the merits. State Farm Mut. Auto. Ins. v. Jafbros Inc., 109 Nev. 926, 928, 860 P.2d 176, 178 (1993). A district court's findings of fact are accorded deference unless they are not based on substantial evidence and are clearly erroneous. Beverly Enterprises v. Globe Land Corp., 90 Nev. 363, 365, 526 P.2d 1179, 1180 (1974).

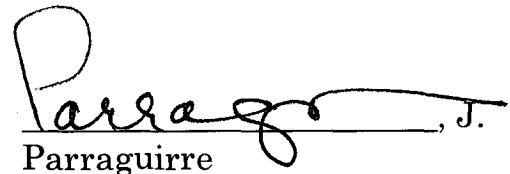
Having reviewed appellant's proper person appeal statement and considered the record on appeal, we affirm the district court's order granting the permanent injunction. The district court did not abuse its discretion in finding that appellant violated respondent's Declarations of

Covenants, Codes, and Restrictions (CC&Rs), that respondent demonstrated actual success on the merits of its claim, and that respondent is therefore entitled to a permanent injunction compelling appellant to comply with the CC&Rs. State Farm, 109 Nev. at 928, 860 P.2d at 178. Accordingly, we

ORDER the judgment of the district court AFFIRMED.¹


_____, J.
Gibbons


_____, J.
Douglas


_____, J.
Parraguirre

cc: Hon. Rob Bare, District Judge
Lesa Karapondo
Charles L. Geisendorf
Eighth District Court Clerk

¹In light of this order, all pending motions and requests for relief are denied.