

JPMORGAN CHASE BANK

v.

JUSTIN L. BAYNTON et al.

Submitted on Briefs January 27, 2011  
Decided March 3, 2011

Panel: ALEXANDER, LEVY, SILVER, MEAD, GORMAN, and JABAR, JJ.

#### MEMORANDUM OF DECISION

Justin L. Baynton appeals from the entry of a summary judgment in the District Court (Portland, *Moskowitz, J.*) in favor of JPMorgan Chase Bank on JPMorgan's complaint for foreclosure and sale of his property, pursuant to 14 M.R.S. §§ 6321-6325 (2010). Baynton's sole contention on appeal is that an individual who was named as a defendant in JPMorgan's complaint, and who has not appealed the court's entry of a summary judgment, should not be included as a party to this foreclosure action because she has no ownership interest in the mortgaged property. Contrary to Baynton's contentions, we discern no error in the court's entry of a summary judgment in favor of JPMorgan, and we affirm the judgment. See M.R. Civ. P. 56(c); *Baillargeon v. Estate of Daigle*, 2010 ME 127, ¶ 12, 8 A.3d 709, 713; *Portland Co. v. City of Portland*, 2009 ME 98, ¶ 21, 979 A.2d 1279, 1287 ("We will affirm a grant of summary judgment if the record reflects that there is no genuine issue of material fact and the movant is entitled to a judgment as a matter of law." (quotation marks omitted)); *Dyer v. Dep't of Transp.*, 2008 ME 106, ¶ 14, 951 A.2d 821, 825.

The entry is:

Judgment affirmed.

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Portland District Court docket number RE-2010-16  
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