

1 Department of Real Estate
2 320 West Fourth Street, Suite 350
3 Los Angeles, California 90013-1105
4 Telephone: (213) 576-6982
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FILED
SEP 29 2005
DEPARTMENT OF REAL ESTATE
By 

8 BEFORE THE DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 * * *

11 TO:) NO. H-32220 LA
12)
12 DAVID CARLO BLAIR,) ORDER TO DESIST
13 LUCY BAHRAMI and ANN)
13 RODRIGUEZ, doing) AND REFRAIN
14 business as American)
14 Management and)
15 A-1 Management.)

16 The Real Estate Commissioner of the State of
17 California has determined from the findings herein set
18 forth below that you, and each of you, have violated
19 Section 10167.2 of the Business and Professions Code of the
20 State of California (hereafter "Code").

21 I

22 You, DAVID CARLO BLAIR, LUCY BAHRAMI and ANN
23 RODRIGUEZ, doing business as American Management and A-1
24 Management, are not now and have never been licensed by the
25 Department of Real Estate of the State of California (hereafter
26 Department) as a real estate broker or as a prepaid rental
27 listing service ("PRLS") as said term is defined in Code Section

1 10167(a).

2 II

3 During a period of time in the past three (3) years,
4 you, and each of you, supplied prospective tenants with
5 listing(s) of residential real property for tenancy (by
6 publication or otherwise), pursuant to an arrangement under
7 which the prospective tenants were required to pay a fee in
8 advance of, or contemporaneously with, the supplying of the
9 listings.

10 III

11 Said prospective tenants included, but were not
12 necessarily limited to, Magdaleno Hernandez and Josefina Garcia,
13 Ruth N. Leiva, Jeneé A. Corum and Barbara Sepulveda.

14 IV

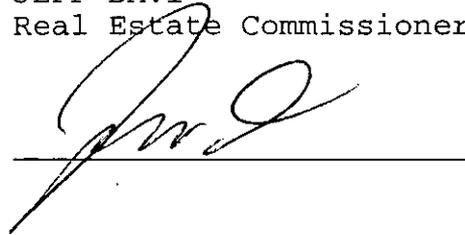
15 The supplying of prospective tenants with listings of
16 residential real properties for tenancy, for a fee in advance
17 of or contemporaneously with the supplying of the listings, is
18 an act for which a PRLS license or real estate broker license
19 is required, as set forth in Code Section 10167.2.

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1 NOW, THEREFORE, YOU, DAVID CARLO BLAIR, LUCY BAHRAMI,
2 ANN RODRIGUEZ, AND EACH OF YOU, ARE ORDERED TO DESIST AND
3 REFRAIN from engaging in business as a prepaid rental listing
4 service, individually and under any fictitious business name,
5 unless and until you are in compliance with Division 4, Part 1,
6 Chapter 3, Article 2.3 of the Code.

7 DATED: 9-26-05, 2005.

8 JEFF DAVI
9 Real Estate Commissioner

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14 cc: David Carlo Blair
15 DbA American Management/A-1 Management
16 1329 N. Garvey Avenue
West Covina, CA 91790

17 Lucy Bahrami
18 DbA American Management/A-1 Management
1329 N. Garvey Avenue
West Covina, CA 91790

19 1815 E. Workman, #F
20 West Covina, CA 91790

21 1815 E. Workman, 3F
West Covina, CA 91790

22 Ann Rodriguez
23 DbA American Management/A-1 Management
1329 N. Garvey Avenue
24 West Covina, CA 91790

25 1815 E. Workman, #F
West Covina, CA 91790

26 JRP:SC:LM

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