

1 Department of Real Estate
320 West Fourth Street, Ste. 350
2 Los Angeles, California 90013

3 Telephone: (213) 576-6982

FILED
AUG 31 2010
DEPARTMENT OF REAL ESTATE

By CM

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8 DEPARTMENT OF REAL ESTATE
9 STATE OF CALIFORNIA

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11 To:)	No. H-36782 LA
)	
12 EXPRESS RENTALS and)	<u>ORDER TO DESIST</u>
13 JAIME GALAVIZ.)	<u>AND REFRAIN</u>
)	(B&P Code Section 10086)
14)	

15 The Commissioner ("Commissioner") of the California Department of Real Estate
16 ("Department") caused an investigation to be made of the activities of EXPRESS RENTALS and
17 JAIME GALAVIZ and has determined that each of them engaged in or is engaging in acts or
18 practices constituting violations of the California Business and Professions Code ("Code")
19 including engaging in the business of a prepaid rental listing service in the State of California
20 within the meaning of Code Section 10167.2 (unlawful to engage in prepaid rental listing service
21 unless licensed in that capacity or as a real estate broker). Based on the findings of that
22 investigation, as set forth below, the Commissioner hereby issues the following Findings of Fact
23 and Desist and Refrain Order pursuant to Code Section 10086.

24 FINDINGS OF FACT

25 1. At no time herein mentioned have EXPRESS RENTALS and JAIME
26 GALAVIZ been licensed by the Department in any capacity.

1 service, in violation of Code Section 10167.2 (unlawful to engage in prepaid rental listing
2 service unless licensed in that capacity or as a real estate broker).

3 DESIST AND REFRAIN ORDER

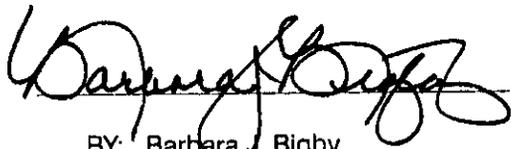
4 Based on the Findings of Fact and Conclusions of Law stated herein:

5 1. IT IS HEREBY ORDERED that EXPRESS RENTALS and JAIME
6 GALAVIZ, whether doing business under their own names, or any other names, or any fictitious
7 name:

8 (i) Immediately desist and refrain from engaging in business as a prepaid rental
9 listing service, individually and under any fictitious business name, unless and until you obtain
10 the required license from the Department and are in compliance with Business and Professions
11 Code Section 10167.2.

12 DATED: 8/23, 2010.

13
14 JEFF DAVI
15 Real Estate Commissioner

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17 BY: Barbara J. Bigby
18 Chief Deputy Commissioner

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23 cc: Express Rentals and Jaime Galaviz
24 2851 Desert Forest Avenue
25 Ontario, California 91761

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