

FILED

MAR - 8 2011

DEPARTMENT OF REAL ESTATE

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BEFORE THE DEPARTMENT OF REAL ESTATE
STATE OF CALIFORNIA

In the Matter of the Investigation of)	No. H-11078 SF
GOLD STAR REALTY AND INVESTMENT INC.,)	510-1201-001
Respondent.)	

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSE

On December 21, 2010, William Richard Hogarty on behalf of Respondent GOLD STAR REALTY AND INVESTMENT INC. in connection with an investigation of possible violations of the Real Estate Law (Section 10000 et seq., of the Business and Professions Code) and Regulations of the Commissioner (Title 10, Code of Regulations), petitioned the Commissioner to voluntarily surrender the real estate corporation license pursuant to Section 10100.2 of the Business and Professions Code.

IT IS HEREBY ORDERED that Respondent's petition for voluntary surrender of the real estate corporation license is accepted as of the effective date of this Order as set forth below, based upon the understanding and agreement expressed in Respondent's Declaration dated December 21, 2010 (attached as Exhibit "A" hereto).

Respondent's license certificate and pocket card shall be sent to the below-listed address so that they reach the Department on or before the effective date of this Order:

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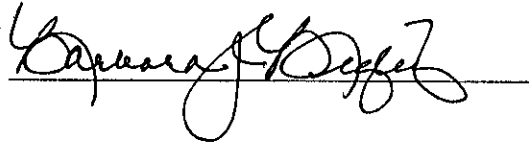
DEPARTMENT OF REAL ESTATE
Attention: Licensing Flag Section
P. O. Box 187000
Sacramento, CA 95818-7000

This Order shall become effective at 12 o'clock

noon on **MAR 29 2011**

DATED: 2/23/11

JEFF DAVI
Real Estate Commissioner



BY: Barbara J. Bigby
Chief Deputy Commissioner

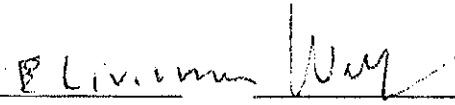
1 I hereby petition to voluntarily surrender the real estate license(s) issued by the
2 Department to GOLD STAR REALTY AND INVESTMENT INC., pursuant to Business and
3 Professions Code Section 10100.2.

4 It is understand that by so voluntarily surrendering these license(s), GOLD STAR
5 REALTY AND INVESTMENT INC. may be relicensed as a broker corporation only by
6 petitioning for reinstatement pursuant to Section 11522 of the Government Code. I also
7 understand that by so voluntarily surrendering said license(s), GOLD STAR REALTY AND
8 INVESTMENT INC. agrees to the following:

9 The filing of this Declaration shall be deemed as the petition of GOLD STAR
10 REALTY AND INVESTMENT INC. for voluntary surrender. It shall also be deemed to be an
11 understanding and agreement by GOLD STAR REALTY AND INVESTMENT INC. that upon
12 acceptance by the Commissioner, as evidenced by an appropriate order, all affidavits and all
13 relevant evidence obtained in the investigation prior to the acceptance may be considered by the
14 Department to be true and correct for the purpose of deciding whether to grant relicensure or
15 reinstatement pursuant to Government Code Section 11522.

16 I declare under penalty of perjury under the laws of the State of California that the
17 above is true and correct and that GOLD STAR REALTY AND INVESTMENT INC. freely and
18 voluntarily surrenders all our license(s) and license rights under the Real Estate Law.

19
20
21 12/21/10
22 Date and Place


23 William Richard Hogarty for
24 GOLD STAR REALTY AND INVESTMENT INC.
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