

FILED

SEP 17 2015

BUREAU OF REAL ESTATE

By John Runt

BEFORE THE BUREAU OF REAL ESTATE

STATE OF CALIFORNIA

* * *

In the Matter of

No. H-39972 LA

AMERICAN FINANCIAL REALTY and
MORTGAGE COMPANY, and ALEN
AIVAZIAN, individually and as
Designated Officer of American
Financial Realty and Mortgage Company,

Respondents.

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSES

On July 29, 2015, Respondent ALEN AIVAZIAN, in connection with an investigation of possible violations of the Real Estate Law (Sections 10000 et seq., of the Business and Professions Code) and Regulations of the Real Estate Commissioner (Title 10, Chapter 6, of the California Code of Regulations), petitioned the Commissioner to voluntarily surrender his real estate broker license as well as the corporate real estate broker license of AMERICAN FINANCIAL REALTY AND MORTGAGE COMPANY pursuant to Section 10100.2 of the Business and Professions Code.

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSES

1 IT IS HEREBY ORDERED that Respondent ALEN AIVAZIAN's petition for
2 voluntary surrender of his real estate license as well as the license of AMERICAN
3 FINANCIAL REALTY AND MORTGAGE COMPANY are accepted as of the effective date
4 of this Order as set forth below, based upon the understanding and agreement expressed in
5 Respondents' Declaration dated July 29, 2015, (attached as Exhibit "A" hereto). Respondents'
6 license certificates and pocket cards and any branch office license certificates shall be sent to
7 the below listed address so that they reach the Bureau of Real Estate on or before the effective
8 date of this Order:
9

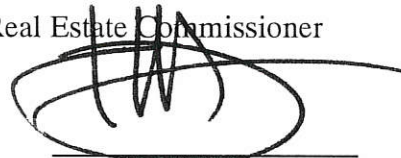
10 BUREAU OF REAL ESTATE
11 Attn: Licensing Flag Section
12 P. O. Box 137013
13 Sacramento, CA 95813-7013

OCT 07 2015

14 This Order shall become effective at 12 o'clock noon on _____.

15 DATED: SEPTEMBER 9, 2015

16 Real Estate Commissioner



17 By: JEFFREY MASON
18 Chief Deputy Commissioner
19
20
21
22
23
24
25
26
27

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSES

EXHIBIT "A"

BEFORE THE BUREAU OF REAL ESTATE
STATE OF CALIFORNIA

* * *

In the Matter of

NO. H-

AMERICAN FINANCIAL REALTY
AND MORTGAGE COMPANY,
and ALEN AIVAZIAN, individually
and as Designated Officer of
American Financial Realty and
Mortgage Company,

Respondents.

DECLARATION

My name is ALEN AIVAZIAN. I am a licensed real estate broker. I am also the Designated Officer of AMERICAN FINANCIAL REALTY AND MORTGAGE COMPANY, a licensed corporate real estate broker. I am authorized and empowered to sign this declaration on behalf of AMERICAN FINANCIAL REALTY AND MORTGAGE COMPANY. Both AMERICAN FINANCIAL REALTY AND MORTGAGE COMPANY and I are being represented in this matter by Frank M. Buda of the LAW OFFICES OF FRANK M. BUDA.

I have been informed by the Bureau of Real Estate that AMERICAN FINANCIAL REALTY AND MORTGAGE COMPANY and I are the subjects of an investigation of possible violations of the Real Estate Law (Sections 10000 et seq., of the Business and Professions Code) and Regulations of the Real Estate Commissioner (Title 10,

Chapter 6, of the California Code of Regulations) which could result in the filing of an
Accusation to revoke or suspend our real estate licenses. Pursuant to Business and Professions
Code Section 10100.2, I wish to voluntarily surrender my real estate broker license and the
corporate real estate broker license of AMERICAN FINANCIAL REALTY AND MORTGAGE
COMPANY issued by the Bureau.

I understand that by so voluntarily surrendering these licenses, AMERICAN
FINANCIAL REALTY AND MORTGAGE COMPANY and I may be relicensed as a broker or
salesperson only by petitioning for reinstatement pursuant to Section 11522 of the Government
Code.

I agree also that the filing of this Declaration shall be deemed to be my petition to
voluntarily surrender my real estate license and the real estate license of AMERICAN
FINANCIAL REALTY AND MORTGAGE COMPANY and shall also be deemed to be an
understanding and agreement by us that upon acceptance by the Commissioner, as evidenced by
an appropriate order, all affidavits and all other relevant statements, declarations and evidence
obtained during the course of the investigation prior to the Commissioner's acceptance may be
considered by the Bureau to be true and correct for the purpose of deciding whether or not to
grant reinstatement of my license and the license of AMERICAN FINANCIAL REALTY AND
MORTGAGE COMPANY pursuant to the provisions of Government Code Section 11522. This
understanding and agreement is made without admitting or denying the truth or contents of the
aforementioned documents.

///

///

///

///

///

///

///

1 I declare under penalty of perjury under the laws of the State of California that the
2 above is true and correct and that I freely and voluntarily surrender my license as well as the
3 license of AMERICAN FINANCIAL REALTY AND MORTGAGE COMPANY and all license
4 rights attached thereto.

5 7/29/15 West Hollywood
6 Date and Place


7 ALEN AIVAZIAN

8 7/29/15 West Hollywood
9 Date and Place


10 AMERICAN FINANCIAL REALTY
11 AND MORTGAGE COMPANY
12 By ALEN AIVAZIAN
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27