

1 Department of Real Estate  
2 320 West 4th Street, Suite 350  
3 Los Angeles, California 90013-1105  
4 Telephone: (213) 576-6982

**FILED**  
MAY 12, 2009  
DEPARTMENT OF REAL ESTATE

By C. W.

8 BEFORE THE DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 \* \* \*

11 To:	)	No. H-35947 LA
	)	
12 NEW MEDIA PROPERTIES, INC.,	)	<u>ORDER TO DESIST</u>
13 a California corporation, and	)	<u>AND REFRAIN</u>
14 DEBORAH JEAN PALMER.	)	
	)	
	)	

15

16 The Real Estate Commissioner of the State of  
17 California has caused an investigation to be made of your  
18 activities requiring a real estate license and, based on the  
19 findings of that investigation, as set forth below, is of the  
20 opinion that you, NEW MEDIA PROPERTIES, INC., a California  
21 corporation, and you, DEBORAH JEAN PALMER, Chief Executive  
22 Officer, Secretary and Chief Financial Officer of New Media  
23 Properties, Inc., have violated Section 10130 of the Business  
24 and Professions Code ("Code").

25 1.

26 A. You, NEW MEDIA PROPERTIES, INC. and DEBORAH JEAN  
27 PALMER, are not now and have never been licensed by the

1 Department of Real Estate of the State of California  
2 ("Department") as a real estate broker.

3 B. You, DEBORAH JEAN PALMER, are licensed and/or  
4 have license rights under the Code as a real estate salesperson  
5 acting in the employ of Better Net, Inc., a licensed real  
6 estate broker.

7 2.

8 All further references to "you" include the parties  
9 identified in Paragraph 1, above, and also includes the  
10 officers, directors, employees, agents and real estate  
11 licensees, unlicensed employees, loss mitigation agents, loan  
12 modification consultants, loan modification specialists, and  
13 mitigation representatives, employed by or associated with said  
14 parties including NEW MEDIA PROPERTIES, INC. and who at all  
15 times herein mentioned were engaged in the furtherance of the  
16 business or operations of said parties and who were acting  
17 within the course and scope of their authority and employment.

18 3.

19 A. During a period of time from approximately  
20 October, 2007, and continuing to February, 2009, you NEW MEDIA  
21 PROPERTIES, INC. and DEBORAH JEAN PALMER, engaged in the  
22 business of, acted in the capacity of, or advertised a loan  
23 modification service and advance fee brokerage using the name  
24 NEW MEDIA PROPERTIES, INC., aka New Media Properties.

25 B. You engaged in the business of soliciting for,  
26 offering, and performing loan modification services with respect  
27 to loans which were secured by liens on real property for

1 compensation or in expectation of compensation and for fees  
2 often collected in advance as well as at the conclusion of the  
3 transaction.

4 C. You solicited distressed homeowners by direct and  
5 indirect solicitation including, but not limited to, publicizing  
6 on the internet through your website www.newmediaprops.com, that  
7 you were in the business of negotiating with lenders on behalf  
8 of said homeowners seeking modification of the terms of their  
9 home loans, principal reduction, loan restructuring, foreclosure  
10 abatement, forbearance plans, loan refinance, deed in lieu of  
11 foreclosure, and/or short sale services and advice.

12 4.

13 Your acts, NEW MEDIA PROPERTIES, INC. and DEBORAH JEAN  
14 PALMER, as described in Paragraph 3, above, are acts requiring a  
15 real estate broker license under the provisions of Code Sections  
16 10131(a), 10131(d) and 10131.2 for your mortgage loan brokering  
17 including short sale and loan modification services.

18 5.

19 You, NEW MEDIA PROPERTIES, INC. and DEBORAH JEAN  
20 PALMER doing business as New Media Properties, violated Code  
21 Section 10130 by engaging in the activities described in  
22 Paragraph 3, above, without first obtaining a real estate broker  
23 license from the Department.

24 ///

25 ///

26 ///

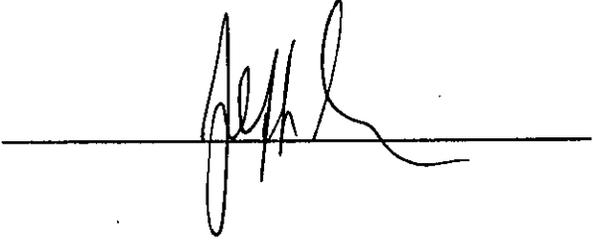
27 ///

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27

NOW, THEREFORE, YOU, NEW MEDIA PROPERTIES, INC. and  
YOU, DEBORAH JEAN PALMER, ARE ORDERED TO DESIST AND REFRAIN from  
performing any and all acts within the State of California for  
which a real estate broker license is required, within the  
meaning of Code Section 10131, unless and until you obtain a  
real estate broker license from the Department.

DATED: 5-6-09

JEFF DAVI  
Real Estate Commissioner



cc: New Media Properties, Inc.  
6621 E. Pacific Coast Hwy, Ste. 150  
Long Beach, CA 90803

Deborah Jean Palmer  
5947 Carmerino St.  
Lakewood, CA 90713