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FILED

JAN 22 2026

DEPARTMENT OF REAL ESTATE
By B. Nichols

8 BEFORE THE DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 * * *

11 In the Matter of the Accusation of)
12) No. H-3644 FR
12 SAM AHMED FARA,)
13) ACCUSATION
14 Respondent.)
14 _____)

15 The Complainant, RUBEN CORONADO, acting in his official capacity as a
16 Supervising Special Investigator of the State of California, for this Accusation against SAM
17 AHMED FARA (“Respondent”), is informed and alleges as follows:

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19 Respondent is presently licensed and/or has license rights under the Real Estate
20 Law, Part 1 of Division 4 of the California Business and Professions Code (“Code”), as a real
21 estate salesperson.

22 2

23 On or about March 24, 2025, in the Superior Court of the State of California,
24 County of Stanislaus, Case No. CR-23-014231, Respondent was convicted of violating Section
25 11366.5(a) (aid, assist, or abet the smoking or use of controlled substance) of the Health and
26 Safety Code, a felony and a crime that bears a substantial relationship to the qualifications,

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1 functions or duties of a real estate licensee pursuant to Section 2910, Title 10, Chapter 6, of the
2 California Code of Regulations.

3 GROUND FOR DISCIPLINE

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5 The facts alleged in Paragraph 2, above, constitute cause under Sections 490
6 (conviction of substantially related crime) and 10177(b) (conviction of substantially related
7 crime) of the Code for the suspension or revocation of all licenses and license rights of
8 Respondent under the Real Estate Law.

9 COST RECOVERY

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11 The Department will seek to recover the costs of the investigation and prosecution
12 of this case pursuant to Section 10106 of the Code which provides, in pertinent part, that in any
13 order issued in resolution of a disciplinary proceeding before the Department, the Commissioner
14 may request the administrative law judge to direct a licensee found to have committed a violation
15 of this part to pay a sum not to exceed the reasonable costs of the investigation and enforcement
16 of the case.

17 WHEREFORE, Complainant prays that a hearing be conducted on the allegations
18 of this Accusation and that upon proof thereof, a decision be rendered imposing disciplinary
19 action against all licenses and license rights of Respondent under the Real Estate Law, for the
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1 cost of investigation and enforcement as permitted by law, and for such other and further relief
2 as may be proper under other provisions of law.

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4 RUBEN CORONADO
5 Supervising Special Investigator

6 Dated at Fresno, California,
7 this 20th day of January, 2026.

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9 DISCOVERY DEMAND

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11 Pursuant to Sections 11507.6, *et seq.* of the *Administrative Procedure Act*, the
12 Department hereby makes demand for discovery pursuant to the guidelines set forth in the
13 *Administrative Procedure Act*. Failure to provide Discovery to the Department may result in the
14 exclusion of witnesses and documents at the hearing or other sanctions that the Office of
15 Administrative Hearings deems appropriate.

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