

1 Department of Real Estate  
2 P. O. Box 187000  
3 Sacramento, CA 95818-7000  
4  
5 Telephone: (916) 227-0789  
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FILED  
FEB - 6 2002

DEPARTMENT OF REAL ESTATE

By *Laurie A. Z...*

8 BEFORE THE DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 \* \* \*

11 TO: ) No. H-3647 SAC  
12 A. JONATHON APPLETON, ) ORDER TO DESIST AND REFRAIN  
13 DOMINION PROPERTY MANAGEMENT, ) (B&P Code Section 10086)  
14 CAPITAL CITY REAL PROPERTY )  
15 MANAGEMENT, )

16 The Real Estate Commissioner of the State of  
17 California has caused an investigation to be conducted and is of  
18 the opinion that you have violated Section 10130 of the Business  
19 and Professions Code of the State of California in that you, and  
20 each of you, engaged in property management activities without  
21 first obtaining a real estate broker license. This opinion is  
22 based on the findings set forth below.

23 I

24 At no time herein mentioned have you, and each of you,  
25 been licensed by the Department of Real Estate of the State of  
26 California (hereinafter "Department") either as a real estate  
27 broker or a real estate salesperson.

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II

Beginning on or before October 25, 2000 and continuing thereafter, in or near Rancho Cordova, California, for compensation or in expectation of compensation, you, and each of you, acted in the capacity of, advertised or assumed to act as a real estate broker by soliciting prospective tenants, negotiating rentals and collecting rents from real properties owned by another or others or by negotiating to perform said acts on behalf of owners of real property. Said acts include, but are not limited to, real property commonly known as 2671 Benny Way, Rancho Cordova, California.

III

By the commission of the acts alleged above, you, and each of you, engaged in the business and acted in the capacity of a real estate broker within the State of California as defined by Section 10131(b) of the Business and Professions Code.

IV

Prior to engaging in the business and acting in the capacity of a real estate broker within the State of California, you, and each of you, failed to obtain a real estate broker license from the Department of Real Estate in violation of Section 10130 of the Code.

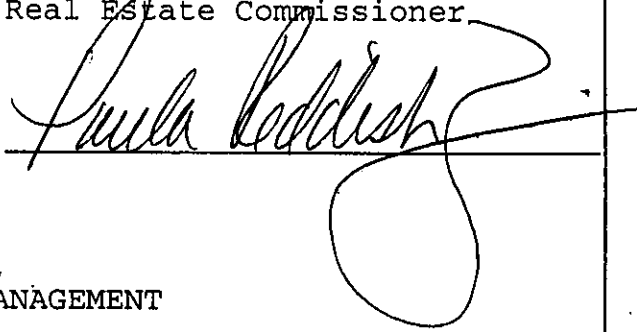
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NOW, THEREFORE, YOU, AND EACH OF YOU, ARE HEREBY  
ORDERED TO DESIST AND REFRAIN from performing any and all acts  
within the State of California for which a real estate broker  
license is required, unless and until you obtain a real estate  
broker license.

DATED: January 27, 2002

PAULA REDDISH ZINNEMANN  
Real Estate Commissioner



cc: A. JONATHON APPLETON  
DOMINION PROPERTY MANAGEMENT,  
CAPITAL CITY REAL PROPERTY MANAGEMENT  
2201 - 21<sup>st</sup> Street  
Sacramento, CA 95818