

1 DEPARTMENT OF REAL ESTATE
2 P. O. Box 187000
3 Sacramento, CA 95818-7000
4 Telephone: (916) 227-0789

FILED
APR 25 2002

DEPARTMENT OF REAL ESTATE

By Kathleen Contreras

8 BEFORE THE
9 DEPARTMENT OF REAL ESTATE
10 STATE OF CALIFORNIA

11 * * *

12 To:)
13) NO. H-3677 SAC
14 MARTHA RODMAN, individually)
and dba CAMELLIA HOUSE.) ORDER TO DESIST & REFRAIN
15) (B&P §10086)

16 The Real Estate Commissioner of the State of California
17 has determined from the findings herein set forth below that you,
18 MARTHA RODMAN, individually and dba CAMELLIA HOUSE, have violated
19 Section 10130 of the California Business and Professions Code
20 (hereafter the "Code") by engaging in the business of a real
21 estate broker within the State of California without a California
22 real estate broker license.

23 I

24 At no time herein mentioned were you, MARTHA RODMAN,
25 licensed by the State of California Department of Real Estate
26 (hereafter "Department") as a real estate broker or a real estate
27 salesperson.

1 II

2 Whenever reference is made in an allegation herein to
3 an act or omission of "you", such allegation shall be deemed to
4 mean that you, MARTHA RODMAN, your employees, and/or agents
5 associated with or employed by you, committed such act or
6 omission while engaged in the furtherance of your business or
7 operations and while acting within the course and scope of the
8 authority and employment.

9 III

10 During a period of time from at least November of 2000,
11 you have engaged in the business and acted in the capacity of a
12 real estate broker, for or in expectation of compensation, and
13 have offered to lease or rent, placed for rent, solicited
14 listings of places for rent, solicited for prospective tenants,
15 negotiated the sale, purchase or exchange of leases on real
16 property and/or collected rents from real property or improvements
17 thereon, within the meaning of Section 10131(b) of the Code.

18 IV

19 During a period of time commencing in at least November
20 of 2000, and to the present, you have solicited the California
21 public, including but not limited to landlords, property owners,
22 tenants, and/or prospective tenants, for the rental of
23 residential properties in or near the Napa Valley, California.
24 You solicited them to retain or use your business services
25 described above, including but not limited to advertisements and
26 dissemination of information on the World Wide Web on the
27 Internet, with an address of www.camelliahouse.com.

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Your conduct described in Paragraphs III and IV above constitutes activities for which a California real estate broker license is required.

VI

In or about December of 2001, Sandra Knau, a California resident, accessed your website at the above address and found your solicitations and advertisements as alleged above, including your advertising of furnished residential properties for rent in or near the Napa Valley, California.

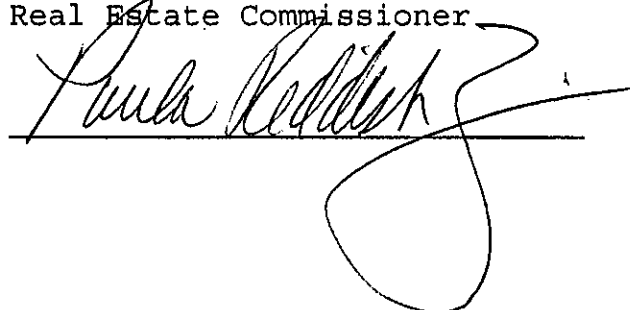
VII

You have violated Section 10130 of the Code by engaging in the activities described above without first obtaining a real estate broker license.

NOW, THEREFORE, YOU, MARTHA RODMAN, INDIVIDUALLY AND DBA CAMELLIA HOUSE, YOUR AGENTS, EMPLOYEES, SUCCESSORS AND ASSIGNS, ARE HEREBY ORDERED TO DESIST AND REFRAIN from performing any and all acts for which a real estate license is required unless and until such time as you obtain the required license(s) from the Department.

DATED: March 18, 2002.

PAULA REDDISH ZINNEMANN
Real Estate Commissioner



cc: MARTHA RODMAN
dba Camellia House
494 Franklin Street
Napa, CA 94559

Atty/DLJ