

1 Department of Real Estate
2 P. O. Box 187007
3 Sacramento, CA 95818-7007
4
5 Telephone: (916) 227-0789
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FILED
MAR 11 2005

DEPARTMENT OF REAL ESTATE

[Signature]

8 BEFORE THE DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 * * *

11 TO:) No. H-4244 SAC
12)
13) ORDER TO DESIST AND REFRAIN
14) (B&P Code Section 10086)

MARIA ESCOTO

15 The Real Estate Commissioner of the State of
16 California (herein "Commissioner") has determined from evidence
17 available to him that you, MARIA ESCOTO (herein "you"), while
18 engaged in activities which require a real estate broker license
19 under the provisions of Section 10131(a) of the California
20 Business and Professions Code (herein "the Code"), have violated
21 Section 10130 of the Code.

22 I

23 At no time mentioned herein were you, MARIA ESCOTO,
24 licensed by the Department of Real Estate of the State of
25 California (herein "the Department") as either a real estate
26 broker or as a real estate salesperson.

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II

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2 At all times mentioned herein between on or about
3 February 26, 2003 and on or about April 7, 2004,, you engaged in
4 the business of, acted in the capacity of, advertised, or assumed
5 to act as a real estate broker within the State of California
6 within the meaning of Section 10131(a) of the Code, including the
7 operation and conduct of a real estate resale business with the
8 public wherein, on behalf of others, for compensation or in
9 expectation of compensation, you sold and offered to sell, bought
10 and offered to buy, solicited prospective sellers and purchasers
11 of, solicited and obtained listings of, and negotiated the
12 purchase and sale of real property, including but not limited to
13 negotiating and arranging:

14 (a) the purchase by Raul and Silveria Gaona of real
15 property at 3170 Lemitar Way, Sacramento, California;

16 (b) the purchase by Jose Linares of real property at
17 846 Eleanor Avenue, Sacramento, California; and
18

19 (c) the purchase by Salvador and Cathy Espitia of real
20 property at 220 Aviator Circle, Sacramento, California, and the
21 sale by Salvador and Cathy Espitia of real property at 6375
22 Summertide Way, Sacramento, California.

23 III

24 In acting as described above, you violated Section
25 10130 of the Code.

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1 NOW, THEREFORE, YOU, MARIA ESCOTO, AND YOUR AGENTS AND
2 EMPLOYEES, ARE HEREBY ORDERED TO DESIST AND REFRAIN from
3 performing any activities for which a real estate license is
4 required unless and until you comply with Section 10130 of the
5 Code.

6 DATED:

3-9-09

JEFF DAVI
Real Estate Commissioner

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10 cc: MARIA ESCOTO
11 1750 HARWOOD WAY
12 SACRAMENTO, CA 95835
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