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FILED
MAY 12 2014
BUREAU OF REAL ESTATE
By Norma Quinn

BEFORE THE BUREAU OF REAL ESTATE
STATE OF CALIFORNIA

* * *

In the Matter of the Accusation of) No. H-04634 SD
)
)
LAURIE RUTH HART,) A C C U S A T I O N
)
Respondent.)

The Complainant, Veronica Kilpatrick, a Deputy Real Estate Commissioner of the State of California, for cause of Accusation against LAURIE RUTH HART, is informed and alleges as follows:

1.

The Complainant, Veronica Kilpatrick, a Deputy Real Estate Commissioner of the State of California, makes this Accusation in her official capacity.

2.

Respondent LAURIE RUTH HART (hereinafter "Respondent") is presently licensed and/or has license rights under the Real Estate Law (Part 1 of Division 4 of the Business and Professions Code, hereinafter "Code") as a real estate

1 broker. Respondent was originally licensed as a real estate
2 broker by the Bureau on or about May 8, 2003.

3 FIRST CAUSE OF ACCUSATION

4 (Place of Business)

5 4.

6 Since February 1, 2012, the office address licensed
7 by Respondent with the Bureau has been 2888 Loker Avenue East,
8 Suite 106, Carlsbad, CA, 92010. Respondent does not have any
9 branch offices licensed with the Bureau.

10 5.

11 Between at least October 16, 2012 and July 1, 2013,
12 Respondent submitted offers to purchase timeshare properties,
13 on behalf of her clients, with letters listing her address as
14 "P.O. Box 21358 El Cajon, CA, 92021."

15 6.

16 Between at least August 20, 2013 and September 5,
17 2013, Respondent submitted offers to purchase timeshare
18 properties, on behalf of her clients, with letters listing her
19 address "9625 Mission Gorge Road, Suite B2-393, Santee, CA,
20 92071."

21 7.

22 By doing real estate business at locations different
23 than those stipulated in her real estate license, Respondent
24 violated Code Section 10162 and Section 2715 of Title 10,
25 Chapter 6, California Code of Regulations ("Regulations").

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8.

The conduct, acts, and/or omissions of Respondent, as described in Paragraphs 4 through 7 above, constitutes cause for the suspension or revocation of all real estate licenses and license rights of Respondent under the provisions of Code Sections 10165, 10177(d), and/or 10177(g).

SECOND CAUSE OF ACCUSATION

(Unlicensed Fictitious Business Name)

9.

Between at least October 16, 2012 and September 5, 2013, Respondent submitted offers to purchase timeshare properties, on behalf of her clients, with letters using the fictitious business name "Laurie Hart & Associates." Respondent has never had "Laurie Hart & Associates", or any other fictitious business name, licensed with the Bureau, in violation of Code Section 10159.5 and Regulation 2731.

10.

The conduct, acts, and/or omissions of Respondent, as described in Paragraph 9 above, constitutes cause for the suspension or revocation of all real estate licenses and license rights of Respondent under the provisions of Code Sections 10177(d) and/or 10177(g).

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WHEREFORE, Complainant prays that a hearing be conducted on the allegations of this Accusation and that upon proof thereof, a decision be rendered imposing disciplinary action against all the licenses and license rights of Respondent LAURIE RUTH HART under the Real Estate Law, and for such other and further relief as may be proper under other applicable provisions of law.

Dated at Los Angeles, California
this 8th day of May, 2014



Veronica Kilpatrick
Deputy Real Estate Commissioner

cc: LAURIE RUTH HART
Veronica Kilpatrick
Sacto.