

1 DEPARTMENT OF REAL ESTATE  
2 P. O. Box 187007  
3 Sacramento, CA 95818-7007  
4  
5 Telephone: (916) 227-0789

FILED

MAR 21 2008

DEPARTMENT OF REAL ESTATE

By: K. Contreras

8 BEFORE THE DEPARTMENT OF REAL ESTATE  
9 STATE OF CALIFORNIA

10 \* \* \*

11 To: )  
12 ) H-4951 SAC  
13 WALTER GONZALEZ )  
14 ) ORDER TO DESIST AND REFRAIN  
) (B&P Code Section 10086)

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

21 I

22 At no time mentioned herein were you, WALTER GONZALEZ,  
23 licensed by the Department of Real Estate (herein "Department")  
24 as either a real estate broker or as a real estate salesperson.

25 II

26 At all times mentioned herein between on or about  
27 June of 2007, and ending on or about July of 2007, you engaged

1 in the business of, acted in the capacity of, or assumed to act  
2 as a real estate broker within the State of California within  
3 the meaning of Section 10131(a) of the Code, including the  
4 operation and conduct of a real estate resale business with the  
5 public wherein, on behalf of others for compensation or in  
6 expectation of compensation, you sold or offered to sell, bought  
7 and offered to buy, solicited prospective sellers and purchasers  
8 of, solicited and obtained listings of, and negotiated the  
9 purchase and sale of real property, including but not limited  
10 to negotiating and arranging the sale of real property at 16999  
11 Sierra Gold Trail, Lathrop, California, and real property at  
12 16939 Gold Nugget Trail, Lathrop, California.

13 III

14 In acting as described above, you violated Section  
15 10130 of the Code.

16 NOW, THEREFORE, YOU, YOUR EMPLOYEES, AGENTS, OFFICIAL  
17 SUCCESSORS AND ASSIGNS, ARE ORDERED TO DESIST AND REFRAIN from  
18 performing any and all acts within the State of California for  
19 which a real estate broker license is required, unless and until  
20 you obtain a real estate broker license.

21 DATED: 3-19-08, 2008

22 JEFF DAVI  
23 Real Estate Commissioner

24   
25

26 cc: WALTER GONZALEZ  
27 450 Hawthorne Drive  
Tracy, CA 95376

ATTY DEK/kc