

1 KYLE T. JONES, Counsel (SBN 300751)
2 Department of Real Estate
3 P.O. BOX 137007
4 Sacramento, CA 95813-7007

5 Telephone: (916) 576-8700
6 (916) 263-3767 (Fax)
7 (916) 576-7840 (Direct)



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

11 * * *

12 In the Matter of the Accusation Against) DRE No. H-5697 SD
13)
14)
15 BRIANNA LEIGH WATERS)
16) ACCUSATION
Respondent.)
_____)

17 The Complainant, VERONICA KILPATRICK, acting in her official capacity as
18 a Supervising Special Investigator of the State of California, for this Accusation against
19 BRIANNA LEIGH WATERS ("Respondent"), is informed and alleges as follows:

20 1

21 At all times mentioned herein, Respondent was, and is presently licensed and/or
22 has license rights by the Department of Real Estate ("Department"), under the California
23 Business and Professions Code ("Code") as a real estate salesperson, License No. 02073777.

24 2

25 Respondent currently holds a Mortgage Loan Originator ("MLO") license
26 endorsement with the Department with the assigned National Mortgage Licensing System and

27 ///

ACCUSATION

Registry ("NMLS") No. 950262. Respondent is currently authorized to represent CDL Mortgage Services, Inc. with NMLS No. 1140264.

NMLS Continuing Education

3

The State Regulatory Registry LLC ("SRR"), which owns and operates the NMLS, administers pre-licensing education and CE and Uniform State Test protocols. Title V of Public Law 110-289, the Secure and Fair Enforcement for Mortgage Licensing Act of 2008 ("the SAFE Act"), requires that state-licensed MLOs complete annual continuing education ("CE"). In order to meet CE requirements contemplated under the SAFE Act, state-licensed MLOs must complete eight (8) hours of NMLS-approved education per year. (Code section 10166.10(a).)

STATEMENT OF FACTS

4

On or about December 1, 2019, Respondent acquired completion credits for 8 hours of NMLS-approved CE education from the course provider Danny Yen, dba Real Estate Educational Services ("REES"). Respondent was supposed to have attended an 8 hour in person class, perform coursework, and pass an exam. Respondent did not attend class, perform coursework, or pass the exam to receive credit for the 8 hours of CE.

5

On or about August 29, 2020, Respondent acquired completion credits for 8 hours of NMLS-approved CE education from the course provider REES. Respondent was supposed to have attended an 8 hour in person class, perform coursework, and pass an exam. Respondent did not attend class, perform coursework, or pass the exam to receive credit for the 8 hours of CE.

///

///

///

1 investigation and enforcement as permitted by law and for such other and further relief as may
2 be proper under other applicable provisions of law.

3
4 Dated at San Diego, California this ^{Nov 10, 2022} day of **Nov 10, 2022**, 2022.

5
6
7 *Veronica Kilpatrick*

8 **Veronica Kilpatrick**

9 **Supervising Special Investigator**

10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27

ACCUSATION