

1 DEPARTMENT OF REAL ESTATE
2 P. O. Box 187000
3 Sacramento, CA 95818-7000
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5 Telephone: (916) 227-0789
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FILED
MAR 01 2002

DEPARTMENT OF REAL ESTATE

By Shelly El

8 BEFORE THE DEPARTMENT OF REAL ESTATE
9 STATE OF CALIFORNIA

10 * * *

11 TO:)
12 JOHN DAMIAN HITTLER)
13)
14)

NO. H-8057 SF

ORDER TO
DESIST AND REFRAIN

15
16 The Real Estate Commissioner of the State of California
17 (hereinafter "Commissioner") has caused an investigation to be
18 made of your activities and based upon the findings herein below
19 set forth, is of the opinion that you, JOHN DAMIAN HITTLER, have
20 violated Section 10130 of the California Business and Professions
21 Code (hereinafter Code) by engaging in the business of or acting
22 as a real estate salesperson or broker, within the meaning of
23 Sections 10130 and 10131(d) of the Code without first having
24 obtained a real estate license from the California Department of
25 Real Estate (hereinafter Department).

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I

At no time herein mentioned were you, JOHN DAMIAN HITTLER, licensed by the Department as a real estate broker or salesperson.

II

From on or about October 1999, through the present, you JOHN DAMIAN HITTLER, performed activities for which a real estate license is required, including but not limited to, soliciting, offering to assist, and assisting persons in obtaining a loan secured by real property. You performed said acts for, but not limited to, Chris and Heidi Johnson, Charles and Helen Chung, and Charles Davey. Those acts were performed for or in expectation of compensation.

III

The acts of soliciting, offering to assist, and assisting persons in obtaining a loan secured by real property described in Paragraph II above are acts requiring a real estate salesperson or broker license under the provisions of Sections 10130 and 10131(d) of the Code.

IV

You, JOHN DAMIAN HITTLER, violated Section 10130 of the Code by engaging in the activities described above in Paragraph III without first obtaining a real estate salesperson or broker license from the Department.

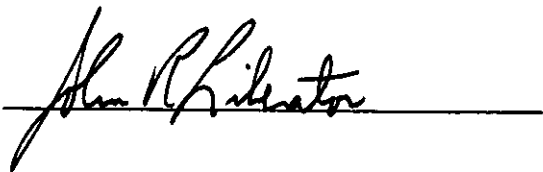
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NOW THEREFORE, YOU, JOHN DAMIAN HITTLER, ARE HEREBY ORDERED TO DESIST AND REFRAIN from performing any and all acts for which a real estate license is required until such time as you obtain the required license from the Department.

DATED: February 13, 2002

PAULA REDDISH ZINNEMANN
Real Estate Commissioner



BY: John R. Liberator
Chief Deputy Commissioner

CC: JOHN DAMIAN HITTLER
c/o 3221 Ross Road
Palo Alto, CA 94303

ATTY/DBS