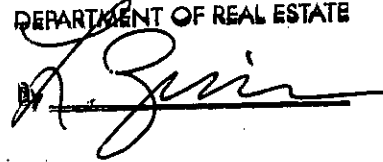


Flag

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

FILED
APR 10 2007

DEPARTMENT OF REAL ESTATE



8 BEFORE THE DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

11 * * *

12 TO:)	
)	NO. H-9967 SF
13 GLADYS RACHO)	
)	ORDER TO
)	<u>DESIST AND REFRAIN</u>
)	

16 The Real Estate Commissioner of the State of
 17 California (hereinafter "Commissioner") has caused an
 18 investigation to be made of your activities and based upon the
 19 findings herein below set forth, is of the opinion that you,
 20 GLADYS RACHO, have violated Section 10130 of the California
 21 Business and Professions Code (hereinafter Code) by engaging in
 22 the business of or acting as a real estate salesperson or
 23 broker, within the meaning of Sections 10130 and 10131.2 of the
 24 Code without first having obtained a real estate license from
 25 the California Department of Real Estate (hereinafter
 26 Department).

27 ///

1 I

2 At no time herein mentioned were you, GLADYS RACHO,
3 licensed by the Department as a real estate broker or
4 salesperson.

5 II

6 On or about August 23, 2005, you, GLADYS RACHO as
7 Registrant/Owner, filed a Fictitious Business Name Statement
8 with the County Recorder of Santa Clara County for GNA Realty &
9 Mortgage.

10 III

11 On or about January 4, 2006, you, GLADYS RACHO as
12 Registrant/Owner, filed a Fictitious Business Name Statement
13 with the County Recorder of Santa Clara County for American
14 First Realtors.

15 IV

16 In or about March or April of 2006, you, GLADYS RACHO,
17 began assisting Sean Christen Penello (hereinafter Penello), in
18 his attempt to obtain a loan on real property by, among other
19 things, quoting him loan rates and terms. You, GLADYS RACHO,
20 also requested and received from Penello a check in the amount
21 of \$5,000 in furtherance of obtaining the loan.

22 V

23 In or about March or April of 2006, you, GLADYS RACHO,
24 began assisting Greg H. Farley (hereinafter Farley), in his
25 attempt to purchase a home in Merced and obtain a loan on the
26 home. You, GLADYS RACHO, told Farley you would help him obtain a
27 loan and also took him to view lots in Merced.

1 VI

2 On March 24, 2006 you, GLADYS RACHO, requested and
3 received from Farley \$5,000 in cash purportedly in furtherance
4 of obtaining one of the lots and obtaining a loan to finance the
5 purchase. On April 17, 2006, you, GLADYS RACHO, requested an
6 additional \$10,000 from Farley, purportedly in furtherance of
7 obtaining the property and loan, in response to which Farley
8 wrote you a check, on that same day, for \$9,000.

9 VII

10 In or about March or April of 2006, you, GLADYS RACHO,
11 told Obi Onyewyendi (hereinafter Onyewyendi) that you were a
12 Realtor and began assisting him in purchasing a home in Merced.
13 You, GLADYS RACHO, also told Onyewyendi you would help work with
14 him in obtaining a home and took him to view lots in Merced.

15 VIII

16 On March 14, 2006 you, GLADYS RACHO, requested and
17 received from Onyewyendi \$5,000 in cash purportedly to give to
18 as a down payment to the builders, Dunmore Homes. On March 20,
19 2006, you, GLADYS RACHO, requested and received an additional
20 \$1,500 from Onyewyendi, purportedly to obtain an appraisal on
21 the property.

22 IX

23 In performing the activities described in Paragraphs
24 II through VIII above, you, GLADYS RACHO, engaged in the
25 business of claiming, demanding, charging, receiving, collecting
26 or contracting for the collection of an advanced fee in
27 connection with employment undertaken or lease of real property

1 or to obtain a loan or loans thereon, all acts which require a
2 real estate license pursuant to Section 10131.2 of the Code and
3 10130 of the Code.

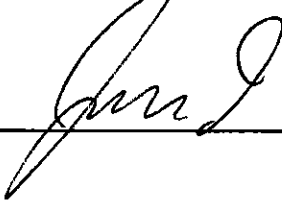
4 X

5 At no time when you, GLADYS RACHO, were performing the
6 acts described above were you, GLADYS RACHO, licensed by the
7 Department.

8 NOW THEREFORE, YOU, GLADYS RACHO, ARE HEREBY ORDERED
9 TO DESIST AND REFRAIN from performing any and all acts for which
10 a real estate license is required and collecting advance fees
11 until such time as you obtain the required license from the
12 Department.

13 DATED: 3/29/02

14 JEFF DAVI
15 Real Estate Commissioner

16 
17 _____

18 cc: GLADYS RACHO
19 345 JUNIPERO DRIVE #1
20 MILPITAS, CA 95035
21
22
23
24
25
26
27