

**FILED**

BEFORE THE BUREAU OF REAL ESTATE

STATE OF CALIFORNIA

JUL 29 2014

BUREAU OF REAL ESTATE

By Chaima

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In the Matter of the Accusation of )

POOROUSHASB PARINEH, )

Respondent. )

No. H-11696 SF

DECISION

This Decision is being issued in accordance with the provisions of Section 11520 of the California<sup>1</sup> Government Code, on evidence of compliance with Section 11505 of the Government Code and pursuant to the Order of Default filed on July 18, 2014, and the findings of fact set forth herein, which are based on one or more of the following: (1) Respondent's express admissions, (2) affidavits, and (3) other evidence.

This Decision revokes a real estate license and/or license rights pursuant to the Real Estate Law, Part I of Division 4, of the Business and Professions Code (hereinafter "the Code") Sections 10177(b) and 490.

The right to reinstatement of a revoked real estate license is controlled by Section 11522 of the Government Code. A copy of Section 11522 and a copy of the Commissioner's Criteria of Rehabilitation are attached hereto for the information of Respondent.

FINDINGS OF FACT

1

On April 25, 2014, Robin S. Tanner made the Accusation in her official capacity as a Deputy Real Estate Commissioner of the State of California. The Accusation, Statement to Respondent, and Notice of Defense were served to Respondent by regular and certified mail, return receipt requested, to Respondent's last known mailing address on file with the Bureau of Real Estate of the State of California (hereinafter "the Bureau") on May 13, 2014.

<sup>1</sup> All references herein are to California Codes and Regulations, unless otherwise stated.

2

Respondent POOROUSHASB PARINEH ("hereinafter "Respondent") is presently licensed and/or has license rights under the Code as a real estate broker. Effective April 25, 2014, Respondent's license was suspended indefinitely pursuant to Section 10186.1 of the Code.

3

On or about May 23, 2013, in the Superior Court of the State of California, County of San Mateo, Case No. SC074512A, Respondent was convicted upon a jury verdict of guilty of violating Section 187(a) of the Penal Code (Murder), a felony and a crime which bears a substantial relationship under Section 2910, Title 10 of the California Code of Regulations, to the qualifications, functions, or duties of a real estate licensee.

#### DETERMINATION OF ISSUES

1

Cause for the suspension or revocation of all licenses and license rights of Respondent exists with reference to the facts set out in paragraph 3, above, pursuant to Sections 10177(b) and 490 of the Code.

2

The standard of proof applied was clear and convincing proof to a reasonable certainty.

#### ORDER

All licenses and licensing rights of Respondent POOROUSHASB PARINEH under the provisions of Part I of Division 4 of the Business and Professions Code are revoked.

This Decision shall become effective at 12 o'clock noon on AUG 19 2014.

DATED: JUL 28 2014

REAL ESTATE COMMISSIONER

A handwritten signature in black ink, appearing to be "J. Mason", written over a horizontal line.

By: JEFFREY MASON  
Chief Deputy Commissioner