6ANO 1	
2 2	Department of Real Estate 320 W. 4 th Street, Suite 350
3	Los Angeles, CA 90013-1105
4	Telephone: (213) 576-6982 DEPARTMENT OF REAL ESTATE
5	By property
6	
7	
8	BEFORE THE DEPARTMENT OF REAL ESTATE
9	STATE OF CALIFORNIA
10	* * * *
11 ;	To:) No. H-28952 LA
12) HUNTINGTON BEACH FIRST CHOICE) ORDER TO DESIGN
13	REALTY AND INVESTMENTS, INC.) <u>AND REFRAIN</u>)
14)
15	
16	The Real Estate Commissioner of the State of California
17	("Commissioner") has caused an investigation to be made of your
18	activities as a real estate broker and is of the opinion that you
19	are in violation of Section 10177(f) of the Business and
20	Professions Code of the State of California ("Code") and Section
21	2742, Title 10, California Code of Regulations ("Regulations").
22	I
23	You, HUNTINGTON BEACH FIRST CHOICE REALTY AND
24	INVESTMENTS, INC. are currently licensed as a corporate real
25	estate broker.
26	
27	///
COURT PAPER STATE OF CALIFORNIA STD. 113 (REV. 3-95) OSP 98 10924	-1-

You, ISMAEL SILVA, are currently licensed as the designated officer of HUNTINGTON BEACH FIRST CHOICE REALTY AND INVESTMENTS, INC., and, as such, are responsible for the supervision and control of the activities conducted on behalf of the corporation by its officers and employees as necessary to secure full compliance with the Real Estate Law (Section 10000, et seq., of the Code), including the supervision of salespersons licensed to the corporation in the performance of their acts for which a license is required. III On or about August 1, 1995, pursuant to the provisions of Section 23702 of the California Revenue and Taxation Code, the rights and privileges of you, HUNTINGTON BEACH FIRST CHOICE REALTY AND INVESTMENTS, INC., were suspended by the California Secretary of State. Said suspension is a violation of Section 10177(f) of the Code in that it would have constituted grounds for the denial of your corporate real estate broker license under Section 2742 of the Regulations. REV. 3-95)

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NOW, THEREFORE, YOU, HUNTINGTON BEACH FIRST CHOICE REALTY AND INVESTMENTS, INC., AND YOUR SUCCESSORS IN INTEREST ARE HEREBY ORDERED TO DESIST AND REFRAIN from performing any acts for which a real estate license is required until you have presented evidence satisfactory to the Commissioner that you are no longer subject to the suspension described in Paragraph III.

DATED: February 1,2001, ...

PAULA REDDISH ZINNEMANN Real Exfate Commissioner

cc:Huntington Beach First Choice Realty and Investments Inc. 18141 Beach Blvd., Ste. 200 Huntington Beach, CA 92648

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