

1 Department of Real Estate  
2 320 West Fourth Street, Ste. 350  
3 Los Angeles, California 90013

4 (213) 576-6982

FILED  
MAY - 6 2004  
DEPARTMENT OF REAL ESTATE

By 

8 DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 \* \* \* \* \*

11 To:	)	No. H-30891 LA
	)	
12 RONALD LEE CHARTER	)	<u>ORDER TO DESIST</u>
	)	<u>AND REFRAIN</u>
13	)	(B&P Code § 10086)
14	)	

15 The Real Estate Commissioner of the State of California  
16 (hereinafter "Commissioner") has determined from the findings set  
17 forth below that you have violated Section 10130 of the Business  
18 and Professions Code (hereinafter "Code") by engaging in the  
19 business of a real estate broker within the State of California  
20 without a real estate broker license.

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22 At no time herein mentioned have you been licensed by  
23 the Department of Real Estate of the State of California  
24 (hereinafter "Department") as a real estate broker.

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II

In or about June, 2001, for or in expectation of compensation, you solicited Bahman Abassi and Vanessa Rodriguez to rent Unit A, 544 Bernard Street, Costa Mesa, California.

In or about June, 2001, for or in expectation of compensation, you solicited Linda Daugherty, Martin Runningwolf, and Aileen Teresa Perry to rent units of subject property.

III

On or about December, 2001, for or in expectation of compensation, you solicited Denise F. Scott to rent Unit B, 132 and 134 East 18<sup>th</sup> Street, Costa Mesa.

On or about December, 2002, for or in expectation of compensation, you solicited Sallie Romona Kykendall to rent Unit D of subject property.

IV

Your acts as described in Paragraphs II and III, above, are acts requiring a real estate broker license under the provisions of Code Section 10131(b).

V

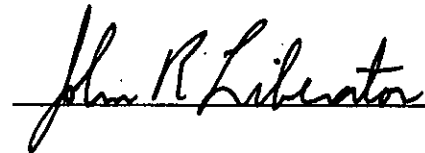
You violated Code Section 10130 by engaging in the activities described in Paragraphs II and III, above, without first obtaining a real estate broker license from the Department.

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1 NOW, THEREFORE, YOU ARE ORDERED TO DESIST AND REFRAIN  
2 from performing any and all acts requiring a real estate license  
3 in the State of California, individually and under any fictitious  
4 name, until you obtain the required license from the Department,  
5 including a license to do business under a fictitious name.

6 DATED: April 6, 2004.

7 JOHN R. LIBERATOR  
8 Acting Real Estate Commissioner

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25 cc: Ronald Lee Charter  
26 1927 Harbor Blvd., #888  
27 Orange, California 92627

JRP:AK