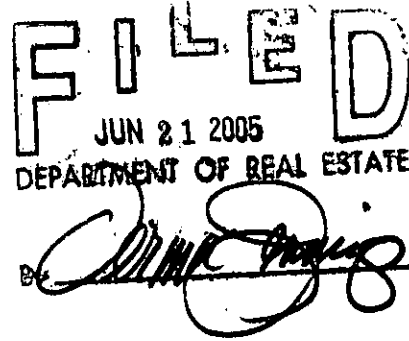


1 Department of Real Estate
2 320 West Fourth Street, Ste. 350
3 Los Angeles, California 90013
4
5 (213) 576-6982
6
7
8



9 DEPARTMENT OF REAL ESTATE
10 STATE OF CALIFORNIA
11 * * * * *

| | | |
|------------------------|---|------------------------|
| 11 To: |) | No. H-32008 LA |
| |) | |
| 12 JAMES DAVID WALLMAN |) | <u>ORDER TO DESIST</u> |
| |) | <u>AND REFRAIN</u> |
| |) | (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.

21 I

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.

25 //
26 //
27 //

1 II

2 During 2002 and 2003, for or in expectation of
3 compensation, you engaged in the business of soliciting and
4 negotiating leases on real property.

5 III

6 Your acts as described in Paragraph II, above, are acts
7 requiring a real estate broker license under the provisions of
8 Code Section 10131(b).

9 IV

10 You violated Section 10130 by engaging in the
11 activities described in Paragraph II, above, without first
12 obtaining a real estate broker license from the Department.

13
14 NOW, THEREFORE, YOU, JAMES DAVID WALLMAN, ARE ORDERED
15 TO DESIST AND REFRAIN from performing any and all acts requiring
16 a real estate license in the State of California until you obtain
17 the required license from the Department.

18 DATED: 6/1/05.

19
20 JEFF DAVIS
21 Real Estate Commissioner
22
23 
24

25 cc: James David Wallman
26 315 S. Beverly Dr., Suite 415
27 Beverly Hills, California 90212

JRP:KA (jrp)