

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

4 (213) 576-6982

**FILED**  
MAR 16 2006  
DEPARTMENT OF REAL ESTATE

*[Handwritten signature]*

8 DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 \* \* \* \* \*

11 To:	)	No. H-32580 LA
	)	
12 MERCEDES BENITEZ	)	<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.

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 II

26 In or about September, 2002, for or in expectation of  
27 compensation, you solicited Ernesto Servin to purchase property

1 located at 695 East 14th Street, San Bernardino, California.

2 III

3 Your acts as described in Paragraph II, above, are acts  
4 requiring a real estate broker license under the provisions of  
5 Code Section 10131(a).

6 IV

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

10  
11 NOW, THEREFORE, YOU ARE ORDERED TO DESIST AND REFRAIN  
12 from performing any and all acts requiring a real estate license  
13 in the State of California, individually and under any fictitious  
14 name, until you obtain the required license from the Department,  
15 including a license to do business under a fictitious name.

16 DATED: 2-24-06

17  
18 JEFF DAVI  
19 Real Estate Commissioner

20  
21  
22  
23

24 cc: Mercedes Benitez  
25 582 West Valley Blvd., Suite 15  
26 Colton, Cal. 92324

27 JRP (jrp)