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Department of Real Estate  
320 West 4th Street, Ste. 350  
Los Angeles, California 90013-1105

Telephone: (213) 576-6911 (direct)  
-or- (213) 576-6982 (office)

**FILED**  
JUN -1 2008  
DEPARTMENT OF REAL ESTATE

By K. K. K. K.

BEFORE THE DEPARTMENT OF REAL ESTATE

STATE OF CALIFORNIA

\* \* \*

TO: )  
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 REX RICHARD PITTS, )  
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No. H-32955 LA  
ORDER TO DESIST  
AND REFRAIN

The Real Estate Commissioner of the State of California (Commissioner) has caused an investigation to be conducted of your activities, as described herein, and based upon the findings of that investigation, is of the opinion that you, REX RICHARD PITTS, have violated Section 10130 of the California Business and Professions Code (Code).

1.

On August 5, 1993, you, REX RICHARD PITTS ("PITTS"), were originally licensed as a real estate broker. Your real estate broker license expired on August 4, 2001, without renewal.

///

1 2.

2 On December 24, 2003, the Department completed an audit  
3 examination of the books and records of CLEMENT G. SMITH dba  
4 Buyers Real Estate and Buyers Mortgage pertaining to the  
5 residential resale, property management, and mortgage loan  
6 activities that require a real estate license. The audit  
7 examination covered a period of time beginning on January 1, 2003  
8 to October 31, 2003.

9 3.

10 During the abovesaid audit period, you had held  
11 yourself out as and represented that you were a real estate  
12 broker, employed as a broker-associate for Clement G. Smith dba  
13 Buyers Mortgage.  
14

15 4.

16 Specifically, while employed by Clement G. Smith dba  
17 Buyers Mortgage, you solicited borrowers Paolo and Lisa Cuomo to  
18 for a home purchase loan for the property located at 15045  
19 Nordoff #118, North Hills, Ca 91343, including a face-to-face  
20 interview with the Cuomo's and including signing the Residential  
21 Loan Application as interviewer on February 7, 2003, for and  
22 expectation of compensation.  
23

24 5.

25 In addition to the Cuomo loan transaction, you, REX  
26 RICHARD PITTS, negotiated several other home purchase and  
27 refinance loans during the aforesaid audit period including the

1 Cafferty, Mutyada, Johnson and Campos loans, for which you  
2 received compensation from Clement G. Smith dba Buyers Mortgage  
3 in total amount of \$80,461.98.

4 6.

5 Your acts, PITTS, as described in Paragraph 3 through  
6 5, above, are acts requiring a real estate license under the  
7 provision of Code Section 10131(a) and 10131(d).

8 7.

9 You, PITTS, violated Code Section 10130 by acting in  
10 the capacity of a licensee when you were not licensed as a real  
11 estate broker or as a real estate salesperson employed by a real  
12 estate broker.

13 NOW, THEREFORE, YOU, REX RICHARDS PITTS, ARE ORDERED TO  
14 DESIST AND REFRAIN from performing any and all acts requiring a  
15 real estate license in California, individually and under any  
16 fictitious business name, unless and until you obtain the  
17 required license from the Department.  
18

19 DATED 5-18, 2006.  
20

21 JEFF DAVIS  
22 Real Estate Commissioner  
23  
24   
25

26 cc: Rex Richard Pitts  
27 1282 Arrow Highway  
Upland, CA 91739