

1 Department of Real Estate
2 320 West 4th Street, Ste. 350
3 Los Angeles, California 90013-1105

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

FILED
JUN 13 2007
DEPARTMENT OF REAL ESTATE

R. M. ...

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7
8 BEFORE THE DEPARTMENT OF REAL ESTATE
9 STATE OF CALIFORNIA

10 * * *

11 TO:

12 MARTHA RODRIGUEZ,
13 doing business as
14 Silvernet Properties,

) No. H-34050 LA

) ORDER TO DESIST

) AND REFRAIN
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17 The Real Estate Commissioner of the State of California
18 (Commissioner) has caused an investigation to be conducted of
19 your activities, as described herein, and based upon the findings
20 of that investigation, is of the opinion that you, MARTHA
21 RODRIGUEZ operating as Silvernet Properties, in Downey,
22 California have violated Section 10130 of the California Business
23 and Professions Code (Code).

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1 At no time herein mentioned, were you licensed by the
2 Department of Real Estate of the State of California (Department)
3 as a real estate broker or a real estate salesperson employed by
4 a real estate broker.
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2.

6
7 From approximately June 9, 2004, to date, you, MARTHA
8 RODRIGUEZ, have held yourself out as and represented that you
9 were the Chief Executive Officer of Silvernet Properties aka
10 Silvernet Properties Corp. dba Silvernet Properties, Downey,
11 California. You were not and never have been licensed by the
12 Department as a real estate broker or as a real estate
13 salesperson employed by a real estate broker. On or about June
14 9, 2004, you performed acts for which a real estate license is
15 required. You negotiated a purchase money mortgage loan on
16 behalf of Claudia Covadamuz, for the residential real property
17 located at 6176 Orange Avenue, Long Beach, California.
18

3.

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20 At your office located at 10841 Paramount Blvd., Suite
21 203, Downey, California, as "Chief Executive Officer" of
22 Silvernet Properties aka Silver Net Properties, and Silvernet
23 Corp., you, by your conduct, have held yourself out to be a
24 licensed real estate broker, providing residential, mortgage loan
25 and escrow services.
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2 Your conduct, as described in Paragraphs 2 and 3, is
3 that of a real estate broker as set forth in Code Section
4 10131(a) and 10131(d).

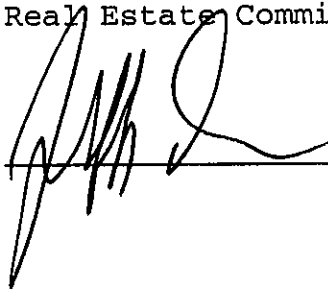
5.

6 You violated Section 10130 of the Code by acting in
7 the capacity of a licensee when you were not licensed as a real
8 estate broker.

9 NOW, THEREFORE, YOU, MARTHA RODRIGUEZ, ARE ORDERED TO
10 DESIST AND REFRAIN from performing any and all acts requiring a
11 real estate license in California unless and until you obtain the
12 required license from the Department.

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14
15 DATED 6-8, 2006.

16
17 JEFF DAVI
18 Real Estate Commissioner

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21 

22
23 cc: Martha Rodriguez
24 c/o Silvernet Properties
25 10841 Paramount Blvd., Suite 203,
26 Downey, California 90242

27
Martha Rodriguez
8426 Orange St.
Downey, California 90242-3643