

1 Among the terms and conditions of the Order,
2 Respondent was required to: (A) pay the reasonable cost for the
3 audit which led to the disciplinary action; (B) provide proof
4 satisfactory that the trust fund deficit of \$1,000 set forth in
5 the Accusation in Case No. H-36738 LA had been restored; (C)
6 provide satisfactory proof of completion of a continuing
7 education course on trust fund accounting and handling specified
8 in paragraph (3) of subdivision (a) of Section 10170.5 of the
9 Business and Professions Code within 120 days prior to the
10 effective date of the Decision; (D) take and pass the
11 Professional Responsibility Examination within six (6) months
12 from the effective date of the Decision; and (E) provide
13 satisfactory proof of completion of 45 hours of approved
14 continuing education courses within nine (9) months from the
15 effective date of the Decision. The Commissioner has determined
16 that Respondent has failed to satisfy one or more of these
17 conditions including, but not limited to, conditions (D) and
18 (E).

19 NOW, THEREFORE, IT IS ORDERED under authority of the
20 Order issued in this matter that the real estate officer license
21 heretofore issued to Respondent and the exercise of any
22 privileges thereunder is hereby suspended until such time as
23 Respondent provides proof satisfactory to the Department of
24 compliance with the "condition" referred to above, or pending
25 final determination made after hearing (see "Hearing Rights" set
26 forth below).

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1 IT IS FURTHER ORDERED that all license certificates
2 and identification cards issued by Department which are in the
3 possession of Respondent be immediately surrendered by personal
4 delivery or by mailing in the enclosed, self-addressed envelope
5 to:

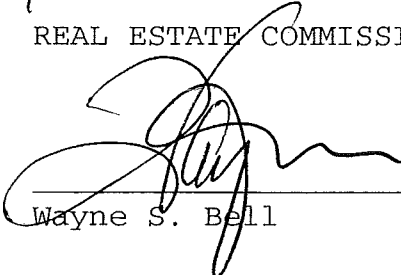
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7 Department of Real Estate
8 Attn: Flag Section
9 P. O. Box 187000
10 Sacramento, CA 95818-7000

11 HEARING RIGHTS: You have the right to a hearing to
12 contest the Commissioner's determination that you are in
13 violation of the Order issued in this matter. If you desire a
14 hearing, you must submit a written request. The request may be
15 in any form, as long as it is in writing and indicates that you
16 want a hearing. Unless a written request for a hearing, signed
17 by or on behalf of you, is delivered or mailed to the Department
18 at 320 W. 4th Street, Room 350, Los Angeles, California 90013,
19 within 20 days after the date that this Order was mailed to or
20 served on you, the Department will not be obligated or required
21 to provide you with a hearing.

22 This Order shall be effective immediately.

23 DATED: 3/28/2013,

24 REAL ESTATE COMMISSIONER

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26 _____
27 Wayne S. Bell