Saller

3

4

5

6

7

8

9

11

12

JULIE L. TO, Counsel (SBN 219482) Department of Real Estate 320 West 4th Street, Suite 350 Los Angeles, California 90013-1105

Telephone: (213) 576-6982 (Direct) (213) 576-6916



NOV 0 9 2011

DEPARTMENT OF REAL ESTATE
BY:

BEFORE THE DEPARTMENT OF REAL ESTATE

STATE OF CALIFORNIA

10

In the Matter of the Accusation of SHAHIN SASOONESS SARAI

No. H- 37658 LA

 $\underline{\mathbf{A}} \ \underline{\mathbf{C}} \ \underline{\mathbf{C}} \ \underline{\mathbf{U}} \ \underline{\mathbf{S}} \ \underline{\mathbf{A}} \ \underline{\mathbf{T}} \ \underline{\mathbf{I}} \ \underline{\mathbf{O}} \ \underline{\mathbf{N}}$

Respondent.

13 14

15

16

17

18

19

20

21

22

23

24

25 26

27

The Complainant, Robin Trujillo, a Deputy Real Estate Commissioner of the State of California, for cause of Accusation against SHAHIN SASOONESS SARAI, a.k.a. Shahin Sasooness ("Respondent") is informed and alleges as follows:

1.

The Complainant, Robin Trujillo, a Deputy Real Estate Commissioner of the State of California, makes this Accusation in her official capacity.

2.

Respondent is presently licensed and/or has license rights under the Real Estate Law, Part 1 of Division 4 of the

California Business and Professions Code ("Code"), as a real estate salesperson.

3.

On or about February 25, 2010, in the Superior Court of the State of California, County of Los Angeles, in Case No. 9PY08882, Respondent was convicted for violation of Penal Code Section 602(k) (trespass), a misdemeanor. The underlying facts involved taking merchandise from a department store. Respondent was sentenced to twelve months probation; one day in jail; ordered to pay fines; and ordered to stay away from Bloomingdale's #29 on Riverside Drive in Sherman Oaks, California.

4.

This conviction, by its facts and circumstances, bears a substantial relationship under Section 2910, Title 10, Chapter 6, California Code of Regulations to the qualifications, functions or duties of a real estate licensee.

5.

The crime of which Respondent was convicted constitutes cause under Sections 490 and 10177(b) of the Code for the suspension or revocation of the license and license rights of Respondent under the Real Estate Law.

1///

25 | ///

26 1///

27 | ///

WHEREFORE, Complainant prays that a hearing be conducted on the allegations of this Accusation and that upon proof thereof, a decision be rendered imposing disciplinary action against all the licenses and license rights of Respondent, SHAHIN SASOONESS SARAI, under the Real Estate Law (Part 1 of Division 4 of the Business and Professions Code) and for such other and further relief as may be proper under other applicable provisions of law. Dated at Los Angeles, California November Deputy Real Estate Commissioner

cc: SHAHIN SASOONESS SARAI

Pinnacle Estate Properties Inc.
Robin Trujillo

Sacto.