

**FILED**

MAY 14 2012

DEPARTMENT OF REAL ESTATE  
BY: C. J.

BEFORE THE DEPARTMENT OF REAL ESTATE

STATE OF CALIFORNIA

\* \* \* \*

In the Matter of the Accusation of )  
 )  
 METRO SERENDIB CORPORATION and )  
 MUKESH CHINUBHAI PATEL )  
 individually and as designated )  
 officer of Metro Serendib )  
 Corporation, )  
 )  
 Respondents. )  
 )

NO. H-37844 LA

DECISION

This Decision is being issued in accordance with the provisions of Section 11520 of the Government Code, on evidence of compliance with Section 11505 of the Government Code and pursuant to the Order of Default filed on April 26, 2012, and the findings of fact set forth herein are based on one or more of the following: (1) Respondents' express admissions; (2) affidavits; and (3) other evidence.

FINDINGS OF FACT

1.

On February 6, 2012, Maria Suarez made the Accusation in her official capacity as a Deputy Real Estate Commissioner of the State of California. The Accusation, Statement to Respondent, and Notice of Defense were mailed by certified mail, return receipt requested, to Respondent METRO SERENDIB CORPORATION on February 9, 2012.

On April 26, 2012, no Notice of Defense having been filed herein within the time prescribed by Section 11506 of the Government Code, Respondent METRO SERENDIB CORPORATION's default was entered herein.

2.

From May 9, 2002 through May 22, 2010, Respondent METRO SERENDIB CORPORATION ("Respondent MSC") was licensed under the Real Estate Law (Part 1 of Division 4 of the California Business and Professions Code "Code") as a corporate real estate broker. Respondent MSC's license expired on May 23, 2010. Respondent MSC has renewal rights under Code Section 10201. The Department retains jurisdiction pursuant Code Section 10103.

3.

Respondent MSC is a California corporation formed on February 22, 1991. On September 1, 2009, the California Franchise Tax Board suspended the corporate powers, rights and privileges of Respondent MSC pursuant to the provisions of the California Revenue and Taxation Code. MSC's corporate status remains suspended.

#### DETERMINATION OF ISSUES

1.

The suspension of Respondent MSC's corporate status is in violation of Regulation 2742, subdivision (c), Title 10, Chapter 6, California Code of Regulations, and constitutes grounds to suspend or revoke Respondent MSC's corporate real estate broker license pursuant to Code Section 10177(d).

2.

The standard of proof applied was clear and convincing proof to a reasonable certainty.

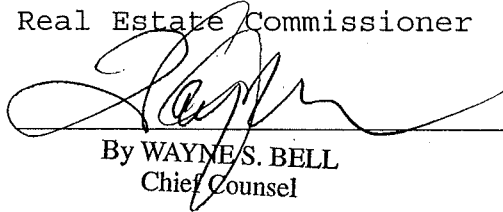
ORDER

The license and license rights of Respondent METRO  
SERENDIB CORPORATION under the provisions of Part I of Division  
4 of the Business and Professions Code are revoked.

This Decision shall become effective at 12 o'clock  
noon on June 4, 2012.

DATED: May 8, 2012.

Real Estate Commissioner



By WAYNE S. BELL  
Chief Counsel