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AUG - 8 2013

DEPARTMENT OF REAL ESTATE
BY: *[Signature]*

1 BUREAU OF REAL ESTATE
2 320 W. 4th Street, Suite 350
3 Los Angeles, CA 90013
4 Telephone: (213) 576-6982

8 STATE OF CALIFORNIA
9 BUREAU OF REAL ESTATE

10 ***

11 To:)	
)	NO. H-38997 LA
12 CATHERINE CAMPBELL,)	
)	ORDER TO DESIST AND
)	REFRAIN
14)	
15 Respondent.)	(B&P Code Section 10086)

16

17 The Commissioner (Commissioner) of the California Bureau of Real Estate

18 (Bureau) caused an investigation to be made of the activities of CATHERINE CAMPBELL

19 ("CAMPBELL"). Based on the investigation, the Commissioner has determined that

20 CAMPBELL has engaged in, is engaging in, or is attempting to engage in, acts or practices

21 constituting violations of the California Business and Professions Code ("Code") and/or Title 10,

22 Chapter 6, California Code of Regulations ("Regulations"), including the business of, acting in

23 the capacity of, and/or advertising or assuming to act as, a real estate broker in the State of

24 California within the meaning of Code Sections 10131(a)(soliciting and obtaining listings, and

25 negotiating the purchase, sale, or exchange of real property) and 10131.6(soliciting and obtaining

26 listings, and negotiating the purchase, sale, or exchange of mobilehomes). Furthermore, based

27 on the investigation, the Commissioner hereby issues the following Findings of Fact,

1 Conclusions of Law, and Desist and Refrain Order under the authority of Section 10086 of the
2 Code.

3 Whenever acts referred to below are attributed to CAMPBELL, acting by herself,
4 or by and/or through one or more agents, associates, affiliates, and/or co-conspirators.

5 FINDINGS OF FACT

6 1. At no time herein mentioned has CAMPBELL been licensed by the Bureau in any
7 capacity.

8 2. During the period of time set out below, CAMPBELL solicited real property listings and
9 proceeded to do one or more of the following acts for another or others, for or in expectation of
10 compensation: offer to list for sale, and negotiate the purchase, sale or exchange of interests in
11 real property, to wit: mobilehomes.

12 3. For an unknown period of time prior to June 1, 2010, through and including the present
13 time, CAMPBELL advertised, and continues to advertise the availability of mobile homes for
14 sale or lease on the Internet website <http://www.palmsprings.craigslist.org>, among other media.
15 Those advertisements solicited, and continue to solicit for sale, lease or rental listings and
16 offers to arrange purchases, leases, sales or exchanges of real properties on behalf of others in
17 exchange for the payment of a fee.

18 4. On or about June 1, 2010, the Bureau of Real Estate received notification that
19 CAMPBELL was engaged in the business of acting in the capacity of, and/or advertising or
20 assuming to act as, a real estate broker in the State of California without having obtained a
21 license from the Bureau of Real Estate, in violation of Code Sections 10130, 10131(a) and
22 10131.6. CAMPBELL, as a resident of the mobilehome park, is exempt from the licensing
23 requirement for rental activity under Code Section 10131.01.

24 CONCLUSIONS OF LAW

25 5. Based on the findings of fact contained in paragraphs 1 through 4, CAMPBELL, acting by
26 herself, or by and/or through one or more agents, associates, affiliates, and/or co-conspirators
27 solicited real property listings and collected a fee to do one or more of the following acts for

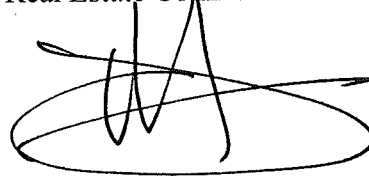
1 another or others, for or in expectation of compensation: offer to list for sale, and/or negotiate
2 the purchase, sale or exchange of interests in real property, to wit: mobilehomes, which
3 requires a real estate license under Code Sections 10131(a) and 10131.6, during a period of
4 time when CAMPBELL was not licensed by the Bureau in any capacity, in violation of Code
5 Section 10130.

6 DESIST AND REFRAIN ORDER

7 Based on the Findings of Fact and Conclusions of Law stated herein,
8 CATHERINE CAMPBELL IS HEREBY ORDERED to immediately desist and refrain from
9 performing any acts within the State of California for which a real estate broker license is
10 required, and in particular, doing one or more of the following acts for another or others, for or in
11 expectation of compensation: offering to list for sale, and/or negotiate the purchase, sale or
12 exchange of interests in real property of any kind whatsoever unless and until CAMPBELL
13 obtains a real estate broker license issued by the Bureau.

14 DATED: August 2, 2013.

15
16 Real Estate Commissioner

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20 **By: JEFFREY MASON**
Chief Deputy Commissioner

21 **Notice:** Business and Professions Code Section 10139 provides that "Any person acting as a
22 real estate broker or real estate salesperson without a license or who advertises using words
23 indicating that he or she is a real estate broker without being so licensed shall be guilty of a
24 public offense punishable by a fine not exceeding twenty thousand dollars (\$20,000), or by
25 imprisonment in the county jail for a term not to exceed six months, or by both fine and
26 imprisonment; or if a corporation, be punished by a fine not exceeding sixty thousand dollars
27 (\$60,000)."

cc: CATHERINE CAMPBELL
69333 e. Palm Canyon Drive, Spc. #121
Cathedral City, CA 92234