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**FILED**

JAN 20 2016

BUREAU OF REAL ESTATE

By *Angela Danner*

BEFORE THE BUREAU OF REAL ESTATE

STATE OF CALIFORNIA

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In the Matter of the Accusation of	)	
	)	
<u>GIANT INVESTMENT REALTY, INC.</u> ; and	)	No. H-39789 LA
WON WOOG KIM, individually and as	)	
designated officer of Giant Investment Realty,	)	
Inc.,	)	
	)	
Respondents.	)	

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSE

On March 24, 2015, an Accusation was filed in this matter against Respondent GIANT INVESTMENT REALTY, INC.

On or about October 20, 2015, Respondent GIANT INVESTMENT REALTY, INC. petitioned the Commissioner to voluntarily surrender its real estate broker license rights pursuant to California Business and Professions Code section 10100.2.

IT IS HEREBY ORDERED that Respondent GIANT INVESTMENT REALTY, INC.'s petition for voluntary surrender of its real estate broker license and license rights is accepted as of the effective date of this Order as set forth below, based upon the understanding and agreement expressed in Respondent GIANT INVESTMENT REALTY, INC.'s Declaration dated October 20, 2015 (attached as Exhibit "A" hereto). Respondent GIANT INVESTMENT

1 REALTY, INC.'s license certificate, pocket card, and any branch office license certificate shall  
2 be sent to the below listed address so that they reach the Bureau of Real Estate on or before the  
3 effective date of this Order:

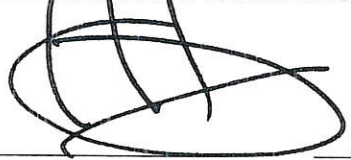
4 Bureau of Real Estate  
5 Attn.: Flag Section  
6 P.O. Box 137013  
7 Sacramento, CA 95813-7013

8 This Order shall become effective at 12 o'clock noon on

9 SEP 09 2016, 2016.

10 DATED: DECEMBER 21, 2015

11 WAYNE S. BELL  
12 REAL ESTATE COMMISSIONER

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14 By: JEFFREY MASON  
15 Chief Deputy Commissioner

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BEFORE THE BUREAU OF REAL ESTATE  
STATE OF CALIFORNIA

\* \* \*

In the Matter of the Accusation of )  
)  
GIANT INVESTMENT REALTY, INC.; and )  
WON WOOG KIM, individually and as )  
designated officer of Giant Investment Realty, )  
Inc., )  
)  
Respondents. )

No. H-39789 LA

DECLARATION

My name is WON WOOG KIM, and I am the owner and designated officer of GIANT INVESTMENT REALTY, INC., which is licensed as a real estate broker and/or has license rights with respect to said license. I am acting on behalf of and am authorized and empowered to sign this declaration on behalf of GIANT INVESTMENT REALTY, INC.

In lieu of proceeding in this matter in accordance with the provisions of the Administrative Procedures Act (California Government Code sections 11400 et seq.), GIANT INVESTMENT REALTY, INC. wishes to voluntarily surrender its real estate license issued by the Bureau of Real Estate ("Bureau") pursuant to California Business and Professions Code section 10100.2.

1 I understand that GIANT INVESTMENT REALTY, INC., by so voluntarily  
2 surrendering its license, can only have it reinstated in accordance with the provisions of  
3 California Government Code section 11522. I also understand that by so voluntarily  
4 surrendering its license rights, GIANT INVESTMENT REALTY, INC. agrees to the following:

5 The filing of this Declaration shall be deemed as GIANT INVESTMENT  
6 REALTY, INC.'s petition for voluntary surrender. It shall also be deemed to be an  
7 understanding and agreement by GIANT INVESTMENT REALTY, INC. that it waives all  
8 rights it has to require the Commissioner to prove the allegations contained in the Accusation  
9 filed in this matter at a hearing held in accordance with the provisions of the Administrative  
10 Procedures Act (California Government Code sections 11400 et seq.), and that it also waives  
11 other rights afforded to it in connection with the hearing such as the right to discovery, the right  
12 to present evidence in defense of the allegations in the Accusation and the right to cross  
13 examine witnesses.

14 I further agree on behalf of GIANT INVESTMENT REALTY, INC. that upon  
15 acceptance by the Commissioner, as evidenced by an appropriate order, all affidavits and all  
16 relevant evidence obtained by the Bureau in this matter prior to the Commissioner's acceptance,  
17 and all allegations contained in the Accusation filed in the Bureau Case No. H-39789 LA may  
18 be considered by the Bureau to be true and correct for the purpose of deciding whether or not to  
19 grant reinstatement of GIANT INVESTMENT REALTY, INC.'s license pursuant to California  
20 Government Code section 11522.

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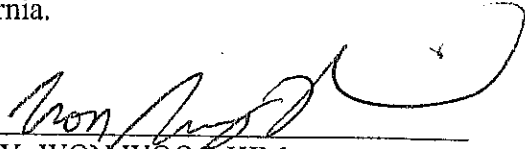
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I declare under penalty of perjury under the laws of the State of California that the above is true and correct, that I am acting freely and voluntarily on behalf of GIANT INVESTMENT REALTY, INC. to surrender its license and all license rights attached thereto, and that this declaration was executed on October 20, 2015 at 1300 N. SANTA ANITA AVE, LA, California.

  
BY: WON WOOG KIM  
Owner and Designated Officer of  
GIANT INVESTMENT REALTY, INC.