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**FILED**  
8/17/18  
DEPARTMENT OF REAL ESTATE  
By *[Signature]*

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8  
9 **BEFORE THE DEPARTMENT OF REAL ESTATE**  
10 **STATE OF CALIFORNIA**

11 \* \* \*

12 In the Matter of the Accusation of ) No. H-41140 LA  
13 )  
14 CONTACT ONE REALTY CORP and, ) ACCUSATION  
15 CONTACT ONE MORTGAGE CORP, )  
16 Respondents. )

17 The Complainant, Maria Suarez, a Supervising Special Investigator of the State  
18 of California, for cause of Accusation against CONTACT ONE REALTY CORP and  
19 CONTACT ONE MORTGAGE CORP ("Respondents"), is informed and alleges as follows:

20 1.

21 The Complainant, Maria Suarez, acting in her official capacity as a Supervising  
22 Special Investigator of the State of California, makes this Accusation against CONTACT ONE  
23 REALTY CORP and CONTACT ONE MORTGAGE CORP.

24 2.

25 All references to the "Code" are to the California Business and Professions Code  
26 and all references to "Regulations" are to Title 10, Chapter 6, California Code of Regulations.

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1 LICENSE HISTORY

2 3.

3 3(a) At all times mentioned, Respondent CONTACT ONE REALTY CORP  
4 ("CONTACT ONE REALTY") was licensed and/or had license rights issued by the  
5 Department of Real Estate ("Department") as a corporate real estate broker.

6 3(b) At all times mentioned, Respondent CONTACT ONE MORTGAGE  
7 CORP ("CONTACT ONE MORTGAGE") was licensed and/or had license rights issued by the  
8 Department as a corporate real estate broker.

9 3(c) Respondents CONTACT ONE REALTY and CONTACT ONE  
10 MORTGAGE were licensed by the Department as corporate real estate brokers by and through  
11 Juan C Granados, as the designated officer and broker responsible, pursuant to Code  
12 section 10159.2, for supervising the activities requiring a real estate license conducted on behalf  
13 of Respondents, or by Respondents' officers, agents and employees. On July 6, 2018, the  
14 Department revoked all of Juan C Granados' licenses and license rights. From July 6, 2018, to  
15 the present, Respondents have no broker affiliation.

16 FIRST CAUSE OF ACTION

17 (LACK OF GOOD STANDING FOR CORPORATION)

18 4.

19 Respondent CONTACT ONE REALTY has not been in good legal standing  
20 with the Office of the Secretary of State for the State of California since June 2, 2014, when  
21 CONTACT ONE REALTY'S status became "suspended" and remains suspended to date.

22 5.

23 Respondent CONTACT ONE MORTGAGE has not been in good legal standing  
24 with the Office of the Secretary of State for the State of California since May 1, 2014, when  
25 CONTACT ONE MORTGAGE'S status became "suspended" and remains suspended to date.

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1 6.

2 This lack of good legal standing of Respondents CONTACT ONE REALTY and  
3 CONTACT ONE MORTGAGE with the Office of the Secretary of State for the State of  
4 California, as described in Paragraphs 4 and 5 above, is in violation of Regulations  
5 section 2742, and subjects all of Respondents' real estate licenses and license rights to  
6 suspension or revocation pursuant to Code sections 10177(d), 10177(f), and/or 10177(g).

7 SECOND CAUSE OF ACTION

8 (FAILURE TO INFORM COMMISSIONER OF NEW ADDRESS)

9 7.

10 The current mailing address maintained by Respondent CONTACT ONE  
11 REALTY with the Department is 9220 Haven Ave #110, Rancho Cucamonga, CA 91730.  
12 Respondent has not informed the Real Estate Commissioner of a main office address.  
13 Respondent does not maintain an office at the mailing address nor has Respondent informed the  
14 Real Estate Commissioner of any new main office address.

15 8.

16 An October 26, 2016, investigation revealed that Respondent CONTACT ONE  
17 REALTY was not conducting business at the address set forth in Paragraph 7 above. The  
18 failure to maintain a place of business for Respondents at that address is in violation Code  
19 section 10162 and Regulations section 2715. Respondent maintained a main office address at  
20 9220 Haven Ave #330, Rancho Cucamonga, CA 91730.

21 9.

22 The conduct, acts, or omissions of Respondent CONTACT ONE REALTY as  
23 described in Paragraphs 7 and 8 above, constitute cause for the suspension or revocation of all  
24 real estate licenses and license rights of Respondent under the provisions of Code sections  
25 10165, 10177(d), and/or 10177(g).

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1 THIRD CAUSE OF ACTION

2 (FAILURE TO DISCLOSE REAL ESTATE IDENTIFICATION NUMBER)

3 10.

4 Respondent CONTACT ONE REALTY did not disclose its real estate  
5 identification number on solicitation materials intended to be the first point of contact with  
6 consumers, including, but not limited to, an internet website, in violation of Code sections  
7 10140.6 and 10236.4 and Regulations section 2773, which constitutes cause for the suspension  
8 or revocation of all the real estate licenses and license rights of Respondent pursuant to the  
9 provisions of Code sections 10177(d) and 10177(g).

10 FOURTH CAUSE OF ACTION

11 (FAILURE TO POSSESS SALESPERSON LICENSE)

12 11.

13 An October 26, 2016, investigation revealed that Respondent CONTACT ONE  
14 REALTY did not possess the license certificates of all the salespersons employed under its  
15 broker license, in violation of Code section 10160, which constitutes cause for the suspension  
16 or revocation of all the real estate licenses and license rights of Respondent pursuant to the  
17 provisions of Code sections 10177(d) and 10177(g).

18 FIFTH CAUSE OF ACTION

19 USE OF UNLICENSED FICTITIOUS BUSINESS NAME

20 12.

21 Respondent CONTACT ONE REALTY used the unlicensed fictitious business  
22 name "CONTACT ONE REALTY" in violation of Code section 10159.5 and Regulations  
23 section 2731, which constitutes cause for the suspension or revocation of all the real estate  
24 licenses and license rights of Respondent pursuant to the provisions of Code sections 10177(d)  
25 and/or 10177(g).

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Accusation of Contact One Realty Corp and Contact One Mortgage Corp

13.

Code section 10106 provides, in pertinent part, that in any order issued in resolution of a disciplinary proceeding before the Department of Real Estate, the Commissioner may request the administrative law judge to direct a licensee found to have committed a violation of this part to pay a sum not to exceed the reasonable costs of the investigation and enforcement of the case.

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 Respondents CONTACT ONE REALTY CORP and CONTACT ONE MORTGAGE CORP under the Real Estate Law, for the cost of investigation and enforcement as permitted by law, and for such other and further relief as may be proper under other applicable provisions of law.

Dated at Los Angeles, California

this 8th day of August, 2018.

  
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Maria Suarez  
Supervising Special Investigator

cc: CONTACT ONE REALTY CORP  
CONTACT ONE MORTGAGE CORP  
Maria Suarez  
Sacto.

Accusation of Contact One Realty Corp and Contact One Mortgage Corp