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**APR 23 2020**

**DEPT. OF REAL ESTATE**

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BEFORE THE DEPARTMENT OF REAL ESTATE  
STATE OF CALIFORNIA

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In the Matter of the Accusation of:	)	DRE No. H-41416 LA
<u>SHOBERT VARTAN</u> ;	)	
ADENHEIM, INC;	)	
OLOF KYROS GUSTAFSSON, individually	)	
and doing business as Adenheim, Inc;	)	
UNICITIZENS FINANCIAL INC; and	)	
DANIEL DAVID REITBERG, individually	)	
and as designated officer of Unicitizens	)	
Financial Inc,	)	
Respondents.		

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSE

On December 2, 2019, a First Amended Accusation was filed in this matter against Respondent SHOBERT VARTAN ("Respondent").

On February 2, 2020, Respondent petitioned the Commissioner to voluntarily surrender his real estate salesperson license pursuant to Section 10100.2 of the Business and Professions Code.

IT IS HEREBY ORDERED that Respondent SHOBERT VARTAN's petition for voluntary surrender of his real estate salesperson license is accepted as of the effective date of this Order as set forth below, based upon the understanding and agreement expressed in Respondent's Declaration dated February 2, 2020, (attached as Exhibit "A" hereto). Respondent's license

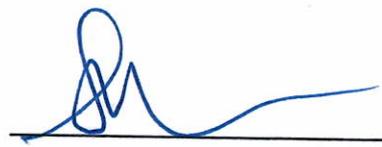
1 certificate and pocket card shall be sent to the below-listed address so that they reach the  
2 Department of Real Estate on or before the effective date of this Order:

3 DEPARTMENT OF REAL ESTATE  
4 Attention: Licensing Flag Section  
5 P. O. Box 137013  
6 Sacramento, CA 95813-7013

This Order shall become effective at 12 o'clock noon on MAY 13 2020.

7 DATED: 4/17/20

8 SANDRA KNAU  
9 ACTING REAL ESTATE COMMISSIONER

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BEFORE THE DEPARTMENT OF REAL ESTATE  
STATE OF CALIFORNIA

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In the Matter of the Accusation of	)	DRE No. H-41416 LA
	)	
<u>SHOBERT VARTAN;</u>	)	
ADENHEIM, INC;	)	
OLOF KYROS GUSTAFSSON, individually	)	
and doing business as Adenheim, Inc;	)	
UNICITIZENS FINANCIAL INC; and	)	
DANIEL DAVID REITBERG, individually	)	
and as designated officer of Unicitizens	)	
Financial Inc,	)	As to Respondent Shobert Vartan only
Respondents.	)	

DECLARATION

My name is SHOBERT VARTAN, and I am currently licensed as a real estate salesperson and/or have license rights with respect to said license. I am represented by Harland Braun, Attorney at Law.

In lieu of proceeding in this matter in accordance with the provisions of the Administrative Procedure Act (Sections 11400 et seq., of the Government Code), I wish to voluntarily surrender my real estate license(s) issued by the Department of Real Estate ("Department"), pursuant to Business and Professions Code section 10100.2.

I understand that by so voluntarily surrendering my license(s), I may be relicensed as a broker or a salesperson, or issued a new mortgage loan originator endorsement, only by

1 petitioning for reinstatement pursuant to Section 11522 of the Government Code. I also understand  
2 that by so voluntarily surrendering my license(s), I agree to the following:

3 1. The filing of this Declaration shall be deemed as my petition for voluntary  
4 surrender.

5 2. It shall also be deemed to be an understanding and agreement by me that I  
6 waive all rights I have to require the Commissioner to prove the allegations contained in the  
7 Accusation filed in this matter at a hearing held in accordance with the provisions of the  
8 Administrative Procedure Act (Government Code sections 11400 et seq.), and that I also waive  
9 other rights afforded to me in connection with the hearing such as the right to discovery, the right to  
10 present evidence in defense of the allegations in the Accusation and the right to cross-examine  
11 witnesses.

12 3. I further agree that upon acceptance by the Commissioner, as evidenced by  
13 an appropriate order, all affidavits and all relevant evidence obtained by the Department in this  
14 matter prior to the Commissioner's acceptance, and all allegations contained in the Accusation filed  
15 in the Department Case No. H-41416 LA, may be considered by the Department to be true and  
16 correct for the purpose of deciding whether to grant relicensure or reinstatement pursuant to  
17 Government Code section 11522.

18 4. I freely and voluntarily surrender all my licenses and license rights under the  
19 Real Estate Law.

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1                   5.     I am aware that, if I petition for reinstatement of my real estate license in the  
2 future, the payment of my proportionate share of the Department's investigation and enforcement  
3 costs for this matter may be a condition of reinstatement. The current total cost of investigation and  
4 enforcement is \$12,298.10.

5                   I declare under penalty of perjury under the laws of the State of California that the  
6 above is true and correct and that this declaration was executed 2, 2, 2020, at  
7 Los Angeles, California.

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11 SHOBERT VARTAN

12 2-2-20