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**FILED**

AUG 06 2025

DEPT. OF REAL ESTATE

By—

BEFORE THE DEPARTMENT OF REAL ESTATE  
STATE OF CALIFORNIA

\* \* \*

In the Matter of ) DRE No. H-43085 LA  
)  
GABRIEL PATRICK MUNGUIA LE VASSEUR, )  
)  
Respondent. )

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSE

On July 1, 2025, 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 GABRIEL PATRICK MUNGUIA LE VASSEUR'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 July 1, 2025 (attached as Exhibit "A" hereto).

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1 Respondent's license certificate, pocket card, and any branch office license  
2 certificates shall be sent to the below listed address so that they reach the Department on or before  
3 the effective date of this Order:

4 Department of Real Estate  
5 Attn: Licensing Flag Section  
6 651 Bannon Street, Suite 504  
7 Sacramento, CA 95811

8 This Order shall become effective at 12 o'clock noon on SEP 05 2025.

9 DATED: July 30, 2025

10 CHIKA SUNQUIST  
11 REAL ESTATE COMMISSIONER



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7 BEFORE THE DEPARTMENT OF REAL ESTATE  
8 STATE OF CALIFORNIA

9 \* \* \*

10 In the Matter of ) No. H-43085 LA  
11 )  
12 GABRIEL PATRICK MUNGUIA LE VASSEUR, )  
13 )  
14 Respondent. )

15 **DECLARATION**

16 1. My name is GABRIEL PATRICK MUNGUIA LE VASSEUR, and I am  
17 currently a licensed real estate salesperson. I am not being represented by an attorney in this  
18 matter.

19 2. I have been informed by the Department of Real Estate that I am the subject of  
20 an investigation of possible violations of the Real Estate Law, including, but not necessarily  
21 limited to, Sections 490 and 10177(b) (for my 2024 conviction) of the Business and Professions  
22 Code ("Code"), which could result in the filing of an Accusation to revoke or suspend my real  
23 estate license.

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

4. I understand that by so voluntarily surrendering my license, that I may be

VOLUNTARY SURRENDER

1 relicensed as a salesperson or broker, or issued a new mortgage loan originator endorsement  
2 only, by petitioning for reinstatement pursuant to Section 11522 of the Government Code.

3 5. The filing of this Declaration shall be deemed to be my petition to voluntarily  
4 surrender my real estate salesperson license and shall also be deemed to be an understanding  
5 and agreement by me that upon acceptance by the Commissioner, as evidenced by an  
6 appropriate order, all affidavits and all other relevant statements, declarations and evidence  
7 obtained during the course of the investigation prior to the Commissioner's acceptance may be  
8 considered by the Department to be true and correct for the purpose of deciding whether or not  
9 to grant reinstatement of my license pursuant to the provisions of Government Code Section  
10 11522. This understanding and agreement is made without admitting or denying the truth or  
11 contents of the aforementioned documents.

12 I declare under penalty of perjury under the laws of the State of California that  
13 the above is true and correct and that this declaration was executed 07/01,  
14 2025, at 14:27, California.

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19 GABRIEL PATRICK MUNGUIA LE VASSEUR  
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VOLUNTARY SURRENDER