



DIALOG

The Periodic Bulletin from The Arizona Department of Real Estate Volume 2009- Issue 2



Special Edition

Disciplinary Actions January - June 2009

Name	230-231 Limited Partnership
License Number	Unlicensed Entity
Location	Tucson, Arizona
Summary	Public Report violations.
Statutes/Rules	A.R.S. §32-2183 (F)
Order Date	April 2, 2009
Order Type	Consent Order
Order Terms	\$1,000 CP, Amend Subdivision Disclosure Report.
Name	Stacey Lynn Anderson
License Number	SA549874000
Location	Scottsdale, Arizona
Summary	Failed to comply with previous Department Consent Order.
Statutes/Rules	A.R.S. §32-2153 (A)(3), (A)(24)
Order Date	February 25, 2009
Order Type	Consent Order
Order Terms	30 day Suspension, \$1,000 CP, 2 yr Provisional License w/Practice Monitor, 6 hr CE in Comm Standards.
Name	Alan N Ariav
License Number	Unlicensed Applicant
Location	Phoenix, Arizona
Summary	Prior sanction by the State Bar of Arizona. Denial of license.
Statutes/Rules	A.R.S. §32-2153 (B)(5), (B)(7), (B)(10)
Order Date	May 4, 2009
Order Type	Consent Order
Order Terms	License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond
Name	Arivaca Partners, LLC
License Number	Unlicensed Entity
Location	Arivaca, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181 (A)(D), 32-2183 (F)
Order Date	March 2, 2009
Order Type	Consent Order
Order Terms	\$5,000 CP jointly and severally, recombine parcels. Order Terms \$3,000 CP, jointly and severally.

Name	Asolo Partners, LLC
License Number	Unlicensed Entity
Location	Scottsdale, Arizona
Summary	Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date	June 15, 2009
Order Type	Consent Order
Name	Alexandra N Baldwin
License Number	SA570938000
Location	Laveen, Arizona
Summary	Failed to disclose, within 10 days, April 2007 misdemeanor conviction. Denial of license.
Statutes/Rules	A.R.S. §32-2153 (A)(3); A.A.C. R4-28-301 (F)
Order Date	April 23, 2009
Order Type	Consent Order
Order Terms	\$600 CP, 3 hr CE in Comm Standards
Name	Jeanne K Barr
License Number	SA547640000
Location	Scottsdale, Arizona
Summary	Failed to disclose, within 10 days, February 2009 misdemeanor convictions. Denial of license.
Statutes/Rules	A.R.S. §32-2153 (A)(3), (B)(2), (B)(7)
Order Date	May 19, 2009
Order Type	Consent Order
Order Terms	License Granted, 2 yr Provisional License w/Practice Monitor, \$300 CP, \$5,000 Surety Bond, 6 hr CE in Comm Standards.
Name	Edwardo Barron
License Number	Unlicensed Applicant
Location	Phoenix, Arizona
Summary	Denial of license based on prior adverse civil action.
Statutes/Rules	A.R.S. §32-2153 (B)(7), (B)(10)
Order Date	March 17, 2009
Order Type	Consent Order
Order Terms	License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond complying with applicable subdivision statutes and rules.

Disciplinary Actions January – June 2009

Name Harold E Beck
License Number BR011361000
Location Chandler, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2164, 32-2153 (A)(3), (A)(22), (B)(8), (B)(10)
Order Date February 3, 2009
Order Type Consent Order
Order Terms \$1,000 CP, 2 yr Provisional License w/Broker Ack, COE, 6 hr CE in Comm Standards.

Name Gary Becko
License Number Unlicensed Individual
Location Lake Montezuma, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date April 8, 2009
Order Type Consent Order
Order Terms C&D, apply for and receive a Subdivision Disclosure Report, \$6,000 CP, 6 hr CE in Subdivision statutes and rules.

Name Mark Belnap
License Number BR012210000
Location Queen Creek, Arizona
Summary While under Consent Order with Department, conducted unlicensed activity for 2 months. Denial of license.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(14), (B)(6)
Order Date May 12, 2009
Order Type Consent Order
Order Terms License Granted, \$600 CP, 6 hr CE in Comm Standards.

Name Ronald & Elsa Bishop
License Number Unlicensed Individuals
Location Overgaard, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date June 23, 2009
Order Type Consent Order
Order Terms \$4,000 CP, jointly and severally, cooperate with Navajo County, provide Affidavit of Disclosure to potential buyers.

Name Sharlenea Bracale
License Number BR104618000
Location Phoenix, Arizona
Summary September 2008 felony convictions for Fraudulent Schemes, Theft and Forgery. Was on Provisional License when convicted.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(24), (B)(2), (B)(5), (B)(7), (B)(9), (B)(10)
Order Date May 19, 2009
Order Type Consent Order
Order Terms Revocation of license, not to reapply for 5 years.

Name Edward & Bonny Brogdon
License Number Unlicensed Individuals
Location Out of State
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date May 13, 2009
Order Type Consent Order
Order Terms \$6,250 CP, jointly and severally, \$6,250 contribution to ADRE Education Fund, exemption of parcels.

Name Kenneth Butters
License Number Unlicensed Applicant
Location Gilbert, Arizona
Summary Prior undesignated felony conviction for theft. Denial of license.
Statutes/Rules A.R.S. §32-2153 (B)(2), (B)(7)
Order Date April 2, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Name C&W National Property, LLC
License Number Unlicensed Entity
Location Tucson, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date March 18, 2009
Order Type Consent Order
Order Terms \$5,000 CP jointly and severally, cooperate with Pima County, obtain Subdivision Disclosure Report.

Disciplinary Actions January – June 2009

Name Michael E Carlier
License Number BR005280000
Location Tucson, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F), 32-2153 (A)(3)
Order Date March 18, 2009
Order Type Consent Order
Order Terms \$5,000 CP jointly and severally, cooperate with Pima County, obtain Subdivision Disclosure Report, 3 hr CE in Comm Standards.

Name Aaron Carson
License Number Unlicensed Applicant
Location Gilbert, Arizona
Summary Prior misdemeanor and felony convictions. Denial of license.
Statutes/Rules A.R.S. §32-2153 (B)(2), (B)(5), (B)(7), (B)(10)
Order Date April 24, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Name Janet L Casoose
License Number SA582490000
Location Flagstaff, Arizona
Summary Failed to abide by terms of previous Consent Order. Failed to timely notify the Department of July 2008 misdemeanor conviction. Denial of license.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(24), (B)(10)
Order Date February 25, 2009
Order Type Consent Order
Order Terms Voluntary revocation of license.

Name Robert Dale
License Number Unlicensed Individual
Location Camp Verde, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date March 27, 2009
Order Type Consent Order
Order Terms \$1,500 CP, recombine parcels.

Name Jody Dents
License Number SA543145000
Location Chandler, Arizona
Summary Request another licensee to change MLS list price history. Failed to notify the Department of an address change in a timely manner.
Statutes/Rules A.R.S. §32-2153 (A)(3), (B)(3); A.A.C. R4-28-301 (F), R4-28-1102 (H).
Order Date February 3, 2009
Order Type Consent Order
Order Terms 2 yr Provisional License w/Broker Acknowledgment, 6 hr CE in Comm Standards, COE Session

Name Desert Gold Construction, LLC
License Number Unlicensed Entity
Location Out of State
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date May 13, 2009
Order Type Consent Order
Order Terms \$6,250 CP, jointly and severally, \$6,250 contribution to ADRE Education Fund, exemption of parcels.

Name Desert Hills Gates, LLC
License Number Unlicensed Entity
Location Scottsdale, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A)(D), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date March 11, 2009
Order Type Consent Order
Order Terms \$5,000 CP jointly and severally, recombine parcels.

Name Michael J Dickes
License Number Unlicensed Applicant
Location Cave Creek, Arizona
Summary Multiple prior felony convictions, denial of license based on convictions.
Statutes/Rules A.R.S. §32-2153 (B)(2), (B)(7)
Order Date March 5, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Disciplinary Actions January – June 2009

Name Double Diamond, Inc.
License Number Unlicensed Entity
Location Maricopa, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date July 16, 2008
Order Type Consent Order
Order Terms \$6,000 CP, rescission.

Name Tiffany M Drejza
License Number BR036442000
Location Chandler, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2164, 32-2153 (A)(3), (A)(22), (B)(8), (B)(10)
Order Date February 1, 2009
Order Type Consent Order
Order Terms \$1,000 CP, COE, 6 hr CE in Comm Standards.

Name Michael W Ellzey
License Number Unlicensed Individual
Location Tucson, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date February 3, 2009
Order Type Consent Order
Order Terms \$3,000 CP, jointly and severally.

Name Heather Foerster
License Number SA509562000
Location Phoenix, Arizona
Summary Failed to remit monies to clients per management agreement. Failed to deposit client funds into a trust account.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(9), (A)(16), (A)(18), (B)(7), (B)(8).
Order Date April 1, 2009
Order Type Consent Order
Order Terms 2 yr Provisional License w/Practice Monitor, \$3,500 CP, Restitution payment of \$4,800, 3 hr CE in Comm Standards.

Name Jackie L Foster
License Number SA032240000
Location Peoria, Arizona
Summary Failed to submit to random BFT under Consent Order with Department, tested positive for substances not prescribed by physician.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(24), (B)(2), (B)(7)
Order Date April 8, 2009
Order Type Consent Order
Order Terms Revocation of license.

Name Glen O Gaddie
License Number Unlicensed Individual
Location Phoenix, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date March 31, 2009
Order Type Consent Order
Order Terms \$3,000 CP, rescission, recombine parcels, 3 hr CE in Subdivision statutes and rules.

Name Jeffrey Gary
License Number SA529033000
Location Phoenix, Arizona
Summary Disclosed January 2009 misdemeanor convictions.
Statutes/Rules A.R.S. §32-2153 (B)(7)
Order Date May 21, 2009
Order Type Consent Order
Order Terms 2 yr Provisional License w/Broker Ack, 2 yr Sobriety Monitor

Name GB & Partner, LLC
License Number Unlicensed Entity
Location Lake Montezuma, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date April 8, 2009
Order Type Consent Order
Order Terms C&D, apply for and receive a Subdivision Disclosure Report, \$6,000 CP, 6 hr CE in Subdivision statutes and rules.

Disciplinary Actions January –June 2009

Name **GMAC Model Home Finance, LLC**
License Number Unlicensed Entity
Location Out of State
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date June 10, 2009
Order Type Consent Order
Order Terms \$4,000 CP, obtain Subdivision Disclosure Report for remaining parcels.

Name **James A Hewitt**
License Number Unlicensed Individual
Location Tempe, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date March 19, 2009
Order Type Consent Order
Order Terms \$2,000 CP, 3 hr CE in Subdivision statutes and rules.

Name **Francis Hickman**
License Number BR007088000
Location Sierra Vista, Arizona
Summary Failed to notify the Department, within 10 days, of a change in a branch office and failed to submit information regarding the branch office to the Department.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(21), (B)(6)
Order Date June 30, 2009
Order Type Consent Order
Order Terms \$1,500 CP jointly and severally, 6 hr CE in Comm Standards.

Name **Home Source, Inc.**
License Number Unlicensed Entity
Location Overgaard, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date June 23, 2009
Order Type Consent Order
Order Terms \$4,000 CP, jointly and severally, cooperate with Navajo County, provide Affidavit of Disclosure to potential buyers.

Name **John Keith Hoover**
License Number BR528830000
Location Out of State
Summary Accepted multiple lot reservations without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181.03 (B), 32-2181.03 (B)(4), 32-2153 (A)(3), (A)(22)
Order Date June 1, 2009
Order Type Consent Order
Order Terms \$12,000 CP, jointly and severally, 2 yr Provisional License, 20 hours CE in Comm Standards w/emphasis on Subdivision laws and

Name **Rick & Tammie Inman**
License Number Unlicensed Individuals
Location Surprise, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date March 10, 2009
Order Type Consent Order
Order Terms \$2,000 CP jointly and severally, recombine parcels, 3 hr CE in Subdivision statutes and rules, COE.

Name **Dennis Jack**
License Number Unlicensed Individual
Location Peoria, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date April 7, 2009
Order Type Consent Order
Order Terms \$2,000 CP jointly and severally.

Name **Richard P Johnson**
License Number Unlicensed Applicant
Location Glendale, Arizona
Summary Misdemeanor conviction, denial of license based on conviction.
Statutes/Rules A.R.S. §32-2153 (B)(2), (B)(5), (B)(7)
Order Date March 6, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Disciplinary Actions January –June 2009

Name Patricia Jost
License Number SA028545000
Location Out of State
Summary Signed the name of another person on documents without express written consent of the person.

Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(22), (A)(25)
Order Date February 20, 2009
Order Type Consent Order
Order Terms \$2,000 CP, 2 yr Provisional License w/Broker Ack, 6 hr CE in Comm Standards.

Name Philip Jost
License Number BR011673000
Location Bullhead City, Arizona
Summary Failed to exercise reasonable supervision over salesperson.

Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(22), (A)(25)
Order Date February 20, 2009
Order Type Consent Order
Order Terms \$1,000 CP, 6 hr CE in Comm Standards.

Name Kevin Kelly
License Number SA541880000
Location Tempe, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.

Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2164, 32-2153 (A)(3), (A)(21)
Order Date April 29, 2009
Order Type Consent Order
Order Terms \$7,000 CP jointly and severally, 6 hr CE in Comm Standards.

Name Jennifer Kerrigan
License Number Unlicensed Individual
Location Out of State
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.

Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date March 31, 2009
Order Type Consent Order
Order Terms \$1,500 CP, provide Affidavit of Disclosure, \$500 to ADRE Education Fund.

Name Sheila King
License Number BR555351000
Location Tucson, Arizona
Summary Failure to supervise agent's property management activities.

Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(21)
Order Date March 12, 2009
Order Type Consent Order
Order Terms \$500 CP, 3 hr CE in Comm Standards, Attendance at COE

Name Kristron Holdings, LLC
License Number Unlicensed Entity
Location Overgaard, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.

Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805

Order Date June 23, 2009
Order Type Consent Order
Order Terms \$4,000 CP, jointly and severally, cooperate with Navajo County, provide Affidavit of Disclosure to potential buyers.

Name Baron & Kathy Laetzsch
License Number Unlicensed Individuals
Location Show Low, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.

Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805

Order Date June 23, 2009
Order Type Consent Order
Order Terms \$4,000 CP, jointly and severally, cooperate with Navajo County, provide Affidavit of Disclosure to potential buyers.

Name Kerry Anne Lane
License Number Unlicensed Applicant
Location Out of State
Summary Prior felony conviction, denial of license based on conviction.

Statutes/Rules A.R.S. §32-2153 (B)(2), (B)(7)
Order Date March 18, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Name Margaret Lazos
License Number SA580728000
Location Tucson, Arizona
Summary July 2007 convictions, failed to notify the Department in a timely manner. Denial of license.

Statutes/Rules A.R.S. §32-2153 (A)(3)
Order Date March 3, 2009
Order Type Consent Order
Order Terms License Granted, 2 yr Provisional License w/Broker Ack, \$600 CP, 6 hr CE in Comm Standards, 2 yr Sobriety Monitor.

Name Franklin Leedy
License Number SA530794000
Location Scottsdale, Arizona
Summary While under Consent Order with Department, was convicted of misdemeanor Assault, failed to notify the Department in a timely manner. Denial of license.

Disciplinary Actions January –June 2009

Name	Kristron Holdings, LLc
License Number	Unlicensed Entity
Location	Overgaard, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date	June 23, 2009
Order Type	Consent Order
Order Terms	\$4,000 CP, jointly and severally, cooperate with Navajo County, provide Affidavit of Disclosure to potential buyers.
Name	Baron & Kathy Laetzsch
License Number	Unlicensed Individuals
Location	Show Low, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date	June 23, 2009
Order Type	Consent Order
Order Terms	\$4,000 CP, jointly and severally, cooperate with Navajo County, provide Affidavit of Disclosure to potential buyers.
Name	Kerry Anne Lane
License Number	Unlicensed Applicant
Location	Out of State
Summary	Prior felony conviction, denial of license based on conviction.
Statutes/Rules	A.R.S. §32-2153 (B)(2), (B)(7)
Order Date	March 18, 2009
Order Type	Consent Order
Order Terms	License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond
Name	Margaret Lazos
License Number	SA580728000
Location	Tucson, Arizona
Summary	July 2007 convictions, failed to notify the Department in a timely manner. Denial of license.
Statutes/Rules	A.R.S. §32-2153 (A)(3)
Order Date	March 3, 2009
Order Type	Consent Order
Order Terms	License Granted, 2 yr Provisional License w/Broker Ack, \$600 CP, 6 hr CE in Comm Standards, 2 yr Sobriety Monitor.
Name	Franklin Leedy
License Number	SA530794000
Location	Scottsdale, Arizona
Summary	While under Consent Order with Department, was convicted of misdemeanor Assault, failed to notify the Department in a timely manner. Denial of license.

Name	Kristron Holdings, LLc
License Number	Unlicensed Entity
Location	Overgaard, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date	June 23, 2009
Order Type	Consent Order
Order Terms	\$4,000 CP, jointly and severally, cooperate with Navajo County, provide Affidavit of Disclosure to potential buyers.
Name	Baron & Kathy Laetzsch
License Number	Unlicensed Individuals
Location	Show Low, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date	June 23, 2009
Order Type	Consent Order
Order Terms	\$4,000 CP, jointly and severally, cooperate with Navajo County, provide Affidavit of Disclosure to potential buyers.
Name	Kerry Anne Lane
License Number	Unlicensed Applicant
Location	Out of State
Summary	Prior felony conviction, denial of license based on conviction.
Statutes/Rules	A.R.S. §32-2153 (B)(2), (B)(7)
Order Date	March 18, 2009
Order Type	Consent Order
Order Terms	License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond
Name	Margaret Lazos
License Number	SA580728000
Location	Tucson, Arizona
Summary	July 2007 convictions, failed to notify the Department in a timely manner. Denial of license.
Statutes/Rules	A.R.S. §32-2153 (A)(3)
Order Date	March 3, 2009
Order Type	Consent Order
Order Terms	License Granted, 2 yr Provisional License w/Broker Ack, \$600 CP, 6 hr CE in Comm Standards, 2 yr Sobriety Monitor.
Name	Franklin Leedy
License Number	SA530794000
Location	Scottsdale, Arizona
Summary	While under Consent Order with Department, was convicted of misdemeanor Assault, failed to notify the Department in a timely manner. Denial of license.

Disciplinary Actions January – June 2009

Name Karen T Littleton
License Number Unlicensed Individual
Location Scottsdale, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181, 32-2183 (F)
Order Date June 25, 2009
Order Type Consent Order
Order Terms \$1,500 CP.

Name M&J Activities, LLC
License Number Unlicensed Entity
Location Tucson, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A)(D), 32-2183 (F)
Order Date March 10, 2009
Order Type Consent Order
Order Terms \$6,000 CP jointly and severally, Rescission, Obtain Subdivision Disclosure Report.

Name David MacDougal
License Number SA577730000
Location Bisbee, Arizona
Summary Failed to submit required information to be licensed as a professional entity.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(21), (B)(6)
Order Date June 30, 2009
Order Type Consent Order
Order Terms \$1,500 CP jointly and severally, 6 hr CE in Comm Standards.

Name Christopher McCullough
License Number Unlicensed Applicant
Location Sedona, Arizona
Summary Prior misdemeanor convictions. Denial of license.
Statutes/Rules A.R.S. §32-2153 (B)(7)
Order Date February 18, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor.

Name Tomalene McKnight
License Number Unlicensed Applicant
Location Casa Grande, Arizona
Summary Prior misdemeanor convictions. Denial of license.
Statutes/Rules A.R.S. §32-2153 (B)(7)
Order Date April 22, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, 2 yr Substance Monitor

Name Charles R Meagher
License Number Unlicensed Individual
Location Mesa, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date March 19, 2009
Order Type Consent Order
Order Terms \$3,000 CP, 3 hr CE in Subdivision statutes and rules.

Name Joshua Mihaylo
License Number Unlicensed Applicant
Location Phoenix, Arizona
Summary Revocation of AZ appraiser license. Denial of license
Statutes/Rules A.R.S. §32-2153 (B)(9), (B)(10)
Order Date June 22, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Name William Moffitt
License Number SA044735000
Location Tempe, Arizona
Summary Suspension of Appraiser Certificate.
Statutes/Rules A.R.S. §32-2153 (B)(3), (B)(5), (B)(7), (B)(10)
Order Date February 3, 2009
Order Type Consent Order
Order Terms 90 day Suspension (stayed), 2 yr Provisional License w/Practice Monitor, 6 hr CE in Comm Standards, COE Session

Name Matthew Monaghan
License Number Unlicensed Individual
Location Scottsdale, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date June 15, 2009
Order Type Consent Order
Order Terms \$3,000 CP, jointly and severally.

Name Doreen Myorski
License Number Unlicensed Individual
Location Out of State
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date April 7, 2009
Order Type Consent Order
Order Terms \$2,000 CP jointly and severally.

Disciplinary Actions January – June 2009

Name	Outlaw Enterprises, LLC
License Number	Unlicensed Entity
Location	Cave Creek, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181 (A), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date	March 12, 2009
Order Type	Consent Order
Order Terms	\$500 CP jointly and severally, recombine
Name	Pamela J Peck
License Number	SA527822000
Location	Scottsdale, Arizona
Summary	Assisted clients in obtaining temporary funds, misrepresenting client's actual financial situation.
Statutes/Rules	A.R.S. §32-2153 (A)(1), (A)(3), (B)(4), (B)(5), (B)(7)
Order Date	May 13, 2009
Order Type	Consent Order
Order Terms	60 day Suspension (stayed), 2 yr Provisional License w/Practice Monitor, \$1,500 CP, 6 hr CE in Comm Standards
Name	Gerald A Racicot
License Number	Unlicensed Individual
Location	Tucson, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181 (A)(D), 32-2183 (F)
Order Date	March 10, 2009
Order Type	Consent Order
Order Terms	\$6,000 CP jointly and severally, Rescission, obtain Subdivision Disclosure Report.
Name	Aaron J Remer
License Number	SA580546000
Location	Surprise, Arizona
Summary	While under Consent Order with Department, failed to disclose, within 10 days, February 2008 misdemeanor conviction. Denial of license.
Statutes/Rules	A.R.S. §32-2153 (A)(3), (B)(7), (B)(9), (B)(10)
Order Date	May 5, 2009
Order Type	Consent Order
Order Terms	License Granted, 2 yr Provisional License w/Practice Monitor, \$600 CP, 6 hr CE in Comm Standards.

Name	Cynthia Rodriguez
License Number	Unlicensed Applicant
Location	Tucson, Arizona
Summary	Prior felony conviction. Denial of license.
Statutes/Rules	A.R.S. §32-2153 (B)(2), (B)(7), (B)(10)
Order Date	April 10, 2009
Order Type	Consent Order
Order Terms	License granted, 2 yr Provisional License w/Practice Monitor
Name	Kristine J Ryan
License Number	Unlicensed Individual
Location	Tucson, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date	February 3, 2009
Order Type	Consent Order
Order Terms	\$3,000 CP, jointly and severally.
Name	Hamid R Salari
License Number	Unlicensed Individual
Location	Scottsdale, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181 (A)(D), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date	March 11, 2009
Order Type	Consent Order
Order Terms	\$5,000 CP jointly and severally, recombine parcels, 3 hr CE in Subdivision statutes and rules.
Name	Sean Saeed Sarram
License Number	Unlicensed Individual
Location	Scottsdale, Arizona
Summary	Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules	A.R.S. §§32-2181 (A)(D), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date	March 11, 2009
Order Type	Consent Order
Order Terms	\$5,000 CP jointly and severally, recombine parcels, 3 hr CE in Subdivision statutes and rules.
Name	Roxanne Schumacher
License Number	SA549478000
Location	Casa Grande, Arizona
Summary	Misdemeanor conviction.
Statutes/Rules	A.R.S. §32-2153 (A)(3), (B)(7)
Order Date	February 3, 2009
Order Type	Consent Order
Order Terms	\$1,000 CP, 2 yr Provisional License w/Practice Monitor, 6 hr CE in Comm Standards, COE Session

Disciplinary Actions January – June 2009

Name Rachel Shanahan
License Number Unlicensed Applicant
Location Phoenix, Arizona
Summary Prior misdemeanor conviction. Denial of license.
Statutes/Rules A.R.S. §32-2153 (B)(2), (B)(7)
Order Date April 7, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Name Brittany Shulman
License Number SA556380000
Location Chandler, Arizona
Summary February 2007 and May 2008 misdemeanor convictions, failed to notify the Department in a timely manner. Denial of license.
Statutes/Rules A.R.S. §32-2153 (A)(3)
Order Date February 19, 2009
Order Type Consent Order
Order Terms License Granted, 2 yr Provisional License w/Broker Ack, \$600 CP, 6 hr CE in Comm Standards.

Name Douglas & Mary Standifird
License Number Unlicensed Individuals
Location Queen Creek, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A)(D), 32-2183 (F)
Order Date April 28, 2009
Order Type Consent Order
Order Terms \$2,000 CP, jointly and severally, recombination of parcels, 3 hr CE in Subdivision statutes and rules.

Name Wade & Carolyn Standifird
License Number Unlicensed Individuals
Location Queen Creek, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A)(D), 32-2183 (F)
Order Date April 28, 2009
Order Type Consent Order
Order Terms \$2,000 CP, jointly and severally, recombination of parcels, 3 hr CE in Subdivision statutes and rules.

Name John Stokes
License Number Unlicensed Applicant
Location Mesa, Arizona
Summary Prior misdemeanor and felony convictions. Denial of license.
Statutes/Rules A.R.S. §32-2153 (B)(2), (B)(7)
Order Date May 8, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Name David Sygall
License Number Unlicensed Applicant
Location Tucson, Arizona
Summary Failed to comply with all terms of a previous Department Consent Order involving subdivision activity. Denial of license
Statutes/Rules A.R.S. §32-2153 (A)(3), (B)(9)
Order Date February 18, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$4,000 CP, compliance with previous Department Consent Order.

Name The Villas at Desert Horizons, LP
License Number Unlicensed Entity
Location Out of State
Summary Accepted multiple lot reservations without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181.03 (B), 32-2181.03 (B)(4)
Order Date June 1, 2009
Order Type Consent Order
Order Terms \$12,000 CP, jointly and severally.

Name Jon Thomas
License Number Unlicensed Individual
Location Tucson, Arizona
Summary Public Report violations.
Statutes/Rules A.R.S. §32-2183 (F)
Order Date April 2, 2009
Order Type Consent Order
Order Terms \$1,000 CP, Amend Subdivision Disclosure Report, 3 hr CE in Comm Standards.

Name John M Tomkins
License Number SA553073000
Location Bullhead City, Arizona
Summary Conducted unlicensed property management activities.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(7), (A)(10), (B)(6)
Order Date May 6, 2009
Order Type Consent Order
Order Terms \$3,000 CP, 2 yr Provisional License, 6 hr CE in Comm Standards.

Name Steven Turner
License Number Unlicensed Individual
Location Arivaca, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A)(D), 32-2183 (F)
Order Date March 2, 2009
Order Type Consent Order
Order Terms \$5,000 CP jointly and severally, recombine parcels, 6 hr CE in Subdivision statutes and rules.

Disciplinary Actions January – June 2009

Name Turner/Dietrick Partnership
License Number Unlicensed Entity
Location Out of State
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F)
Order Date March 2, 2009
Order Type Consent Order
Order Terms \$5,000 CP jointly and severally, recombine parcels.

Name US Homes Corporation
License Number CO522341002
Location Tempe, Arizona
Summary Conveyed multiple platted parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181, 32-2183 (F), 32-2164, 32-2153 (A)(3), (A)(21)
Order Date April 29, 2009
Order Type Consent Order
Order Terms \$7,000 CP jointly and severally.

Name Leo Vozel
License Number SA578968000
Location Scottsdale, Arizona
Summary While under Consent Order with Department, failed to disclose, within 10 days, March 2007 misdemeanor conviction. Denial of license.
Statutes/Rules A.R.S. §32-2153 (A)(3), (A)(24), (B)(7)
Order Date April 23, 2009
Order Type Consent Order
Order Terms 2 yr Provisional License w/Broker Ack, \$600 CP, 6 hr CE in Comm Standards.

Name Ryan J Wampler
License Number Unlicensed Applicant
Location Scottsdale, Arizona
Summary Prior actions by Registrar of Contractors. Denial of license.
Statutes/Rules A.R.S. §32-2153 (B)(7), (B)(10)
Order Date March 18, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor, \$5,000 Surety Bond

Name Toby Willets
License Number Unlicensed Applicant
Location Phoenix, Arizona
Summary Prior revocation of AZ teachers license, denial of teachers license in CA and OR, misdemeanor conviction. Denial of license.
Statutes/Rules A.R.S. §32-2153 (A)(3), (B)(7)
Order Date June 22, 2009
Order Type Consent Order
Order Terms License granted, 2 yr Provisional License w/Practice Monitor

Name Wayne E Wood, Jr.
License Number Unlicensed Individual
Location Cave Creek, Arizona
Summary Divided and conveyed land parcels without complying with applicable subdivision statutes and rules.
Statutes/Rules A.R.S. §§32-2181 (A), 32-2183 (F), 32-2185.01 (D), 32-2185.06; A.A.C. R4-28-803, R4-23-804, R4-23-805
Order Date March 12, 2009
Order Type Consent Order
Order Terms \$500 CP jointly and severally, recombine parcels, 3 hr CE in Subdivision statutes and rules.

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An official publication of the State of Arizona
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Governor

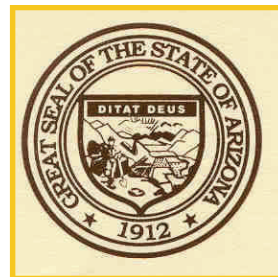
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