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**FILED**

JAN 17 2012

DEPARTMENT OF REAL ESTATE  
BY: *George A. Williams*

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BEFORE THE DEPARTMENT OF REAL ESTATE  
STATE OF CALIFORNIA

\* \* \*

In the Matter of the Accusation of	)	No. H-37639 LA
	)	
MARISOL AMENERO GONZALEZ,	)	
	)	
Respondent.	)	
	)	
	)	

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSE

On November 02, 2011, an Accusation was filed in this matter against Respondent MARISOL AMENERO GONZALEZ.

On December 01, 2011, Respondent petitioned the Commissioner to voluntarily surrender her real estate salesperson license pursuant to Section 10100.2 of the Business and Professions Code.

IT IS HEREBY ORDERED that Respondent MARISOL AMENERO GONZALEZ' petition for voluntary surrender of her real estate salesperson license is accepted as of the effective date of this Order as set forth below, based upon the understanding and

1 agreement expressed in Respondent's Declaration dated December 01,  
2 2011, (attached as Exhibit "A" hereto). Respondent's license  
3 certificate and pocket card shall be sent to the below listed  
4 address so that they reach the Department on or before the  
5 effective date of this Order:

6  
7 DEPARTMENT OF REAL ESTATE  
8 Attn: Licensing Flag Section  
9 P. O. Box 187000  
10 Sacramento, CA 95818-7000

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

12 FEB 06 2012

13 DATED: \_\_\_\_\_

14 1/9/12

15 BARBARA J. BIGBY  
16 Acting Real Estate Commissioner

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2 "EXHIBIT A"  
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7

8 BEFORE THE DEPARTMENT OF REAL ESTATE  
9 STATE OF CALIFORNIA

10 \* \* \*

11 In the Matter of the Accusation of ) No. H-37639 LA  
12 )  
13 MARISOL AMENERO GONZALEZ, )  
14 )  
15 Respondent. )

16  
17 DECLARATION

18 My name is MARISOL AMENERO GONZALEZ, and I am currently  
19 licensed as a real estate salesperson and/or have license rights  
20 with respect to said license. I am representing myself in this  
21 matter.

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

1 I understand that by so voluntarily surrendering my  
2 license, I may be relicensed as a salesperson or a broker only by  
3 petitioning for reinstatement pursuant to Section 11522 of the  
4 Government Code. I also understand that by so voluntarily  
5 surrendering my license(s), I agree to the following:

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

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

18 3. I further agree that upon acceptance by the  
19 Commissioner, as evidenced by an appropriate order, all  
20 affidavits and all relevant evidence obtained by the Department  
21 in this matter prior to the Commissioner's acceptance, and all  
22 allegations contained in the Accusation filed in the Department  
23 Case No. H-37639 LA, may be considered by the Department to be  
24 true and correct for the purpose of deciding whether to grant  
25 relicensure or reinstatement, pursuant to Government Code Section  
26 11522.



**FILED**

NOV 02 2011

DEPARTMENT OF REAL ESTATE  
BY: Sheela M. Valencia

1 JAMES DEMUS, Counsel (SBN 225005)  
2 Department of Real Estate  
3 320 West Fourth St., #350  
4 Los Angeles, CA 90013  
5 (213) 576-6982  
6 (213) 576-6910 (direct)

9 BEFORE THE DEPARTMENT OF REAL ESTATE

10 STATE OF CALIFORNIA

11 \* \* \*

12 In the Matter of the Accusation of )

No. H-37639 LA

13 )  
14 ) MARISOL AMENERO GONZALEZ, )

A C C U S A T I O N

15 ) Respondent. )

16  
17 The Complainant, Robin Trujillo, a Deputy Real Estate  
18 Commissioner of the State of California, for cause of  
19 Accusation against MARISOL AMENERO GONZALEZ, is informed and  
20 alleges as follows:

21 1.

22 The Complainant, Robin Trujillo, a Deputy Real Estate  
23 Commissioner of the State of California, makes this Accusation  
24 in her official capacity.

25 2.

26 MARISOL AMENERO GONZALEZ, ("Respondent") is presently  
27 licensed and/or has license rights under the Real Estate Law

1 (Part 1 of Division 4 of the Business and Professions Code,  
2 hereinafter "Code"), as a real estate salesperson. From  
3 October 4, 2007 to September 27, 2011, Respondent was  
4 registered with the California Department of Real Estate  
5 ("Department") as employed under the broker "Amerisun Inc".

6 3.

7 On or about October 24, 2008, Respondent registered  
8 "California Assistance Relief" as a fictitious business name  
9 with the Los Angeles County Recorder/Clerk.

10 4.

11 California Assistance Relief is not now, nor has it  
12 ever been, licensed by the California Department of Real Estate  
13 ("Department") in any capacity.

14 5.

15 At all times material herein, Respondent was engaged  
16 in the business of, acted in the capacity of, advertised or  
17 assumed to act as a real estate broker in the State of  
18 California, within the meaning of Code Sections 10131(d) and  
19 10131.2, including performing services for borrowers in  
20 connection with loans and collecting or contracting for the  
21 collection of an advance fee, within the meaning of Code  
22 Section 10026.

23 6.

24 On or about November 17, 2008, Pablo Vasquez  
25 ("Vasquez") entered into an agreement with California  
26 Assistance Relief, in which Vasquez agreed to pay \$2,500 in  
27 advance fees as well as \$300 monthly installments to California

1 Assistance Relief, in exchange for negotiation of a  
2 modification of Vasquez's loan, which was secured by real  
3 property located at 7562 Lockhaven Avenue, Rancho Cucamonga,  
4 CA, 91730. Respondent collected a total of \$3,400 in advance  
5 fees from Vasquez.

6 7.

7 The agreement described in Paragraph 6 above,  
8 constitutes an advance fee agreement within the meaning of Code  
9 Section 10026. Respondent did not submit the advance fee  
10 agreement described in paragraph 6 above to the Commissioner  
11 ten days before using it, in violation of Code Section 10085  
12 and Section 2970 of Title 10, California Code of Regulations  
13 ("Regulations"). Said conduct, acts and/or omissions of  
14 Respondent constitutes cause to suspend or revoke the licenses  
15 and license rights of Respondent pursuant to Code Sections  
16 10177(d) and/or 10177(g).

17 8.

18 At the time of the transaction described in paragraph  
19 6 above, Respondent was licensed under the employ of  
20 Amerisun Inc. Under Code Section 10137, no salesperson shall  
21 accept compensation from any person other than the broker under  
22 whom she is at the time licensed. Said conduct, acts and/or  
23 omissions of Respondent constitutes cause to suspend or revoke  
24 the licenses and license rights of Respondent pursuant to Code  
25 Sections 10137, 10177(d) and/or 10177(g).

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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 Respondent MARISOL AMENERO GONZALEZ under the Real Estate Law, and for such other and further relief as may be proper under other applicable provisions of law.

Dated at Los Angeles, California  
this 31 day of October, 2011

  
\_\_\_\_\_  
Robin Trujillo  
Deputy Real Estate Commissioner

cc: MARISOL AMENERO GONZALEZ  
Robin Trujillo  
Sacto.