

1 Department of Real Estate
320 West Fourth Street, Ste. 350
2 Los Angeles, California 90013

3 (213) 576-6982
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FILED
JUN 18 2004

DEPARTMENT OF REAL ESTATE

By 

8 DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 * * * * *

11 To:)	No. H-31006 LA
)	
12 MONTAIGNE, INC.,)	<u>ORDER TO DESIST</u>
13 Dba Showhomes of America,)	<u>AND REFRAIN</u>
14 BETH GEORGE,)	(B&P Code § 10086)

15 The Real Estate Commissioner of the State of California
16 (hereinafter "Commissioner") has determined from the findings set
17 forth below that you have violated Section 10130 of the Business
18 and Professions Code (hereinafter "Code") by engaging in the
19 business of a real estate broker within the State of California
20 without a real estate broker license.

21 I

22 At no time herein mentioned have you, MONTAIGNE, INC.,
23 dba Showhomes of America, and BETH GEORGE, been licensed by the
24 Department of Real Estate of the State of California (hereinafter
25 "Department") as a real estate broker.
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II

On or about November 6, 2002, for or in expectation of compensation, you entered into an agreement to rent property located at 5455 Via Cartegna, Yorba Linda, California to John and Jill Tanaka. Further, you collected rent from them.

III

Your acts as described in Paragraph II, above, are acts requiring a real estate broker license under the provisions of Code Section 10131(b).

IV

You violated Section 10130 by engaging in the activities described in Paragraph II, above, without first obtaining a real estate broker license from the Department.

NOW, THEREFORE, YOU, MONTAIGNE, INC., dba Showhomes of America, and BETH GEORGE ARE ORDERED TO DESIST AND REFRAIN from performing any and all acts requiring a real estate license in the State of California, individually and under any fictitious name, until you obtain the required license from the Department, including a license to do business under a fictitious name.

DATED: May 10, 2004.

JOHN R. LIBERATOR
Acting Real Estate Commissioner

John R. Liberator

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cc: Montaigne, Inc.
dba Showhomes of America
1420 Bristol St. North
Suite 240
Newport Beach, Cal. 92660

Beth George
P.O. Box 18897
Anaheim Hills, Cal. 92817

JRP:JP