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AUG -7 2013

DEPARTMENT OF REAL ESTATE
BY: *[Signature]*

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BEFORE THE DEPARTMENT OF REAL ESTATE
STATE OF CALIFORNIA

In the Matter of the Accusation of)
)
PW CAPITAL CORP., doing business as)
Pacific West Real Estate Associates, and)
Pacific West Real Estate and Associates)
and ADRIAN HERNANDEZ,)
individually and as designated officer)
of PW Capital Corp.,)
)
Respondents.)

No. H-37689 LA

In the Matter of the Accusation of)
)
LDT INVESTMENTS INC., doing business as)
LDT Escrow Division a Non-Independent)
Escrow Division; and ADRIAN HERNANDEZ,)
individually and as designated officer)
of LDT Investments Inc.,)
)
Respondents.)

No. H-37473 LA

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSE

On November 21, 2011, an Accusation was filed against PW CAPITAL CORP.
and ADRIAN HERNANDEZ. On August 24, 2011, an Accusation was filed against LDT
INVESTMENTS INC. and ADRIAN HERNANDEZ

1 On March 19, 2013, Respondent ADRIAN HERNANDEZ petitioned the
2 Commissioner to voluntarily surrender his real estate broker license rights pursuant to Section
3 10100.2 of the Business and Professions Code.

4 IT IS HEREBY ORDERED that Respondent ADRIAN HERNANDEZ' petition
5 for voluntary surrender of his real estate broker license and license rights is accepted as of the
6 effective date of this Order as set forth below, based upon the understanding and agreement
7 expressed in Respondent's Declaration dated March 19, 2013, (attached as Exhibit "A" hereto).
8 Respondent's license certificate, pocket card and any branch office license certificate shall be
9 sent to the below listed address so that they reach the Department on or before the effective date
10 of this Order:
11

12 Department of Real Estate
13 Atten: Licensing Flag Section
14 P.O. Box 187000
15 Sacramento, CA 95818-7000

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

17 August 27, 2013

18 DATED: July 17, 2013

19 Real Estate Commissioner

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21 By: **JEFFREY MASON**
22 Chief Deputy Commissioner

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EXHIBIT "A"

BEFORE THE DEPARTMENT OF REAL ESTATE
STATE OF CALIFORNIA

In the Matter of the Accusation of)	
)	
PW CAPITAL CORP., doing business as)	No. H-37689 LA
Pacific West Real Estate Associates, and)	
and <u>ADRIAN HERNANDEZ</u> ,)	
individually and as designated officer)	
of PW Capital Corp., and doing business as)	
Pacific West Real Estate and Associates,)	
)	
Respondents,)	

In the Matter of the Accusation of)	
)	
LDT INVESTMENTS INC., doing business as)	No. H-37473 LA
LDT Escrow Division a Non-Independent)	
Escrow Division; and <u>ADRIAN HERNANDEZ</u>)	
individually and as designated officer)	
of LDT Investments Inc.,)	
)	
Respondents.)	

DECLARATION

My name is ADRIAN HERNANDEZ and I am currently licensed and have licensed rights as an individual real estate broker and as the designated officer of PW Capital Corp. and former designated officer LDT Investments Inc.

1 In lieu of proceeding in this matter in accordance with the provisions of the
2 Administrative Procedure Act (Government Code sections 11400 et seq.), I wish to voluntarily
3 surrender my real estate license and license rights issued by the Department of Real Estate
4 (“Department”), pursuant to Business and Professions Code section 10100.2.

5 I understand that by voluntarily surrendering my license, I can only be relicensed as a
6 broker or salesperson and have my license reinstated in accordance with the provisions of section
7 11522 of the Government Code. I agree to the following:

8 1. The filing of this Declaration shall be deemed a petition for voluntary surrender.

9 2. I waive all rights I may have to require the Commissioner to prove the allegations
10 contained in the Accusations filed in the Department's Case Nos. H-37473 LA and H-37689 LA
11 at a hearing held in accordance with the provisions of the Administrative Procedure Act. I also
12 waive other rights afforded to me in connection with the hearing such as the right to discovery,
13 the right to present evidence in defense of the allegations in the Accusations and the right to
14 cross-examine witnesses.

15 3. I stipulate that the Commissioner may file and serve on me, and that I agree to be
16 subject to, an Order of Debarment pursuant to Business & Professions Code section 10087,
17 barring me, for a period of 36 months, from any position of employment, management, or
18 control in any business activity involving real estate that is subject to regulation under Division 4
19 of the Business & Professions Code (beginning with section 10000); from participating in any
20 business activity of a real estate salesperson or a real estate broker; from engaging in any real
21 estate-related business activity on the premises where a real estate salesperson or real estate
22 broker is conducting business; and from participating in any real estate-related business activity
23 of a finance lender, residential mortgage lender, bank, credit union, escrow company, title
24 company, or underwritten title company.

25 4. I stipulate that all affidavits and all relevant evidence obtained by the Department in
26 this matter prior to the Commissioner’s acceptance of this petition for voluntary surrender, and
27 all allegations contained in the Accusations filed in the Department's Case Nos. H-37473 LA and

1 H-37689 LA may be considered by the Department when deciding whether or not to grant
2 reinstatement of my real estate license pursuant to Government Code Section 11522.

3 5. I understand that there are no audit costs chargeable to Respondent ADRIAN
4 HERNANDEZ for the Departmental audits in Case Nos. H-37473 LA and H-37689 LA.

5 6. This Declaration is made for the purpose of reaching a resolution of allegations
6 contained in Departmental Case Nos. H-37473 LA and H-37689, and is expressly limited to this
7 proceeding and any other proceeding or case in which the Department of Real Estate is a party
8 and shall not otherwise be admissible or relied upon by any third parties for any purpose.

9 I declare under penalty of perjury under the laws of the State of California that the above
10 is true and correct and that I am acting freely and voluntarily in surrendering my license and all
11 license rights attached thereto.

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ADRIAN HERNANDEZ

3/19/13
DATE

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