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**STATE OF OREGON
DEPARTMENT OF CONSUMER AND BUSINESS SERVICES
DIVISION OF FINANCE AND CORPORATE SECURITIES
MORTGAGE LENDING SECTION**

**BEFORE THE DIRECTOR OF THE DEPARTMENT
OF CONSUMER AND BUSINESS SERVICES**

In the Matter of:

**Coastal Funding SLC, Inc.
NMLS# 251821 and
Chad Van Til, NMLS# 306274**

Respondents.

**M-12-0070
FINAL ORDER TO CEASE AND DESIST,
ORDER ASSESSING CIVIL PENALTIES,
AND
CONSENT TO ENTRY OF ORDER**

WHEREAS the Director of the Department of Consumer and Business Services for the State of Oregon (hereinafter “the Director”) conducted an investigation of Coastal Funding SLC, Inc. (hereinafter “CFSLC”) and Chad Van Til (hereinafter “Van Til”) and determined that CFSLC and Van Til violated certain provisions of ORS 86A.100 et seq. and OAR 441-850-0005 through 441-885-0010 (hereinafter cited as the “Oregon Mortgage Lender Law”); and

WHEREAS CFSLC and Van Til wish to resolve and settle this matter with the Director, **NOW THEREFORE**, as evidenced by the authorized signatures subscribed on this order, CFSLC and Van Til hereby **CONSENT** to entry of this order upon the Director’s Findings of Fact and Conclusions of Law as stated hereinafter.

I. FINDINGS OF FACT

The Director FINDS that:

1. CFSLC is a California corporation with a principal place of business located at 735 Tank Farm Road Suite 210, San Luis Obispo, California 93401.
2. CFSLC received an Oregon mortgage banker/broker license from the Oregon Division of

Division of Finance and Corporate Securities
Labor and Industries Building
350 Winter Street NE, Suite 410
Salem, OR 97301-3881
Telephone: (503) 378-4387





1 Finance and Corporate Securities (hereinafter “Division”) on December 12, 2011, NMLS#
2 251821.

3 3. Chad Van Til (hereinafter “Van Til”) is the owner of and an Oregon mortgage loan
4 originator for CFSLC.

5 4. Van Til received an Oregon mortgage loan originator license on July 24, 2012,
6 NMLS# 306274. However, because Van Til lacked appropriate sponsorship, the license was
7 listed as inactive, meaning that he could not originate for any company. It was not until
8 February 20, 2013, that the Division approved sponsorship for his license by CFSLC then placed
9 his license in active status allowing him to originate Oregon residential mortgage loans for
10 CFSLC.

11 5. On April 9, 2012, an examiner employed by the Division completed a desk
12 examination of the books and records of CFSLC, and the company received a poor score of 5 out
13 of a possible 5, with 5 being the worst.

14 6. The examination revealed, among other things, that CFSLC did not have an Oregon
15 mortgage broker license, and Van Til did not have an Oregon mortgage loan originator license
16 when he offered to negotiate an Oregon residential mortgage loan on September 30, 2011.

17 7. This transaction closed on January 25, 2012, and Van Til received a fee.

18 8. As part of the April 9, 2012 examination, the Division communicated to CFSLC that an
19 Oregon mortgage loan originator license is required to originate Oregon residential mortgage
20 loans, and Van Til did not have one.

21 9. Van Til started the application process to become an Oregon licensed loan originator on
22 April 9, 2012.

23 10. An examiner employed by the Division completed a follow-up desk examination of
24 CFSLC on November 14, 2012, and CFSLC received a satisfactory score of 3.

25 11. The examination again revealed, among other things, that loan originator Van Til did not



1 have an active Oregon mortgage loan originator license when he offered to negotiate an Oregon
2 residential mortgage loan on August 31, 2012.

3 12. This transaction closed on October 31, 2012, and Van Til received a fee.

4 13. Following this examination, the Division again communicated to CFSLC that an active
5 Oregon mortgage loan originator license is required to originate Oregon residential mortgage
6 loans, and that Van Til was still in violation of the licensing requirements.

7 14. Van Til, on behalf of CFSLC, responded that they believed he had previously met
8 all of the requirements for licensing and was licensed as an Oregon loan originator.

9 15. CFSLC submitted a sponsorship request for Van Til on December 13, 2012. Due to
10 multiple employers listed for Van Til, the Division required additional clarification and was able
11 to approve the sponsorship and change Van Til's license to active on February 20, 2013.

12 II. CONCLUSIONS OF LAW

13 The Director **CONCLUDES** that:

14 1. When Van Til, on behalf of CFSLC, offered to negotiate an Oregon residential mortgage
15 transaction for compensation on September 30, 2011, CFSLC acted as a mortgage broker under
16 ORS 86A.100(5)(a) and engaged in residential mortgage transactions in this state under ORS
17 86A.103(2) without a license in violation of ORS 86A.103(1).

18 2. Van Til acted as a mortgage loan originator when he offered or negotiated the terms of an
19 Oregon residential mortgage loan for compensation on September 30, 2011 and August 31, 2012
20 without an active mortgage loan originator license in violation of ORS 86A.203.

21 III. ORDER

22 **NOW, THEREFORE, THE DIRECTOR ISSUES THE FOLLOWING ORDERS:**

23 The Director, pursuant to ORS 86A.127, hereby orders CFSLC to cease and desist from
24 violating the Oregon Mortgage Lender Law. The Director, pursuant to ORS 86A.224(3)(a),
25 hereby orders Van Til to cease and desist from violating the Oregon Mortgage Lender Law.



1 The Director, pursuant to ORS 86A.992 and ORS 86A.224(3)(a), may assess civil
2 penalties of up to \$5,000 per violation of the Oregon Mortgage Lender Law. The Director,
3 pursuant to ORS 86A.992, hereby ORDERS CFSLC to pay a civil penalty of \$1,315 for one
4 violation of ORS 86A.103 (unlicensed mortgage broker activity). The Director, pursuant to ORS
5 86A.992, hereby ORDERS Van Til to pay a civil penalty of \$2,630 total for two violations of
6 ORS 86A.203 (unlicensed mortgage loan originator activity).

7 The total civil penalty and the signed consent order are due from CFSLC and Van Til on
8 or before June 20, 2013.

9 The entry of this Order in no way limits further remedies which may be available to the
10 Director under Oregon law.

11 Dated this 19th day of June, 2013.

12 PATRICK M. ALLEN, Director
13 Department of Consumer and Business Services

14 /s/ David Tatman
15 David C. Tatman, Administrator
16 Division of Finance and Corporate Securities

17 **ENTITY CONSENT TO ENTRY OF ORDER**

18 I, Chad Van Til, state that I am an officer of CFSLC and I am authorized to act on its
19 behalf. I have read the foregoing order, and I know and fully understand the contents hereof. I
20 have been advised of the right to a hearing and of the right to be represented by counsel in this
21 matter. CFSLC voluntarily and without any force or duress consents to the entry of this order
22 expressly waiving any right to a hearing in this matter. CGSLC understands that the Director
23 reserves the right to take further actions to enforce this order or to take appropriate action upon
24 discovery of other violations of the Oregon Mortgage Lender Law. CFSLC will fully comply
25 with the terms and conditions stated herein.

1 CFSLC further assures the Director that neither CFSLC nor its officers, directors,
2 employees, or agents will effect mortgage transactions in Oregon unless such activities are in
3 full compliance with the Oregon Mortgage Lender Law. CFSLC understands that this Consent
4 Order is a public document.

5
6 Dated this 11 of June 2013.

7 By /s/ Chad Van Til

8 President

9 Office Held

10 **ENTITY ACKNOWLEDGMENT**

11 There appeared before me this 11th day of June, 2013, Chad
12 Van Til, who was first duly sworn on oath, and stated that he was and is an officer of CFSLC
13 and that he is authorized and empowered to sign this Consent to Entry of Order on behalf of
14 CFSLC and to bind CFSLC to the terms hereof.

15
16 /s/ Tracie Pina

17 Notary Public for the State of: CA

18 My commission expires: 5.25.2017

19 **CONSENT TO ENTRY OF ORDER**

20 I, Chad Van Til, state that I have read the foregoing order, and I know and fully
21 understand the contents hereof. I have been advised of the right to a hearing and of the right to
22 be represented by counsel in this matter, and I desire to resolve and settle this matter with the
23 Director. I voluntarily, without any force or duress, consent to the entry of this order, expressly
24 waiving any right to a hearing in this matter. I understand that the Director reserves the right to
25 take further actions to enforce this order or to take appropriate action upon discovery of other

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1 violations of the Oregon Mortgage Lender Law, and I will fully comply with the terms and
2 conditions stated herein.

3 I understand that this consent order is a public document.

4 Dated this 11 day of June, 2013.

5 By /s/ Chad Van Til
6 Chad Van Til

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