DEPARTMENT OF CONSUMER AND BUSINESS SERVICES
DIVISION OF FINANCE AND CORPORATE SECURITIES
FINANCE SECTION
BEFORE THE DIRECTOR OF THE DEPARTMENT OF CONSUMER AND BUSINESS SERVICES

In the Matter of:	**M-05-0021-5**
Patricia Tellez,	**ORDER TO CEASE AND DESIST**
Respondent.	**And CONSENT TO ENTRY OF ORDER**

The Director of the Department of Consumer and Business Services for the State of Oregon (hereinafter "the Director") acting by the authority of the Chapter 59 of the Oregon Revised Statutes (hereinafter cited as "the Oregon Mortgage Lender Law"), hereby issues the following Findings of Fact, Conclusions of Law, Order and Notice of Right to a Public Hearing:

Division of Finance and Corporate Securities
Labor and Industries Building
350 Winter Street NE, Suite 410
Salem, OR 97301-3881
Telephone: (503) 378-4140

FINDINGS OF FACT

The Director **FINDS** that:

1. Patricia Tellez, born December 21, 1973, assisted a loan originator for a mortgage broker or banker licensed by the Director by completing a verification of employment.

2. On or about June 15, 2004, a Yamhill County Grand Jury indicted Patricia Tellez on one count of Fraud and Deceit with Respect to Mortgage Banker or Broker Business under ORS 59.930, a class C felony.

3. On June 28, 2005, Patricia Tellez entered a plea of guilty to one count of Fraud and Deceit with Respect to Mortgage Banker or Broker Business under ORS 59.930, a

class C felony.

4. The crime of Fraud and Deceive with Respect to Mortgage Banker or Broker Business is a crime involving a false statement or dishonesty as those terms are used in OAR 441-880-0050(4)(b).

5. As part of the plea agreement, Patricia Tellez agreed to sign a "written agreement with the State that she will never work as a Loan Officer, Loan Originator, Mortgage Broker, Mortgage Banker or Financial Advisor."

CONCLUSIONS OF LAW

The Director **CONCLUDES** that:

1. By pleading guilty to one count of Fraud and Deceit with Respect to Mortgage Banker or Broker Business under ORS 59.930, Patricia Tellez admitted that she violated ORS 59.930.

2. OAR 441-880-0050(4)(a) provides that a felony, described as "crimes punishable by death or imprisonment in excess of one year under the law under which the person was convicted," is among the categories of criminal convictions that will prevent a person from acting as a loan originator.

3. Because, on June 28, 2005, Patricia Tellez entered a plea of guilty to and a conviction was entered for one count of Fraud and Deceit with Respect to Mortgage Banker or Broker Business under ORS 59.930, a class C felony, ORS 59.971(2) prohibits Patricia Tellez from acting as a loan originator as defined in ORS 59.840 or 59.970.

4. OAR 441-880-0050(4)(b) provides that any crime involving false statement or dishonesty is among the categories of criminal convictions that will prevent a person from acting as a loan originator.

5. Because, on June 28, 2005, Patricia Tellez entered a plea of guilty to and a

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Dated this 10th day of March, 2006.

CORY STREISINGER, Director
Department of Consumer and Business Services

David Tatman
DAVID TATMAN
Acting Administrator

~~Floyd Lanter~~, Administrator
Division of Finance and Corporate Securities

APPROVED AS TO FORM:

Kristen D. Winemiller Dated: March 7, 2006
Attorney for Patricia Tellez

CONSENT TO ENTRY OF ORDER

I, Patricia Tellez, state that I have read the foregoing Order and that I know and fully understand the contents herein; that I have been advised of the right to a hearing and of the right to be represented by counsel in this matter; that I voluntarily and without any force or duress consent to the entry of this Order, expressly waiving any right to a hearing in this matter; that I understand that the Director reserves the right to take further actions to enforce this Order or to take appropriate action upon discovery of other violations of the Oregon Mortgage Lender Law; and that I will fully comply with the terms and conditions stated herein.

I further assure the Director that I will not act as a loan originator, as that term is defined in ORS 59.840(4) and ORS 59.970; own or operate as a mortgage banker or mortgage broker, as those terms are defined in ORS 59.840(5) and (7) respectively; act as a partner, officer, director, or experienced person as described in ORS 59.850(2), or occupy similar status or perform similar functions of a partner, officer director or experienced person for a mortgage banker or mortgage broker; own, act as, or act in a

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managerial capacity in a company required to have a consumer finance license under ORS 725.045; or act as an agent or facilitator, as those terms are used in ORS 725.610, for the purpose of making a payday or title loan, as those terms are defined in 725.600(3) and (4) respectively.

I understand that this Consent Order is a public document.

Dated this 15 day of FEB, 2006.

By _____
Patricia Tellez

Sworn to and signed before me this 15 day of FEB, 2006.

OFFICIAL SEAL
DONALD L NICHOLES
NOTARY PUBLIC – OREGON
COMMISSION NO. 375522
MY COMMISSION EXPIRES DEC. 17, 2007

_____
Judge or Notary Public for the State of Oregon

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