

BEFORE THE IOWA REAL ESTATE COMMISSION
1918 SE HULSIZER
ANKENY, IOWA

IN RE:)	
)	
DEBRA M. BROWN (S37787))	CASE NUMBER: 99-021
Salesperson)	
)	STIPULATION AND
Midwest Realtors)	CONSENT ORDER
1009 4 th Street)	
Fulton, Illinois 61252)	
)	

On this 23rd day of SEPTEMBER, 1999, the Iowa Real Estate Commission and DEBRA M. BROWN, each hereby agree with the other and stipulate as follows:

1. The allegations specified in the Statement of Charges in this case shall be resolved without proceeding to hearing as the parties have agreed to the following Stipulation and Consent Order.

2. The Respondent has a right to a hearing on the charges, but waives the right to hearing and all attendant rights, including the right to appeal, by freely and voluntarily agreeing to this Order. Once entered, this Order shall have the force and effect of a disciplinary order entered following a contested case hearing.

3. The Respondent was issued a salesperson license to practice real estate on March 24, 1997 as evidenced by license number S37787, which is in full force and effect through December 31, 2000.

4. The Iowa Real Estate Commission has jurisdiction over the parties and subject matter jurisdiction over each allegation in the Statement of Charges.

5. A Statement of Charges will be filed against Respondent together with this voluntary Stipulation and Consent Order.

6. The Respondent admits each and every allegation in the Statement of Charges.

7. If this Stipulation and Consent Order is approved by the Commission it will be filed, along with the Statement of Charges, and upon filing both documents will become public records.

8. This Stipulation and Consent Order shall be made a part of the record of the Respondent and may be considered by the Commission in determining the nature and severity of any disciplinary action to be imposed on the Respondent for any future violations of the laws and rules governing the practice of real estate.

9. Failure to comply with the terms of this Stipulation and Consent Order shall be prima facie evidence of a violation of Iowa Code sections 543B.29(3), 543B.34(2) and 272C.3(2)(a) (1999).

10. This Stipulation and Consent Order shall be presented to the Commission in closed session by the prosecuting attorney and/or Commission staff. Respondent waives any right of notice of this meeting or any right which the Respondent might have to participate in the discussion of this Stipulation and Consent Order among the Commission, the Commission staff and the prosecuting attorney.

11. This Stipulation and Consent Order is not binding on the Iowa Real Estate Commission until it has been formally approved by a majority of the Commission members. In the event that this Stipulation and Consent Order is rejected by the Commission it shall be of no force or effect to either party.

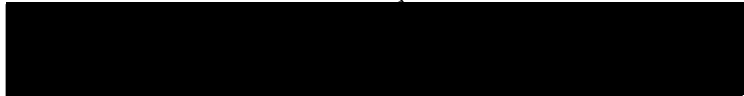
THEREFORE IT IS ORDERED that the Respondent is **Reprimanded**.

IT IS FURTHER ORDERED that the Respondent shall pay a civil penalty in the amount of \$ 250.00 to the Commission within thirty (30) days of acceptance of this Stipulation and Consent Order by the Commission.

IT IS FURTHER ORDERED AND AGREED that at all future times Respondent shall fully and promptly comply with all pertinent Orders of the Commission and the statutes and Commission rules regulating the practice of real estate.

FOR THE RESPONDENT:

This Stipulation and Consent Order is voluntarily entered into by DEBRA M. BROWN on this 30 day of AUGUST, 1999.



DEBRA M. BROWN, Respondent

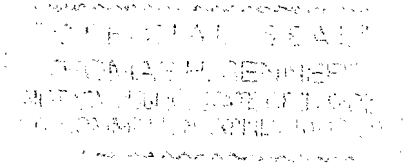
State of Illinois

County of Whiteside

Signed and sworn to before me on this 30 day of August, 1999, by



Notary Public, State of Iowa Ill
Printed Name: Thomas H. Sennett
My Commission Expires: 10.19.99



FOR THE COMMISSION:

This Stipulation and Consent Order is accepted by the Iowa Real Estate Commission on this 23rd day of SEPTEMBER, 1999.



Russell D. Nading, Chair
Iowa Real Estate Commission

cc: Pam Griebel, Assistant Attorney General

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Salesperson)	STATEMENT OF
)	CHARGES
Midwest Realtors)	
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Fulton, Illinois 61252)	
)	

The Iowa Real Estate Commission has jurisdiction of this matter pursuant to Iowa Code chapters 17A, 543B, and 272C (1999).

Licenses issued by the Commission are subject to the laws of the state of Iowa and to the administrative rules of the Commission.

DEBRA M. BROWN was at all material times during the following events, a licensed salesperson in Fulton, Illinois. Her license, number S37787, is in full force and effect through 12-31-1999.

COUNT I

Respondent is charged with entering into a listing agreement with an owner of property located in Iowa, while her Iowa salesperson license was on file with the Iowa Real Estate Commission on inactive status, in violation of Iowa Code section 543B.29(3), 543B.33, and 543B.34(1) (1999) and 193E IAC section 4.40(1).

99-021

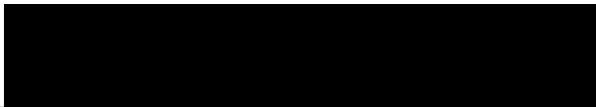
CIRCUMSTANCES OF THE COMPLAINT

1. Respondent is a licensed real estate salesperson in Illinois assigned to Tammy L. Jacobs, a licensed Illinois broker.
2. Between February 2, 1999, and March 16, 1999, the Iowa real estate salesperson license of Respondent, number S37787, was on file with the Iowa Real Estate Commission on inactive status.
3. Tammy L. Jacobs was issued an Iowa sole-proprietor broker license on February 4, 1999.
4. On or about February 22, 1999, Respondent, as a representative of Tammy L. Jacobs, broker, listed property located at 2009 Roosevelt, Clinton, Iowa for \$85,000.
5. Respondent knew, or should have known, that her Iowa salesperson license had not been transferred to Tammy L. Jacobs and as such, she could not engage in activities in Iowa that require an active status real estate license.
6. On March 16, 1999, the Iowa salesperson license of Respondent was transferred and assigned to the Tammy L. Jacobs.

FINDING OF PROBABLE CAUSE

On July 1, 1999, the Iowa Real Estate Commission found probable cause to file this Statement of Charges and to order that a hearing be set in this case.

Dated this 23rd day of SEPTEMBER, 1999.


Rogel L. Hansen, Executive Secretary
Iowa Real Estate Commission

99-021