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REAL ESTATE COMMISSION
BY *Rebecca Hardin*

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**BEFORE THE REAL ESTATE COMMISSION
STATE OF NEVADA**

JOSEPH R. DECKER, Administrator,
REAL ESTATE DIVISION, DEPARTMENT
OF BUSINESS & INDUSTRY,
STATE OF NEVADA,

Case No. 2014-4238

Petitioner,

vs.

PATRICIA PRASAD,

Respondent.

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER

This matter came on for hearing before the Nevada Real Estate Commission, Department of Business and Industry, State of Nevada ("Commission") on September 17, 2015 at 555 E. Washington Avenue, Room 2450, Las Vegas Nevada, 89101. Present were Commissioners Richard Johnson, Norma Jean Opatik, Sherrie Cartinella. Neil Schwartz and Devin Reiss. The Respondent, PATRICIA PRASAD ("RESPONDENT" or "PRASAD"), failed to appear at the Hearing, failed to file an Answer to the Complaint, and failed to request a continuance of the Hearing. Kimberly A. Arguello, Senior Deputy Attorney General appeared on behalf of Petitioner.

FINDINGS OF FACT

The Commission, based upon the evidence presented during the Hearing, finds that there is a preponderance of evidence in the record to establish each of the following Findings of Fact:

1. Counsel for Petitioner made an offer of proof that RESPONDENT was given proper Notice of the Hearing.

2. Rebecca Hardin, Commission Coordinator for the Division, testified that the Complaint, Notice of Complaint and Notice of Documents were mailed via certified and regular mail more than 30 days prior to the Hearing to RESPONDENT at the last known address RESPONDENT provided to the Division.

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1 3. The Commission finds that proper notice of the hearing was given to
2 RESPONDENT.

3 4. Pursuant to NAC 645.860, the Commission finds that the following facts
4 specified in the Complaint are true.

5 5. RESPONDENT, at the relevant times mentioned in this Complaint, was licensed
6 as a Broker by the Division under license numbers B.1000447.INDV and B.0028874.LLC
7 and as a Property Manager under permit number PM.0164351.BKR and are active and
8 subject to the jurisdiction of the Division and the provisions of NRS Chapter 645 and NAC
9 chapter 645.

10 6. At all times relevant to the complaint, Respondent was the broker and property
11 manager for Realty Professionals of Las Vegas.

12 7. At all times relevant to the complaint, Benedict Prasad holds no real estate
13 license or property management permit issued by the Division. Benedict Prasad's license has
14 been previously revoked.

15 8. On September 4, 2014, Respondent submitted her Trust Account Reconciliation
16 to the Division without bank statements, ledgers and check register.

17 9. On September 25, 2014 and November 18, 2014 the Division sent Respondent
18 emails requesting the missing information. Further, on November 24, 2014 and December
19 18, 2014 letters were sent to Respondent again requesting the information.

20 10. To date, Respondent has failed to produce documents requested by the
21 Division.

22 11. Pursuant to subpoena, the Division received Respondent's bank records from
23 Bank of George.

24 12. Four accounts were identified as Realty Professionals of Las Vegas, Inc
25 accounts: account ending 0240 appears to be the business operating account; account
26 ending 0257 appears to be the client trust account which holds rents and security deposits;
27 account ending 0281 appears to be Respondent's personal account; and account ending
28 3491 is an account that has Benedict Prasad as the only signor.

