

1 BEFORE THE REAL ESTATE COMMISSION

2 STATE OF NEVADA

3 SHARATH CHANDRA, Administrator,  
4 REAL ESTATE DIVISION, DEPARTMENT  
OF BUSINESS & INDUSTRY,  
STATE OF NEVADA,

Case No. 2016-4090

5 Petitioner,

6 vs.

7 TRACY R. REIDY,

8 Respondent.

**FILED**

OCT 15 2018

REAL ESTATE COMMISSION  
BY 

9  
10 **DECISION**

11 This matter came on for hearing before the Nevada Real Estate Commission, State of Nevada  
12 (“Commission”) on Monday, September 10, 2018, at the Nevada State Business Center, 3300 West  
13 Sahara Avenue, 4th Floor – Nevada Room, Las Vegas, Nevada. Respondent Tracy R. Reidy  
14 (“RESPONDENT”) did not appear. Donald J. Bordelove, Deputy Attorney General, appeared and  
15 prosecuted the Complaint on behalf of petitioner Sharath Chandra, Administrator of the Real Estate  
16 Division, Department of Business and Industry, State of Nevada (“Division”).

17 The matter having been submitted for decision based upon the allegations of the Complaint, the  
18 Commission now enters its Findings of Fact and Conclusions of Law as follows:

19 **FINDINGS OF FACT**

20 The Commission, based upon the evidence presented during the hearing, finds that there is  
21 substantial evidence in the record to establish each of the following Findings of Fact:

22 1. RESPONDENT was licensed as a Salesperson under license number S.0167938, from  
23 April 13, 2009, until April 30, 2018, which is currently in expired status.

24 2. RESPONDENT was permitted as a Property Manager under permit number PM.0164770,  
25 from January 21, 2011, until April 30, 2018, which is currently in expired status.

26 3. On or about December 9, 2016, the Administrator of the Real Estate Division issued  
27 RESPONDENT a Notice of Violation with the Imposition of Administrative Fine in the amount of  
28 \$500.00 for a violation of NRS 645.635(6) (“Failure to produce any document, book or record in his or

1 her possession or under his or her control, concerning any real estate transaction under investigation by  
2 the Division.”).

3 4. The Notice of Violation with Imposition of Administrative Fine was properly served upon  
4 RESPONDENT.

5 5. The Notice of Violation and accompanying letter from the Division advised that the fine  
6 must be remitted to the Division by January 9, 2017.

7 6. The Notice of Violation and accompanying letter contained notice to RESPONDENT  
8 advising RESPONDENT of her appeal rights if she disagreed with the finding of violation and/or  
9 imposition of the fine.

10 7. RESPONDENT did not appeal and did not request a hearing prior to January 9, 2017.

11 8. To date, RESPONDENT has failed to pay the administrative fine.

#### 12 CONCLUSIONS OF LAW

13 The Commission, based upon the preponderance of the evidence, makes the following legal  
14 conclusions:

15 1. RESPONDENT received proper notice of the hearing pursuant to NRS Chapters 645 and  
16 223B and NAC Chapter 645.

17 2. Pursuant to NAC 645.860, the Commission finds that the following charges specified in  
18 the Complaint are true and supported by substantial evidence.

19 3. RESPONDENT violated NRS 645.647(2), by failing to pay money which she owes to the  
20 Commission or the Division.

#### 21 ORDER

22 IT IS HEREBY ORDERED that RESPONDENT shall pay to the Division a total fine of  
23 \$1,174.20. The total fine reflects a fine of \$500 for committing each of the above violations of law, plus  
24 \$674.20 for hearing and investigative costs. Respondent shall pay the total fine to the Division within  
25 thirty (30) days of the effective date of this Order. The Division may institute debt collection proceedings  
26 for failure to timely pay the total fine. In the event RESPONDENT fails to timely pay the fine,  
27 RESPONDENT’s license shall be automatically suspended until the failed payment is made.

28 IT IS FURTHER ORDERED that RESPONDENT’s real estate license and property management

1 permit are hereby REVOKED.

2 The Commission retains jurisdiction for correcting any errors that may have occurred in the  
3 drafting and issuance of this Decision.

4 This Order shall become effective on the 14 day of November, 2018.

5 Dated this 15 day of October, 2018.

6 REAL ESTATE COMMISSION  
7 STATE OF NEVADA

8 By:   
9 President, Nevada Real Estate Commission