

BEFORE THE REAL ESTATE COMMISSION  
STATE OF NEVADA

FILED

APR 12 2022

REAL ESTATE COMMISSION

BY *Evelyn Pattee*

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

Case No. 2021-689

Petitioner,

vs.

KATHY A. PERRAULT,

Respondent.

**FINDING OF FACT, CONCLUSIONS OF LAW, AND ORDER**

This matter came on for hearing before the Real Estate Commission, Department of Business and Industry, State of Nevada (the "Commission"), during a regular agenda set for a three-day stack commencing on March 29, 2022 (the "Hearing"). RESPONDENT Kathy Perrault ("RESPONDENT") did not appear in person, through counsel, or otherwise, nor did she answer the complaint. Matthew Feeley, Esq., Deputy Attorney General with the Nevada Attorney General's Office, appeared on behalf of the Real Estate Division of the Department of Business and Industry, State of Nevada (the "Division").

Evelyn Pattee testified regarding notice sent to the RESPONDENT. The Commission found appropriate service of the notice of the Hearing, the initial complaint, Notice of the Complaint, and Notice of Documents, and all re-noticing documents.

After hearing testimony presented in this matter and for good cause appearing, the Commission now enters its Findings of Fact, Conclusions of Law, and Order by default against RESPONDENT as follows:

**JURISDICTION**

RESPONDENT is licensed as a real estate salesperson by the Division. She is therefore subject to the jurisdiction of the Division and the Commission and the provisions of NRS chapter 645 and NAC chapter 645.

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## FINDINGS OF FACT

The Commission, based on the evidence presented during the Hearing and the vote that carried, enters the finding of the following facts by default:

1. RESPONDENT was licensed by the Division as a salesperson, under license S.0187572, said license being issued on May 10, 2019, and is currently in active status.

2. RESPONDENT was licensed by the Division as a salesperson, under license S.0052300, said license being issued on April 30, 2002, and was active for the majority of the time until April 24, 2014.

3. RESPONDENT is a salesperson with R.E. HORNER REALTY and has been since May 10, 2019.

4. On January 29, 2014, RESPONDENT was charged by the State of Nevada with First Degree Kidnapping, a Category A Felony. A trial was held, and on August 13, 2014, RESPONDENT was found guilty of the charge.

5. RESPONDENT was sentenced to serve time in prison, and was assigned to the Florence McClure Women's Correctional Center (FMWCC) until her release on January 3, 2019. RESPONDENT completed all parole requirements as of July 14, 2021.

6. After release from prison, RESPONDENT reapplied for a salesperson license with the Division on April 22, 2019.

7. RESPONDENT was completely honest and forthright in her April 22, 2019 application. RESPONDENT provided all required information concerning her felony conviction.

8. On July 6, 2021, the Division sent a letter notifying RESPONDENT that an investigation has begun regarding the felony.

9. On July 29, 2021, the Division sent a follow up letter to RESPONDENT notifying her that the division had obtained sufficient evidence to commence disciplinary action and intends to file a complaint for hearing before the Nevada Real Estate Division.

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**VIOLATIONS OF LAW**

Based on the foregoing findings of fact by default, the Commission concludes, by the vote that carried, that RESPONDENT is in violation of:

10. RESPONDENT is in violation of NRS 645.633(1)(d)(2) as RESPONDENT has been convicted of a crime involving fraud, deceit, misrepresentation and/or moral turpitude, specifically, first degree kidnapping.

**ORDER**

1. RESPONDENT's Real Estate License and all other certificates issued by the Division are hereby revoked.

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

3. This order shall become effective on the 12<sup>th</sup> day of May, 2022.

DATED this 12<sup>th</sup> day of April, 2022.

REAL ESTATE COMMISSION  
STATE OF NEVADA

By:   
President, Nevada Real Estate Commission

Submitted by:

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Attorney General

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