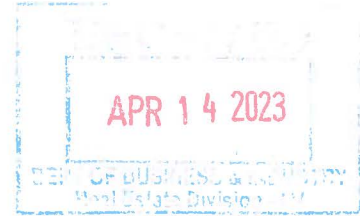


FILED

APR 14 2023

REAL ESTATE COMMISSION
BY 



April 9, 2023

Shareece Bates
Nevada Real Estate Division
3300 W. Sahara Ave. Suite 350
Las Vegas, NV 89102

Reg: Instructor rejection of **Hung Yeh** for Key Realty School

Ms. Bates,

My name is Hung Yeh, and I am the Broker for Yeh & Associates, LLC. I have spent over 25 years in the real estate business. I have experience as an investor as well as an agent/broker. I have bought and sold commercial as well as residential properties. During this time, I have run into many agents that have interest in commercial transactions. I have shared my knowledge with other agents due to the passion I have for real estate.

I understand that my rejection is due to a judgement from NRED vs Yeh case No. 2019-472. To give you a background on this case, this complaint was submitted by a Mr. Kun Yoi Wu, an acquaintance that had been introduced to me thru a mutual friend. He owned a few properties but had no idea how to manage them. I informed him that I was going to help him, on a temporary basis, until he found a formal property manager. There was never any intention to be his property manager. After some time, he hadn't picked out a manager, and I felt I was being used by him so I told him that I would stop helping him. I could tell that he wasn't happy but he finally got another person to manage his properties. At this time, he had asked me for money he claimed due to him. I kept good records of all of financial transactions so I know he was just trying to extort money from me. When I didn't comply, he called the Real Estate division with trumped up accusations regarding the money he wanted me to give to him. The division investigated and found that my only fault was to not establish a separate bank account to place the funds from his tenants.

I have since acknowledged, learned and took responsibility for this misdoing. The fine has since been paid as of March, 2023. Again, I have learned from my mistake. I have never cheated or harmed anyone. I want to teach because I really have passion for real estate and I want to assist others in my field. I am asking you to please assist me and have the "not approved" decision overturned.

Sincerely,



Hung Yeh
Yeh & Associates, LLC
6787 W. Tropicana # 260
Las Vegas, NV 89103
702-488-4256 / 858-205-7740

Joe Lombardo
Governor

STATE OF NEVADA



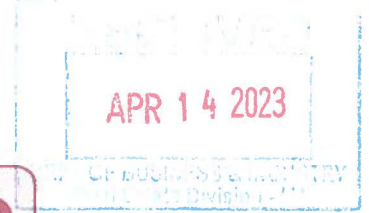
TERRY REYNOLDS
Director

SHARATH CHANDRA
Administrator

CHARVEZ FOGER
Deputy Administrator

DEPARTMENT OF BUSINESS AND INDUSTRY
REAL ESTATE DIVISION

<https://red.nv.gov>



March 23, 2023

KEY REALTY SCHOOL LLC
MICHAEL FEDERWITZ
3650 E FLAMINGO RD #31
LAS VEGAS, NV 89121

NOT APPROVED

Re:

- CE.5668000-RE - INTRODUCTION TO COMMERCIAL REAL ESTATE IN NEVADA
- CE.5671000-RE - COMMERCIAL LEASING IN NEVADA
- CE.5672000-RE - COMMERCIAL SALES IN NEVADA
- CE.5669000-RE - ADVANCED INTRODUCTION TO COMMERCIAL REAL ESTATE IN NEVADA
- CE.6781000-RE - COMMERCIAL LEASING CONTRACTS
- CE.6782000-RE - COMMERCIAL SALES CONTRACTS

Dear Sponsor:

We have received and reviewed the instructor applications concerning the above referenced courses for:

➤ **HUNG YEH**

Please note that the Division must deny these instructor applications pursuant to NAC 645.426(3), which provides the following:

NAC 645.426 Instructors: Requirements for and restrictions on approval; appeal of denial of approval; periodic review and evaluation. (NRS 645.190, 645.343, 645.575)

3. The Division shall not, without the approval of the Commission, approve a person as an instructor if the person:
 - (a) Has been disciplined by the Commission or the Division acting on behalf of the Commission:
 - (1) Within the immediately preceding 5 years; or
 - (2) More than one time; or
 - (b) Has been determined in an administrative or judicial proceeding to have violated any statute, rule, regulation, or order pertaining to real estate in this or any other state.

You have the right to file an appeal with the Real Estate Commission no later than 30 days from the date of receipt of this denial letter. Please include a copy of this letter with your written appeal.

Send your written appeal to:

Shareece Bates
Administration Section Manager
Nevada Real Estate Division
3300 W. Sahara Avenue, Suite 350
Las Vegas, NV 89102

Sincerely,

Shannon Romero

State of Nevada CE Program Specialist

H. YEH
6787 W. TROPICANA #260
LAS VEGAS, NV 89103

LAS VEGAS NV 890

11 APR 2023 PM 5 L



Shareece Bates
Administration Section Manager
Nevada Real Estate Div
3300 W. Sahara Ave, Suite 350
Las Vegas, NV

95102-920375

