

STATE OF ILLINOIS

DEPARTMENT OF FINANCIAL AND PROFESSIONAL REGULATION

DIVISION OF BANKING

IN THE MATTER OF:

DAVID OFFETT

16210 Plymouth
Markham, IL 60426

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No. 2009-LO-27

ORDER REVOKING
LOAN ORIGINATOR REGISTRATION

The DEPARTMENT OF FINANCIAL AND PROFESSIONAL REGULATION, Division of Banking, (the "Department"), having conducted an investigation into the facts related to a non registered Loan Originator David Offett (the "Registrant"), 16210 Plymouth, Markham, IL 60426, and having found that the Registrant has committed violations cited herein of the Residential Mortgage License Act of 1987 (the "Act") [205 ILCS 635], and of the rules promulgated under the Act (hereinafter referred to as the "Rules") [38 Ill. Adm. Code 1050], hereby issues this Order Revoking Loan Originator Registration under Section 1050.2170(a) (1) of the Rules pursuant to authority provided in Section 7-1 of the Act. The Department makes the following findings:

FINDINGS

1. Registrant was issued a provisional loan originator registration number 030.0025590 on September 24, 2004 and expired June 30, 2005;
2. Registrant never applied for his permanent registration even though his provisional registration expired and he was to register for a permanent registration by July 1, 2005 as required by the Act and Rules;
3. That Registrant was working under the Illinois residential mortgage license, knowledge and/or direction of Trust One Mortgage Corporation (License No. MB. 6759722, "Trust One") and its principal, Paul L. Shelton ("Shelton") for all purposes of this Order purportedly as an office manager;
4. That on February 3, 2009, the Department opened an investigation into a complaint of mortgage fraud for a loan brokered by Trust One in connection with Lessie Towns ("Towns"), an elderly homeowner, facing eviction from her home at 9430 S. Ada, Chicago, Illinois (the "Towns' Property");
5. That the Department conducted interviews and collected documentation showing that Trust One, commencing in or around calendar year 2006 and through its owners, officers, principals, employees, agents, and/or loan originators, including Shelton, Peter Blythe, James Taylor, Percilla Moreno, Registrant, and Jeffrey Watkins, engaged in a mortgage financing

scheme involving the Towns' Property as well as other properties including 304 W. 51st Street, Chicago, Illinois and 5926 S. Parnell, Chicago, Illinois;

6. That the mortgage financing scheme for the Towns' Property included a false representation to Towns of her continued ownership through a trust account or arrangement with Trust One that in fact did not exist; that the Towns' Property was conveyed without Towns' knowledge to Peter Blythe at Trust One; and that the Town's Property was then flipped to a straw buyer Willie Smith ("Smith") recruited by Jeffery Watkins at Trust One and brokered by Trust One using falsified employment income and documentation for Smith; and
7. That Registrant acted as the loan originator for the property in said mortgage scheme and in at least five other properties, knowing that he was not registered and that the loan would not be funded otherwise; and that Registrant had registered loan originators sign off on his work with their names and registration numbers.

CONCLUSIONS

BASED UPON THE ABOVE FINDINGS, THE DEPARTMENT IS OF THE OPINION AND CONCLUDES:

Registrant's activities under Certificate of Registration No. 030.0025590 cited herein warrant revocation of said registration pursuant to Rule Sections 1050.2165 (b), (c) and (e).

ORDER

IT IS HEREBY ORDERED that the Loan Originator Certificate of Registration No. 030.0025590 is revoked and must cease and desist any and all loan origination activity by Order of the Department pursuant to Sections 1050 and specifically 1050.2170(a)(1) of the Rules and Section 7-1 of the Act and must cease and desist any and all loan origination activity.

ORDERED THIS 7th DAY OF May, 2009

ILLINOIS DEPARTMENT OF FINANCIAL AND PROFESSIONAL REGULATION
MICHAEL T. MCRAITH, ACTING SECRETARY

DIVISION OF BANKING



JORGE A. SOLIS, DIRECTOR

You are hereby notified that this Order is an administrative decision. Pursuant to 205 ILCS 635/4-12 and 38 Ill. Adm. Code, 1050.1510 *et seq.* any party may file a request for a hearing on an administrative decision. You have the opportunity to request a hearing regarding this matter for a fee of \$250 plus the transcript fee pursuant to 38 Ill. Adm. Code 1050.2175. The request for a hearing shall be filed within 10 days after the receipt of an administrative decision. A hearing shall be held by the Department of Financial and Professional Regulation, Division of Banking on the administrative decision. Absent a request for a hearing, this Order shall constitute a final administrative decision subject to the Administrative Review Law [735 ICLS 5/3-101 *et seq.*]

State of Illinois (
 (ss:
 County of Cook (

The undersigned, being duly sworn on oath, states that on ____/____/____, I mailed with sufficient postage affixed, a copy of the foregoing **ORDER REVOKING LOAN ORIGINATOR REGISTRATION** by regular and certified mail, return receipt requested at 122 S. Michigan Avenue, Suite 1900, Chicago, Illinois 60603, to the address of Respondent registered with IDFPR Division of Banking listed below:

DAVID OFFETT
16210 Plymouth
Markham, IL 60426

AFFIANT

Subscribed and sworn to before me,
this ____ day of _____, 2009

NOTARY PUBLIC
