



Arizona Department of Real Estate Bulletin Volume 2022 - Issue 2



Commissioner's Corner

Be Professional, Be Reliable, Be Ready



It would not be breaking news to you to say that there has been much change over the past several years. No one knows that fact better than Arizona real estate professionals. Arizona has seen an approximate growth of 15-percent in the number of our real estate licensees since January 2015. Arizona had five of the 15 fastest-growing cities in the United States last year while Phoenix and other Arizona cities continued to add residents, according to the Census Bureau as reported first by Cronkite News. We have seen home values rise and heard concerns from prospective purchasers related to housing affordability.

As the real estate market experiences yet more change, it is critically important that real estate licensees remain grounded and guided by sound business principles and the established Arizona rules and regulations, while assisting clients and practicing real estate.

The real estate consumer is searching for a professional real estate licensee who will adhere to the law, protect their real estate interest(s) to the extent allowed, and be civil, kind, ethical and responsive, while treating all parties fairly.

Achieving the American dream of homeownership is an exciting, yet daunting experience, as it is likely the largest investment for most. Consumers depend on you for your professionalism, knowledge, and experience in making their real estate decisions, and fellow real estate licensees count on your professionalism, civility and responsiveness during your interactions throughout the transaction.

Be Professional, Be Reliable, Be Ready (Continued)



The knowledge that you as a licensee have gained by obtaining your license, completing continuing education and designations through trade organizations, attending education offered at your brokerage, and receiving feedback and direction from your Designated Broker are all professional skills and attributes that can and should be communicated to your clients.

As Commissioner, I personally have strong convictions that the real estate practitioner must be a professional, that the real estate consumers expect professionalism, and that professional conduct is foremost in protecting the public in real estate matters. Professionalism is a combination of a real estate licensee's experience, skills, abilities, results, character and reputation demonstrated in terms of customer care, positive outcomes, and qualitatively high client services.

Understanding there is always change and knowing the near 15-percent growth in the number of new licensees, we know you continue to encounter new and varied experiences in your careers. If you're relatively new to the industry or are unsure how to respond to clients, regardless of the question or concern, turn to and depend on your Designated Broker for their experience and knowledge. And Brokers, continue to personify and provide your licensees and clients with the steadfast professional they expect and we know you possess.

As for the Department, here are a few updates and things we are working on at ADRE to better serve our customers.

Outreach – As Commissioner, I have continued to travel throughout Arizona to brokerages, local associations, and community groups to share updates from the Department and speak about hot topics we are seeing at the Department. I have been invited and in person have spoken to groups in the valley, Prescott, Pinetop, Flagstaff, Tucson, Yuma, and met virtually with real estate professionals and government officials in San Carlos, Sonora, Mexico. ADRE also continues to host quarterly Real Estate Partners meetings and Development/Homebuilder Services Lunch and Learns to discuss current issues and updates in the industry. These stakeholder meetings are open to the public, just RSVP through the email address on the following pages.

Broker Policy and Procedures – Updates to real estate law, hot topics and trends have prompted that it is once again time to update the Model Broker Policy and Procedures Manual. This model manual serves to provide a template for the Broker's written company policies and procedures required by A.A.C. R4-28-1103. Last updated in 2018, with feedback and collaboration from Arizona Brokers, the updated version will once again go through this process to be published in the coming months. I want to thank the Arizona broker work-group that includes Holly Eslinger, Duane Fouts, Lisa Suarez, Cathy Swann, Laurie McDonnell, Sindy Ready, AAR's Jan Steward, and ADRE's Deputy Commissioner Jim Knupp and A&I Manager Robin King. Watch ADRE's website for updates.

Be Professional, Be Reliable, Be Ready (Continued)



Recorded Disclaimer of Unlawful Deed Restrictions – In April 2022 - nationally recognized as Fair Housing Month, the Department of Real Estate prepared and recorded disclaimer notices in each of the 15 counties of the State of Arizona regarding unlawful covenants and deed restrictions. As background, on March 15, 2000, Senate Bill 1164 - real property; invalid restrictions, was signed by then-Governor Jane Dee Hull. It required the Arizona Real Estate Commissioner to record a disclaimer in each of the 15 counties to inform and educate that any covenant or restriction would be unlawful if based on race, religion, color, handicap status or national origin. Read more about this on page [10](#).

ADRE Strategic Plan and Agency Metrics – ADRE closed fiscal year 2022 and on July 1, entered Fiscal Year 2023. Our [FY23 Strategic Plan](#) outlines agency priorities moving into the new fiscal year and is now posted to the ADRE website. I invite you to take a look and review ADRE's plan focusing on customer service and continuing to raise the bar of the real estate profession. Some highlights of FY2022 are as follows:

ADRE ended the fiscal year with a total of 91,950 licensees (active, inactive, grace-period, salespersons, brokers, and entities), received an average of 553 new original licensees each month, processed a total of 35,871 license renewals through our online license system (your personal login page), reviewed and investigated 425 complaints, processed 1,026 applications through our development services division, and processed 613 new and renewal course applications.

Streamlining & Improving Processes - In April, ADRE launched another update to our online license system allowing Designated Brokers to subscribe to email notification lists that notify them of pending hires, severs, and completed renewals. This update was developed after receiving feedback from and in collaboration with Arizona Brokers.

As we move forward through change, let us continue focusing on individual growth as real estate professionals to meet and exceed the needs of consumers. Let's continue to focus on doing things the right way... the Arizona way.

ADRE wants your feedback on how we are doing? Please take a few moments to complete our [customer service survey](#) and let us know what we are doing well, and of course any opportunities for improvement. I thank you, in advance, for your efforts to deliver positive results for all Arizonans, whom we all serve. Please contact Abby Hansen, Chief of Staff, by email at ahansen@azre.gov, if you would like to schedule my visit with your group.

Sincerely,

Louis Dettorre, Commissioner
Arizona Department of Real Estate





ADRE Calendar of Events - 07/2022-09/2022

The Arizona Department of Real Estate will be closed on the following holidays:

Labor Day - Monday, Sept. 5, 2022
Columbus Day - Monday, Oct. 10, 2022

ADVISORY BOARD MEETING (Public Meeting)

The next Real Estate Advisory Board Meeting will be held on **July 20, 2022**
at ADRE and by Virtual Meeting from 10:00am - 12:00pm
Arizona Department of Real Estate
100 N. 15th Ave. Suite 201
Phoenix, AZ 85007

EDUCATION ADVISORY COMMITTEE MEETING (Public Meeting)

The next Education Advisory Committee Meeting will be held on **September 7, 2022**
at ADRE and by Virtual Meeting from 10:00am - 12:00pm
Arizona Department of Real Estate
100 N. 15th Ave. Suite 201
Phoenix, AZ 85007

REAL ESTATE PARTNERS MEETING

The next Real Estate Partners Meeting will be held on **September 14, 2022**
at ADRE and by Virtual Meeting from 10:00am - 12:00pm
Arizona Department of Real Estate
Pre-register with ADRE by emailing ahansen@azre.gov

DEVELOPMENT SERVICES LUNCH AND LEARN

The next Development Services Lunch & Learn will be held on **Oct. 11, 2022**
at ADRE and by Virtual Meeting from 10:00am - 11:00am
Arizona Department of Real Estate
Pre-register with ADRE by emailing ahansen@azre.gov

The Arizona Legislature adjourned Sine Die the Fifty-fifth Legislature – Second Regular Session on Saturday, June 25th, 2022 at 12:25AM.

The Arizona State Legislature is a bicameral body with 30 members in the Senate and 60 members in the House of Representatives.

The general effective date for most new laws is September 24, 2022 - 90 days after adjournment Sine Die.

ADRE will post a legislative overview in coming weeks to the Department's website and will include information on it in the Fall Bulletin.





Advisory Board Appointment

Commissioner and Department Welcome Governor Ducey's Appointment of Matias Rosales to ADRE Advisory Board

In early-July 2022, Commissioner Louis Dettorre was notified Governor Doug Ducey appointed Matias Rosales, of San Luis, to the Arizona Department of Real Estate Advisory Board.

Now-Advisory Board Member Rosales is a Arizona-Mexico Commission Member, a Past President of the Yuma Association of Realtors Board Director and currently is serving his third four-year term as Vice Mayor and City Council Member for the City of San Luis, AZ.

Of the appointment, Commissioner Dettorre praised Gov. Ducey for his selection saying, "Matias Rosales is highly respected in his community, southern Arizona, and the real estate industry. I look forward to working with him on the Advisory Board. Both the Board and the Department will benefit from his participation, knowledge and background."



The makeup of the Advisory Board is set by statute and is intended to ensure broad representation of the industry through the members appointed. Pursuant to 32-2104(B)(2) and (G) and based on now-Board Member Rosales' being an existing licensee and Broker, working in residential real estate for at least five years immediately preceding application, and residing in Yuma County, he statutorily qualified for a position where Member Karen Bohler sat as a similarly situated licensee, residing in Mohave County.

Member Bohler was appointed by Gov. Ducey in Jan. 2015 and served two four year terms. Bohler's term expired in 2021 but she continued to serve as she has done for many years; giving back to the real estate industry. Commissioner Dettorre and the Arizona Department of Real Estate thank Karen Bohler for her service to the Board and the State of Arizona.

Board Member Rosales will be in attendance at the upcoming July 20, 2022 Advisory Board Meeting and will join:

- Carla Bowen, of Pinetop - Real Estate Broker
- Charles Bowles, of Tucson - Subdivider
- Kimberly S. Clifton, of Tucson - Real Estate Broker
- Bill Gray, of Phoenix - Public Member
- Nedra Halley, of Phoenix (Resigned) - Multifamily Residential Rental Property Management
- Luis E. Ramirez Thomas, of Phoenix - Public Member
- Randy Rogers, of Tucson - Public Member
- Justin W. Rollins, of Scottsdale - Residential Real Estate
- D. Christopher Ward, of Phoenix - Subdivider



ADRE EAC Appointments

Commissioner Dettorre Announces Appointments to the Education Advisory Committee

On July 11, 2022, ADRE announced Commissioner Dettorre's appointments to the Education Advisory Committee. The Commissioner and Department congratulate the following individuals for their appointment or reappointment to the Committee:

- **Jon Kichen**, AZ Broker and School Owner, Administrator and Instructor, Desert Sage Seminars
- **Tonya Deskins**, VP of Member Services, West and SouthEast REALTORS® of the Valley
- **Rachael Kish**, Education Committee Member, Arizona Multihousing Association and Director of Property Management, Christopher Todd Communities
- **Theresa Barnabei**, AZ Salesperson and School Administrator, Course Creators
- **Fletcher Wilcox**, AZ Salesperson, Russ Lyon, LLC and Fmr. Board Member of the Arizona Mortgage Lenders Association
- **Jenny Hogan-Lizarraga**, AZ Broker and School Instructor, Hogan School of Real Estate, LLC
- **Pat Sheahan**, AZ Broker and Instructor and School Administrator, Commercial Real Estate Seminars
- **Brittni Matt**, Director, Education Outreach Programs, Arizona Realtors®

Continuing to serve on the Committee, appointed in July 2021 and serving through July 2023, include:

- **Holly Eslinger**
- **Kim Horn**
- **Annalisa Moreno**
- **BethAnn Neynaber**
- **Jeff Raskin**
- **Cheryl Terpening**
- **Kurt Wildermuth**

We offer thanks to Greg Muir for his service to the EAC and industry and look forward to continuing to work with him in the future.

The ADRE's Education Advisory Committee's task is to offer support to ADRE to fulfill its mission of: "Protecting the public interest by raising the level of professionalism in the real estate sector without increasing barriers to entry into the sector."

Membership of the EAC is composed of members that participate in public meetings at the ADRE on a quarterly basis. The EAC members are valued volunteers and are not compensated for their time, nor reimbursed for expenses. Over the past several years, the EAC has worked diligently to provide ADRE with recommendations on an array of education issues pertaining to real estate licensees and the real estate industry.

Visit the ADRE website www.azre.gov to view the EAC Calendar of meeting dates, past and current minutes and meeting agendas.



A Reminder Regarding Home Inspectors



ARIZONA DEPARTMENT OF REAL ESTATE

Unlawful Agreements and Actions for Home Inspectors

by Judith Stapley | Executive Director, Arizona Board of Technical Registration | <https://btr.az.gov>

The Arizona Board of Technical Registration regulates the practice of home inspectors. Pursuant to A.A.C. R4-30-301.01, it is unlawful and considered unprofessional conduct for certified home inspectors to “pay, directly or indirectly, in full or in part, a commission or compensations as a referral or finder’s fee to a real estate company, real estate office, real estate broker/sales person(s), real estate employees or real estate independent contractors in order to obtain referrals for home inspection business. This prohibition includes, but is not limited to, participation in pay-to play programs by any name (e.g. “preferred vendor”, “approved vendor”, “marketing partner”, “marketing services agreement”). Regardless of what the program is called, it is unlawful for a home inspector to participate in it.



The Board of Technical Registration receives complaints involving home inspectors who pay real estate agents, brokers, agencies, teams, etc., to have their names placed on such lists in the hope of obtaining referral business. The Board has the authority to issue disciplinary action against a Certified Home Inspector who is found to be in violation of any laws and rules regulating the profession. If violations are clearly identified, the Board may impose various stipulations up to and including license suspension or revocation, and/or probation. The Board may also impose administrative penalties up to \$2,000.00 per violation, as well as the cost of the Board’s investigation. In matters where a case proceeds to a formal hearing, cases may additionally be transmitted to the Arizona Attorney General’s Office for prosecution. Cases may take place at the Office of Administrative Hearing and be heard in front of an Administrative Law Judge. Penalties may be imposed to include similar stipulations in addition to attorney fees incurred in conducting the investigation and administrative hearing.

As an informed real estate professional, you should have the integrity to resist enticing certified home inspectors to violate their code of professional conduct thereby jeopardizing their ability to earn a living in Arizona. It is incumbent on you to not offer such “preferred vendor” programs to certified home inspectors. If you have any questions about this preferred vendor prohibition and the rule, cited above, please contact the Arizona Board of Technical Registration at 602-364- 4930 and ask for enforcement.

Cemetery and Interment Complaints

Recently, the Arizona Funeral, Cemetery and Cremation Association and the Arizona Board of Funeral Directors and Embalmers contacted ADRE seeking to work collaboratively and to brainstorm how our agencies and staff can better work with the public.

The Department welcomed the overture and in May 2022, Commissioner Dettorre and staff met with the Association and Board of Funeral Directors and Embalmers' staff.

The conversation quickly focused on how the Department, Board and Association can better help consumers when they experience cemetery or interment issues and who or what entity would best be able to help resolve potential issues.

The Department worked internally, wrote and published an [informational sheet](#) to help the public understand where and who may be able to assist with any interment or cemetery issues.



Games of Chance Complaints

Games of Chance - Games of Risk - Lotteries - Contests You have questions, we have answers.

Whew. Yes, ADRE recently received numerous complaints regarding Games of Chance.

Holding a game of chance, game of risk, lottery, or contest is not in and of itself a violation of Title 32, Chapter 20. However, a licensee is not permitted to use information collected as a result of a game of chance, game of risk, lottery or contest to solicit - directly or indirectly - potential clients for the sale, lease or use of real property.

Knowing this may be confusing, since it is nuanced, the Department worked with the Attorney General's Office and the Arizona Association of Realtors on an [Informational Sheet and FAQs](#) related to Games of Chance, Games of Risk, Lotteries and Contests. Find it [here](#).

You are ***strongly encouraged*** to read the FAQs on page 2 of this brochure to help you determine what activity is and is not legal. As always, you should ensure your activities are approved by your Designated Broker and you may decide seeking legal counsel may also be necessary.



Unlawful Deed Restrictions

In April 2022 - nationally recognized as Fair Housing Month, the Arizona Department of Real Estate Commissioner prepared and recorded disclaimer notices in each of the 15 counties in the State of Arizona regarding unlawful covenants and deed restrictions.

After being approached about the topic by the Arizona Realtors(R) and not being able to find the statutorily required recorded disclaimer in county records, the two groups teamed up to remind the public that any covenant or restriction based on race, religion, color, handicap status or national origin remains unlawful.

On March 15, 2000, Senate Bill 1164 - real property; invalid restrictions, was signed by then-Governor Jane Dee Hull. It required the Arizona Real Estate

Commissioner to record a disclaimer in each of the 15 counties to inform and educate that any covenant or restriction would be unlawful if based on race, religion, color, handicap status or national origin. Specifically, the law requires the notice to disclaim, "It is the law of this state that any covenants or restrictions that are based on race, religion, color, disability status or national origin are invalid and unenforceable. If the invalid covenant or restriction is contained in a document that is recorded in this county, it is hereby declared void."

Over the last 20 years, many laws changed; some added and some repealed. This law (A.R.S. 32-2107.01) has remained, however, and continues to provide Arizona's counties and real estate industry guidance on compliance with Arizona's Fair Housing Act and Federal requirements regarding unlawful real estate covenants and restrictions.

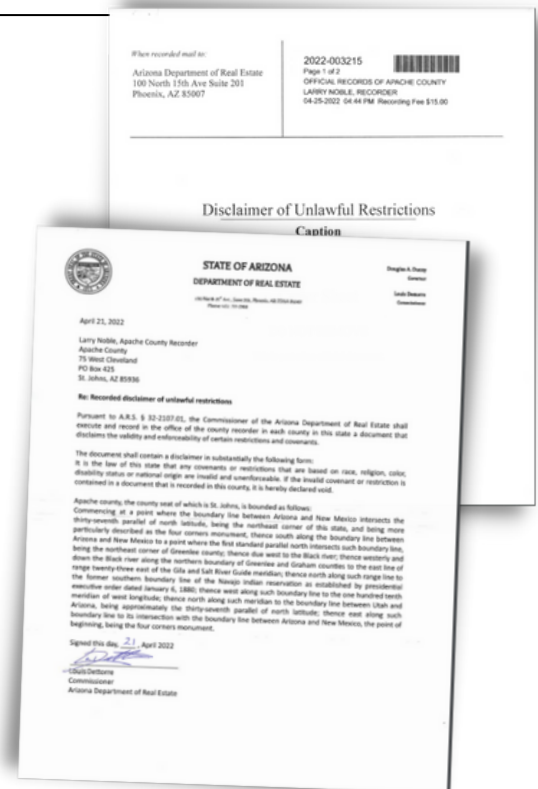
Arizona Revised Statute A.R.S. § 32-2107.01, reads:

A. The commissioner shall execute and record in the office of the county recorder in each county in this state a document that disclaims the validity and enforceability of certain restrictions and covenants. The document shall contain a disclaimer in substantially the following form:

It is the law of this state that any covenants or restrictions that are based on race, religion, color, disability status or national origin are invalid and unenforceable. If the invalid covenant or restriction is contained in a document that is recorded in this county, it is hereby declared void.

B. The document that is executed and recorded by the commissioner shall include the legal description specified by title 11, chapter 1, article 1 for the appropriate county.

C. This section does not affect any other covenant, condition or restriction.



In Case You Missed It



ADRE @AZDeptRE

32 mins ago

Great turnout and conversations with members of Prescott Area Association of REALTORS (PAAR) @PAARtweet on Friday! Always great running into Gary Nelson, 2022 President of @AZ_REALTORS, as well.



ADRE @AZDeptRE

Apr 27

Glad to have joined @AZ_ROC, @AZStateLand and @CAPArizona at Monday's Tucson Association of Realtors Commissioner Connection for a multiagency update and legal issues discussion.

Commissioner Connection
Tucson
Association of Realtors

Monday, April 25, 2022



- AZ Dept. of Real Estate
- AZ Registrar of Contractors
- AZ Dept. of Land



ADRE @AZDeptRE

May 24

Great working with Gary Nelson, 2022 President of @AZ_REALTORS, and the Association on a video series and discussions ranging a variety of topics!

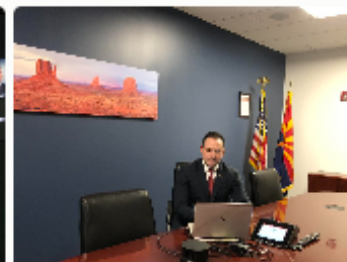


Arizona-Mexico Commission

Arizona-Mexico Commission @AzMxCom

Jun 3

AMC Real Estate Committee Co-Chair, Louis Dettorre and Commissioner of @AZDeptRE participated as a panelist, offering his perspective on investments in tourist areas during the XI Summit Turistico Internacional conference hosted by @ampinacional in San Carlos, Sonora.



ADRE @AZDeptRE

Apr 7

From wholesaling to a Broker's fiduciary and supervisory responsibility and from Unlicensed Activity to "For Sale By Owner" (FSBOs), we are covering considerable ground and sharing common trends between states at ARELLO's Administrator's Roundtable.



ADRE @AZDeptRE

May 23

Last week, ADRE Commissioner Dettorre visited with the Rotary Club of Scottsdale to share the Department's Mission and what services we provide to Arizonans and the public. ow.ly/qEKU50JfMII



In Case You Missed It



ADRE @AZDeptRE
Jun 30

Great opportunity yesterday in Scottsdale for ADRE and our partners at @azwater and @CAPArizona to update licensees as they receive continuing education credit!



ADRE @AZDeptRE
May 10

Thanks to HomeSmart Elite Group for inviting ADRE to your meeting. We're always happy to share updates and news from the Department. #MovingAZ #TheAZWay



ADRE @AZDeptRE
May 31

Thanks to @AZMultihousing the invitation for ADRE to participate on an AMA Tribute Award Panel. It's great to hear the commitment to service from the finalists and we wish good luck to all!



ADRE @AZDeptRE
Jun 9

The Education Advisory Committee (EAC) met yesterday and discussed our continued focus on quality and relevant real estate education being delivered to Arizona licensees.



Arizona-Mexico Commission @AzMxCom
May 19

AMC Real Estate Committee Co-Chair & Commissioner of the @AZDeptRE, Louis Dettorre participated in the 1st Real Estate Summit 2022, "Real Estate Across Borders," held today in San Carlos to promote cross-border real estate investments & development in the Arizona-Sonora region.



ADRE @AZDeptRE
Apr 14

Informative and productive CLE with @AZStateBar this morning with an Update on Administrative Adjudication of Homeowner's Association Complaints.



Update on Administrative
Adjudication of Homeowner's
Association Complaints

USA Today: Inflation is scorching in once-affordable Phoenix. And rising gas, food prices are not to blame

Above the Fold: News of Interest

Eller's George Hammond Talks Inflation with USA Today

June 15, 2022



George Hammond, research professor and director of the Economic and Business Research Center in the Eller College of Management, was quoted in a recent USA Today

article regarding inflation in Phoenix, Arizona.

“It’s not unusual for inflation to run a little bit hotter in Phoenix than the U.S.,” says Hammond. “What is unusual is the degree to which we’re beating the national average.”

Hammond also mentioned that increased cost of labor and homebuilding materials have directly fed into the home price growth in Phoenix.

A specialist in econometric forecasting for more than two decades, Hammond has designed, built and used economic models to produce more than 100 forecasts for state and local economies and completed more than 50 regional economic studies on topics including economic and workforce development, energy forecasting and the impact of higher education on human capital accumulation.

Eller College of Management, [article](#).

More at USA Today, [Inflation is scorching in once-affordable Phoenix. And rising gas, food prices are not to blame.](#)

What's driving inflation in Phoenix? It boils down to housing prices, experts told USA TODAY.

Why are Phoenix homes so expensive?

Until March, Phoenix experienced the most rapid monthly growth in home prices for the past three years, according to the S&P CoreLogic Case-Shiller Index. From March 2021 to March 2022, Phoenix home prices increased by more than 32%, making it the second-largest year-over-year change, behind Tampa, which saw prices increase by 34%.

Before the pandemic, 68% of homes sold in Greater Phoenix were affordable to families making the median income of \$78,800 a year, according to data from The National Association of Home Builders/Wells Fargo Housing Opportunity Index.



Ashlee Eisenstein, 49, a waitress at 5& Diner in Phoenix, Arizona said it's become more common for customers to stiff her in tips. The city is facing the highest inflation rate across all major U.S. cities the Bureau of Labor Statistics studies in its monthly Consumer Price Index report.

State of Arizona Convenes Housing Supply Study Committee

Above the Fold: News of Interest

PURPOSE: To (1) review data on the scope of housing supply and access; (2) compile an overview of ways to address Arizona's housing shortage and to mitigate its causes; and (3) solicit ideas and opinions of industry and subject matter experts and the community on additional recommendations. On or before December 31, 2022, the Committee will submit a final report regarding the Committee's findings that will foster a positive housing supply in this State to the Speaker of the House of Representatives and the President of the Senate and provide a copy of this report to the Director of the Arizona Department of Housing.

MEMBERSHIP: House Two members of the House of Representatives:

- César Chávez
- Steve Kaiser (Co-Chair)

Senate Two members of the Senate:

- David Gowan (Co-Chair)
- Martin Quezada
- Director Thomas Simplot, Arizona Department of Housing
- Matthew Contorelli, Arizona Realtors
- Jake Hinman, Arizona Multihousing Association
- Spencer Kamps, Home Builders Association of Central Arizona
- Jean Moreno, Director, Glendale Community Service Department
- Mayor Corey Woods, City of Tempe
- Joan Serviss, Executive Director, Arizona Housing Coalition



[Interim Meeting Notice](#)

[Archived Video](#)

Matt Contorelli: "We are coming back to a healthier market but we obviously have issues to address...We advocate for smart growth."

Director Simplot: "Knowing we are 270,000 housing units short here in Arizona of housing stock, we do need housing of all stripes, all sizes - all across the spectrum."

Jake Hinman: "They say that for every rental unit that is on the market right now, there are 20 renters applying for that unit. 98 percent of the rental homes in the Valley are currently occupied. That's absolutely historic."

Spencer Kamps: "Housing obviously is very important for a variety of reasons; both from a shelter standpoint but [also for] wealth creation. Depending on how you build, you can address climate change issues. There's economic development benefits to the state. And, obviously there's income disparities depending on the ability to purchase homes or housing. So I think it addresses a multitude of social issues for the constituencies of the state of Arizona."

HOA Petition Process Update

HOA Statistics

In 2016, the Arizona Legislature passed legislation moving the Homeowners Association (HOA) Dispute Process to the Arizona Department of Real Estate (ADRE) Link to Legislation. The Arizona Office of Administrative Hearings (OAH) will accept all cases as referred by ADRE and schedule a Hearing Date before an Administrative Law Judge (ALJ).

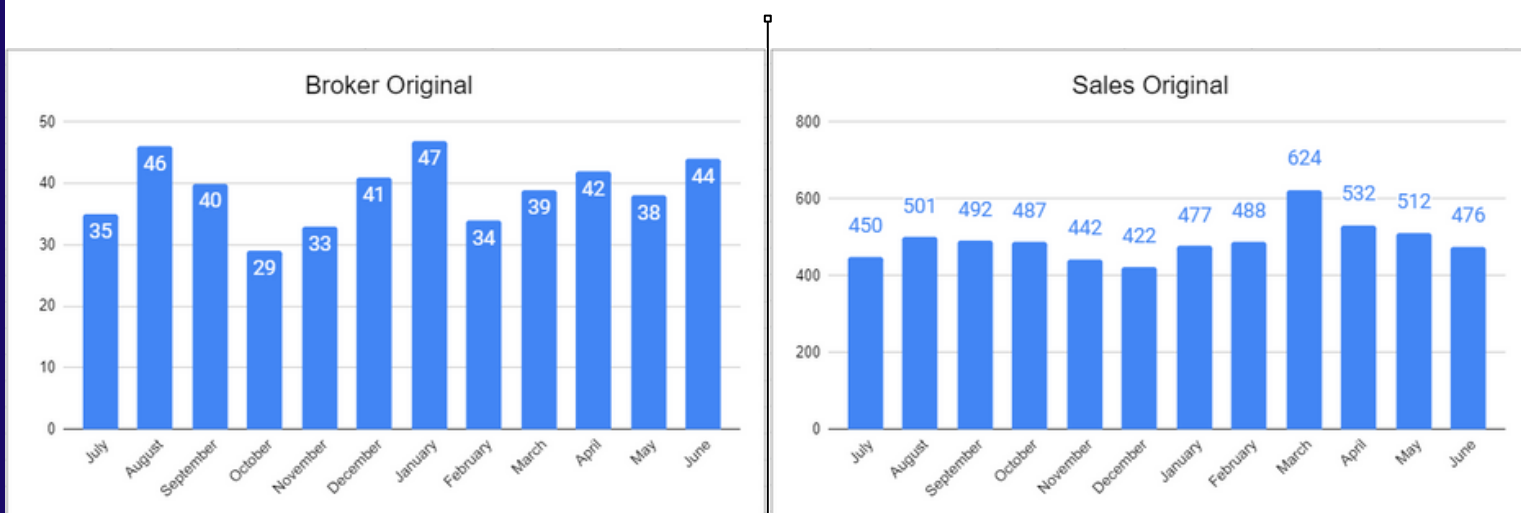
Further information on the HOA Dispute Process can be reviewed on the ADRE website, www.azre.gov.

HOA Dispute Quarterly Stats				Totals
	Apr	May	Jun	YTD
# of Petitions Filed	4	7	7	55
# of Petitions Closed	3	2	3	54
# of Decisions Issued	2	0	2	55
# Petitioner Prevailed	1	0	1	11
# Respondent Prevailed	1	0	1	31
# Settled after Hearing Scheduled	0	1	1	10
# Withdrawn Prior to Referral	0	1	1	5
# Denied	0	0	0	0

Top 5 Issues Ending 4 th Quarter	
#1	Architectural/Design Review
#2	Maintenance Issues
#3	Failure to provide records
#4	Improper Board Action
#5	Multiple Issues

Licensing Statistics

The Department of Real Estate started the month of July 2022 with 91,950 total Arizona real estate licensees (includes active, inactive, and grace period). Of that total, there are 70,761 active salespersons, brokers, and entities. [View the fully updated real estate licensee totals each month on www.azre.gov](http://www.azre.gov). ADRE continues to see a steady number of original real estate license applications from individuals pursuing a career in the real estate profession.



**ARIZONA
REAL ESTATE
ADVISORY BOARD**

Bill Gray
2022 Chair
Phoenix

Charles Bowles
2022 Vice Chair
Tucson

Carla Bowen
Pinetop

Kimberly S. Clifton
Tucson

Nedra Halley (Resigned)
Phoenix

Luis Ramirez
Phoenix

Matias Rosales
San Luis

Randy Rogers
Phoenix

Justin W. Rollins
Scottsdale

D. Christopher Ward
Phoenix

**VOLUME 2022
ISSUE 2**

**The Periodic Bulletin
from the Arizona
Department of Real
Estate**

**An official publication of
the State of Arizona**

**DOUGLAS A. DUCEY
GOVERNOR**

**LOUIS DETTORRE
COMMISSIONER**

Education Update



June 2022 Education Statistics

- Number of active schools (including branches): 224
- Number of active courses: 2,184
- Number of active instructors: 629
- Number of Broker Exams administered in June: 39
 - Broker (Passing Rate for First-Time Test Takers): 74%
- Number of Salesperson Exams administered in June: 556
 - Salesperson (Passing Rate for First-Time Test Takers): 54%
- Number of Out-of-State License Examinations Administered in June: 35
- Out-of-State First-Time Test Takers in June:
 - Broker: 17%
 - Salesperson: 45%

Number of "First Time Exam Takers"

EXAM TYPE	APR	MAY	JUN
Real Estate Broker	31	21	39
Real Estate Salesperson	587	551	556
Cemetery Salesperson	1	5	9
Cemetery Broker	0	0	0
Membership Camping Broker	0	0	0
Membership Camping Salesperson	0	0	1
Universal License Recognition - Broker	14	11	6
Universal License Recognition - Salesperson	43	42	29

Between April 1, 2022 - June 30, 2022

Total CE Courses Entered by Renewing Licensees: 62,557

Distance Learning Courses Entered by Renewing Licensees: 47,713

Percentage Distance Learning Courses Entered by Renewing Licensees: 76%

Real Estate Exam Performance Summaries by School (pass/fail rates for 1st time test takers) are available on the ADRE website. These summaries are updated monthly.

- [Click here](#) for more information.
- [Click here](#) to view the **June Educator Update** on the ADRE website.

Reminders For All Schools

Instructor Qualifications: Check the ADRE website for the new Instructor Approval Application (Form ED-101).

14 Day Course Notices - Real Estate Statute requires Schools to properly schedule the course event location in the "14 day Notice" pursuant to A.R.S. §32-2135, including if, the course is held at a location other than the school location.

DISCIPLINARY ACTIONS

March 16, 2022 TO July 12, 2022

ABBREVIATIONS USED

ASA ACCELERATED SETTLEMENT AGREEMENT
BA BROKER ACKNOWLEDGEMENT
C&D CEASE & DESIST
CFO COMMISSIONER FINAL ORDER
CO CONSENT ORDER

CE CONTINUING EDUCATION
FoF FINDINGS OF FACT
FEL FELONY
J&S JOINT & SEVERAL
LG LICENSE GRANTED
MISD MISDEMEANOR

Name	License Number	Brokerage at time of violation	Location	Summary	Order
Garcia, Steve (Applicant)	SA700109000		Phoenix, AZ	Convictions	CFO—2yr PL/PM
Hutchins, Justin	SA634518000	JK Realty	Gilbert, AZ	Convictions	CO w/2yr PL/PM, \$500 CP & 12hrs CE
Folsom, Jared (Applicant)	SA701002000		Sedona, AZ	Convictions	CO w/2yr PL/PM
Cooney, David	SA673804000	Launch Real Estate, LLC	Scottsdale, AZ	Violation of Rules & Regulations	ASA—\$1,000 CP & 9hrs CE
Ramirez, Jose Luis	BR544876000	Rey Broker	Yuma, AZ	Violation of Rules & Regulations	FoF, CoL & Order - Revocation
Rey Broker	SE544876000		Yuma, AZ	Violation of Rules & Regulations	FoF, CoL & Order - Revocation
Bolnick, Mitchell	SA653037000		Peoria, AZ	Late Disclosure	ASA w/\$750 CP and 6 hrs CE
Meyer, Andrew	BR113183000	Northern Peak Properties, LLC	Flagstaff, AZ	Failure to Supervise	CO—\$2,000 CP & 9hrs CE
Landry, Justin (Applicant)	SA701798000		Phoenix, AZ	Convictions	CO-2yr PL/PM
McConnell, Nicholas	SA555819000		Phoenix, AZ	Violation of Rules & Regulations	OSS
Anderson, Zachary Jon (Applicant)	SA698467000		Tempe, AZ	Convictions	CO—3yr PL/PM
Atkinson, Becky	SA516727000		Prosper, TX	Failure to Comply with CO	CO— 1yr PL/PM
Kurth, Anthony J.	SA575412000	HomeSmart, LLC	Scottsdale, AZ	False / Misleading Application	CO—\$3,000 CP, 3yrs PL/PM, 15hrs CE
Wilkins, Alex	SA676696000	Gentry Real Estate	Gilbert, AZ	Late Disclosure	ASA w/\$500 CP and 6 hrs CE
Lucero, Albert Applicant	SA696483000		Tucson, AZ	Convictions	CO w/2yr PL/PM
Ramirez, Sylvia Applicant	SA700596000		Ft. Mohave, AZ	Convictions	CO w/3yr PL/PM
Smith, Diamond Applicant	SA701732000		Phoenix, AZ	Conviction	CO w/2yr PL/PM
Himmen, Michael	BR664053000	Gunsight Realty	Page, AZ	Late Disclosure	ASA w/\$500 CP and 3hrs CE
Romano, Bruce	BR005941000	Romano Real Estate Corporation	Tucson AZ	Violation of Rules and Regulations	ASA—\$1,000 CP & 6 hrs CE
Gallelli Real Estate	Unlicensed Entity		Phoenix, AZ	Unlicensed Activity	ASA—\$1000 CP
Hague, Gregory	BR005073000	72 Sold INC	Phoenix, AZ	Violation of Rules and Regulations	CO—\$2,000 & 6hrs CE
Pawchuck, Stanley	BR026538000	USA Real Estate & Property Management LLC	Prescott, AZ	Audit Violations	CO- \$3,000, 2yr PL, 12 hrs CE
USA Real Estate & Property Management LLC	LC646917000		Prescott, AZ	Audit Violations	CO- \$3,000, 2yr PL, 12 hrs CE
Osborn Lynette	BR668067000	3X LLL, LC	Goodyear, AZ	Trust Account Irregularities	CO-\$4,000 CP, 2yr PL 12hrs CE
Kister, Jay	BR575588000	CENTRIXUSA	Mesa, AZ	Late Disclosure, Other Jurisdiction Sanction	CO w/2yr PL, \$500 CP and 3 Hrs CE

DISCIPLINARY ACTIONS

March 16, 2022 TO July 12, 2022

Name	License Number	Brokerage at time of violation	Location	Summary	Order
3X LLL, LLC	LC668889000	3X LLL, LLC	Goodyear, AZ	Trust Account Irregularities	CO—\$4,000 CP, 2yr PL, 12hrs CE
Hubka, Marla	SA552149000	Realty Executives Kingman Elite	Kingman, AZ	Failure to Protect Client	ASA—\$2,000 CP, 6hrs CE
Petty, Hershel Applicant	SA699825000		Tucson, AZ	Convictions	CO—2yr PL/PM
Coulter, Caleb	SA678159000	EXP Realty	Peoria, AZ	Late Disclosure	ASA - \$1,000.00 CP, 9hrs CE
Goodale, Lynn Marie	SA555675000	JK Realty, LLC	Gilbert, AZ	Advertising	ASA—\$400 CP, 6hrs CE
Goodale, Roy Austin	SA633258000	JK Realty, LLC	Gilbert, AZ	Advertising	ASA—\$400 CP, 6hrs CE
Vullo, Richard	SA518664000		Tempe, AZ	Unlicensed Activity	C&D
Lane Investment Properties, LLC	Unlicensed		Tempe, AZ	Unlicensed Activity	C&D
Boer Jr., James R. Applicant	SA702100000		Tucson, AZ	Convictions	CO w/2yr PL/PM
McGuire, Morgan	SA106054000		Phoenix, AZ	Convictions	Admin Law Judge Decision—Revocation
Fletes Luna, Opochtli	SA669142000		Fountain, AZ	Failure to Disclose	ASA—\$1,000 CP, 6hrs CE
Honold, Heather	BR565865000	Diversity AZ, LLC	Tempe, AZ	Failure to Supervise	ASA—\$1,500 CP, 6hrs CE
Judd, David	BR572866000	Ojo Home, LLC	Lake Havasu City, AZ	No Definite Place of Business	ASA—\$500 CP, 3hrs CE
Walsh, Ashley Applicant	SA701220000		Gilbert, AZ	Convictions	CO w/2yr PL/PM
Lieb, Sean	SA651420000	Levrose Real Estate, LLC	Scottsdale, AZ	No Definite Place of Business	ASA—\$500 CP, 3hrs CE
Shine, Lillian Mary Applicant	SA699133000		Green Valley AZ	Convictions	CFO— 2yr PL/PM, 10 hrs CE
Lawrence, Christopher	BR672872000	Lawrence Realty Phoenix, LLC	Jordan, UT	No Definite Place of Business	ASA—\$500 CP, 3hrs CE
Graham, Penne L	SA622930000		Chandler, AZ	Convictions	CFO—\$150 CP
Polley, Margaret	BR045787000	Silver Home Rentals	Tucson, AZ	Failure to Comply	C & D
Silver Home Rentals	LC108439000		Tucson, AZ	Failure to Comply	C & D
Montgomery, Adam	SA561070000		Phoenix, AZ	Convictions	OSS
Bosolet, Ryan Applicant	SA702459000		Maricopa, AZ	Convictions	CO w/2yr PL/PM
Landeros, Estela	SA565229000	Westgate Homes Realty	Phoenix, AZ	Failure to Disclose	ASA—\$3,000 CP, 9hrs CE
Bryndenthal, Matthew	SA117747000	Realty Executives of Flagstaff LLC	Flagstaff, AZ	Advertising Violations	ASA—\$400 CP, 6hrs CE
Fanto, Steve	SA699489000		Scottsdale, AZ	Convictions	CFO—2yr PL/PM
Craigmile, Kimberly	SA660489000	Realty Executives of Flagstaff LLC	Flagstaff, AZ	Advertising Violations	ASA—\$500 CP, 6hrs CE
Fiser, Heather	BR637494000	Realty Executives of Flagstaff LLC	Flagstaff, AZ	Advertising Violations	ASA—\$400 CP, 6hrs CE
Campbell, Dewayne	SA691196000		Glendale, AZ	Non-Compliance	FoF, CoL & Order—Revocation
Donovan, Christopher	SA676512000		Phoenix, AZ	Late Disclosures	CO w/2yr PL/PM, CP \$1,500, 12hrs CE
Vasquez, Leslie I. Applicant	SA701383000		Tucson, AZ	Convictions	CO W/2yr PL/PM
Stuetze, Brian	SA526605000	Arizona Tucson Valley Realty, Inc.	Tucson, AZ	Conviction	CO w/2yr PL/PM, \$2,000 CP and 12hrs CE
Edwards, Blake	SA677730000	Hague, Inc.	Scottsdale, AZ	Late Disclosure	ASA—\$750 CP, 6hrs CE
Stribling, Kristin	SA691660000	Realty Executives of Flagstaff LLC	Flagstaff, AZ	Advertising Violation	ASA—\$400 CP, 6hrs CE
Moya, Omega Applicant	SA700007000		Phoenix, AZ	Convictions	CO w/2yr PL/PM
Flores, Jessica	SA680479000		Laveen, AZ	Convictions	OSS
Kafora, Matthew	SA698239000	Real Broker AZ, LLC	Glendale, AZ	Advertising Violation	ASA—\$400 CP, 6 hrs CE

DISCIPLINARY ACTIONS

March 16, 2022 TO July 12, 2022

Name	License Number	Brokerage at time of violation	Location	Summary	Order
Carrillo Rodriguez, Rodolfo Applicant	SA702362000		Flagstaff, AZ	Convictions	CO w/2yr PL/PM
Morris, Kellee	SA671192000	Service First Realty LLC	Sierra Vista, AZ	Failure to Disclose	ASA—\$1,000 CP & 6hrs CE
Robling, Sally	BR534977000	Southern Arizona Brokerage LLC	Tubac, AZ	Advertising Violations	ASA—\$400 CP & 6hrs CE
Fischenich, Michael	SA541419000	Grayson LLC	Flagstaff, AZ	Unlawful Sales	CO—\$1,500 CP & 9hrs CE
Human, Krista	SA684519000		Parks, AZ	Failure to Disclose License	ASA—\$300 CP & 12 hrs CE
Ward, Sara M. Applicant	SA702419000		Chandler, AZ	Convictions	CO w/2yr PL/PM
Young, Douglas	BR644170000	The Cascade Team Real Estate INC.	Goodyear, AZ	No Definite Place of Business	ASA—\$500 CP & 3hrs CE
Whitford, Fawn	BR113450000	Arizona Tucson Valley Realty INC.	Tucson, AZ	Trust Account Irregularities	CO—\$5,000 CP, 12hrs CE & 2 yr PL
Arizona Tucson Valley Realty INC.	CO579798000		Tucson AZ	Trust Account Irregularities	CO—\$5,000 CP, 12hrs CE & 2 yr PL
Guidry, Vanesha	SA676941000	Smartway LLC	Gilbert, AZ	Late Disclosure	ASA w/\$500 CP and 3hrs CE
Garcia, Jorge Armando Applicant	SA700649000		Laveen, AZ	Disclosures	CO w/2yr PL/PM
Johnson, Elisabeth	BR520716000	Elle Joe Investments Corporation	Payson, AZ	Property Management Irregularities	C & D
Elle Joe Investments Corporation	CO511261000		Payson, AZ	Property Management Irregularities	C & D
Anne Powlas	Unlicensed Individual	Elle Joe Investments Corporation	Payson, AZ	Property Management Irregularities	C & D
Collins, Christopher	SA564884000	EXP Realty LLC	Peoria, AZ	Violations of Rules & Regulations	ASA—\$400 CP, 6hrs CE
Rose, Catherine	BR032255000	Kate Rose Homes LLC	Gilbert, AZ	Failure to Disclose License	ASA—\$500 CP & 6 hrs CE
Grayson LLC	Unlicensed Entity		Gilbert, AZ	Unlawful Sales	CO—\$5,000 CP
Dray, Devon	SA034123000		Glendale, AZ	Failure to Comply	CFO—Revocation
Clark, Kristi	SA678759000		Phoenix, AZ	Late Disclosure	ASA w/\$500 CP and 3hrs CE
Cady, Shelby Applicant	SA702882000		Tucson, AZ	Convictions	CO w/2yr PL/PM
Whatton, Amy	BR008565000	Amy Whatton Realty	San Manuel, AZ	Violations of Rules & Regulations	ASA—\$1,000 CP & 6hrs CE
Christopher, Dayale Applicant	SA702209000		Mesa, AZ	Convictions	CO w/2yr PL/PM
Jabro, Lewis	SA565363000	Brooks-Clark & Associates LLC	Lake Havasu City, AZ	Advertising Violations	ASA- \$400 CP and 6hrs CE
Wolf, Tanner	SA688730000		Scottsdale, AZ	Failure to Comply	CFO—Revocation
Texas, Kelly Applicant	SA701836000		Phoenix, AZ	Convictions	CO w/2yr PL/PM
Davis, Rhonda	SA101371000		Scottsdale, AZ	Non-Compliance with Order	CO w/ 1yr PL/PM
Rickel, Richard	BR012915000	Richard D. Rickel	Tempe, AZ	Violation of Rules & Regulations	CO—\$500 CP, and 6hrs CE
Munoz, Erika	BR658408000	EMG Homes Real Estate LLC	Tolleson, AZ	Advertising Violations	CO—\$2,000 CP and 12hrs CE
Rogers, Jazlyn Applicant	SA698696000		Phoenix, AZ	Convictions	CO w/2yr PL/PM
Silverman, Sarah	SA703223000		Scottsdale, AZ	Convictions	CO w/2yr PL/PM
Percival, Cara Applicant	SA700209000		Parker, AZ	Other Jurisdiction Sanction	CO w/2 yr PL/PM, and no Property Mgmt
Sinon, Scott Applicant	SA703233000		Phoenix, AZ	Convictions	CO w/2yr PL/PM
Orta, Craig Applicant	SA703039000		Phoenix, AZ	Convictions	CO w/2yr PL/PM
Tukovits, Joseph Applicant	SA697529000		Tucson, AZ	Convictions	CO w/2yr PL/PM
Short, Kenneth	BR543356000	Ken Short Realty and Property Management	Sun City, AZ	Trust Account Irregularities	CO—\$5,000 CP, 12 hrs CE, & 2yr PM/PM
Harman, Jennifer	SA534396000	DPR Realty LLC	Phoenix, AZ	Late Disclosure	ASA w/\$500 CP and 3 hrs CE

DISCIPLINARY ACTIONS

March 16, 2022 TO July 12, 2022

Name	License Number	Brokerage at time of violation	Location	Summary	Order
Isaacson, Jeffrey Applicant	SA696997000		Scottsdale, AZ	Other Jurisdiction Sanctions	CO w/1yr PL/PM
Guzman Lobera, Fernando Applicant	SA703093000		Litchfield, AZ	Convictions	CO w/2yr PL/PM
Castillo, Monique Arlena Applicant	SA699061000		Tucson, AZ	Convictions	CO w/2yr PL/PM
Gonzalez, Adolfo	BR544059000	ADOLFO GONZALEZ	Tucson, AZ	Trust Account Irregularities	CO w/ 1yr Trust Account \$500 CP, & 6hrs CE
Ives, Angela	Unlicensed		Falls City, OR	Subdivision Violation	CO—\$500 CP & C&D
Rhee, Joseph	Unlicensed		Tustin, CA	Violation of Rules & Regulations	C&D
Bradford, Ann Applicant	SA703507000		Avondale, AZ	Convictions	CO w/2yr PL/PM
Rios, Nelida	SA692185000	Howe Realty LLC	Surprise, AZ	FEL Conviction & Failure to Disclose	OSS
Vincze, Zoltan	SA516356000	Prestige Realty	Surprise, AZ	Conviction(s)	OSS



Broker Honor Roll

JULY 2021 TO JUNE 2022

In alphabetic order, the following Brokerages were found to be in substantial compliance or had no found issues during the Department's Audit.

Lic. #	Broker Last Name	Broker First Name	Brokerage	Type of Audit	Location
BR550704000	ATKINSON	JAMES "JIM" P.	SCOTTSDALE WEALTH MANAGEMENT, LLC	ONSITE AUDIT	SCOTTSDALE
BR110460000	BAKER	KERI L.	PARAMOUNT PROPERTY MANAGEMENT & REALTY, LLC	ONSITE AUDIT	PHOENIX
BR105076000	BERNSTEIN	I. JAY	EVOLVE REALTY, LLC	ONSITE AUDIT	SCOTTSDALE
BR556928000	BOWERS	LEOLINDA J.	LEOLINDA REALTY, LLC	ONSITE AUDIT	SURPRISE
BR042597000	BOWLING	MICHAEL DEAN	YUMA AZ HOMES INC.	REMOTE SALES AUDIT	YUMA
BR106083000	BRECHLER	NANCI JO	WESTERN STARS REAL ESTATE SERVICES LLC	ONSITE AUDIT	PHOENIX
BR627078000	BROWNING	JENNIFER L.	BLOOMTREE PROPERTY MANAGEMENT, LLC	ONSITE AUDIT	PRESCOTT
BR109023000	BURNS	BONNIE M.	ARNETT BAER LC	ONSITE AUDIT	PHOENIX
BR007906000	BURNS	MARKO COLLINS	ARIZONA PARTNERS RETAIL INVESTMENT GROUP, LLC	ONSITE AUDIT	SCOTTSDALE
BR536800000	CAIN	PATRICIA A.	ASCEND REAL ESTATE, LLC	ONSITE AUDIT	SCOTTSDALE
BR525680000	CAMPBELL	PAMELA R.	APARTMENT OPTIONS, LLC	ONSITE AUDIT	MESA
BR631705000	CARSEY	MICHAEL D.	TOP PROPERTY SHOP, LLC	ONSITE AUDIT	GLENDALE
BR634116000	CASAS	MIRITSSA	MILLY SELLS AZ	ONSITE AUDIT	CAVE CREEK
BR536275000	CERRETA	MARLENE LYNN	CERRETA REALTY GROUP, LLC	ONSITE AUDIT	PEORIA
BR044485000	CHAMBERLIN	DAVID A.	CHAMBERLIN + ASSOCIATES REAL ESTATE MANAGEMENT	EBAR	PHOENIX
BR003062000	CHUMBLER	IRVIN N.	CHUMBLER'S REALTY, INC.	REMOTE SALES AUDIT	TUCSON
BR022189000	CONNOLLY	ILEANA M.	URBAN COMMUNITIES SERVICES, LLC	ONSITE AUDIT	PHOENIX
BR580699000	CONNOLLY	ALEXANDRIA C. "LEXIE"	LAUNCH REAL ESTATE, LLC	ONSITE AUDIT	SCOTTSDALE
BR555545000	COOL	ALISA J.	JAAM, LLC	ONSITE AUDIT	PRESCOTT
BR517496000	CROOK	TINA M.	M.A.Z. REALTY PROFESSIONALS, LLC	ONSITE AUDIT	SURPRISE
BR108988000	DECKER	CAROLYN M.	DECKER RESIDENTIAL PROPERTY MANAGEMENT, LLC	ONSITE AUDIT	GLENDALE
BR512045000	DEMPSEY	KIM A.	KD REALTY, LLC	ONSITE AUDIT	MESA
BR116073000	DENMAN	WADE G.	DENMAN REALTY GROUP, LLC	ONSITE AUDIT	MESA
BR633141000	DOBBINS	ROSE M.	TYL REALTY, LLC	ONSITE AUDIT	CHANDLER



Broker Honor Roll

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Lic. #	Broker Last Name	Broker First Name	Brokerage	Type of Audit	Location
BR586450000	DOMSCHKE	THOMAS P.	VISIONARY PROPERTIES PROPERTY MANAGEMENT, LLC	ONSITE AUDIT	GILBERT
BR636465000	ELLIS	MICHAEL J.	REVINRE, LLC	ONSITE AUDIT	SCOTTSDALE
BR005139000	ELLIS	DAVID C.	HEIPLE REAL ESTATE SERVICES, INC.	ONSITE AUDIT	PHOENIX
BR584885000	EZELL	JOSHUA M.	BREAKTHROUGH REAL ESTATE & PROPERTY MANAGEMENT, LLC	ONSITE AUDIT	PHOENIX
BR524636000	FOLEY	PATRICK R.	METRO COMMERCIAL PROPERTIES	ONSITE AUDIT	TEMPE
BR639017000	FRIEND	PATRICIA A.	FRIENDS AT THE RIVER REALTY	REMOTE SALES AUDIT	MOHAVE VALLEY
BR560398000	FROELICH	DAVID S.	DAVE FROELICH REALTY, LLC	ONSITE AUDIT	SCOTTSDALE
BR519169000	GEE	JILL	MAR REALTY, LLC	ONSITE AUDIT	SCOTTSDALE
BR572785000	GINIEL	SANDY L.	QUEEN CREEK ARIZONA PROPERTIES, LLC	ONSITE AUDIT	APACHE JUNCTION
BR045294000	HANRATH	JEFFREY E. "JEFF"	VALLEY INCOME PROPERTIES, INC.	ONSITE AUDIT	TEMPE
BR656688000	HANSON	KAREN D.	DEVSTAR REALTY, LLC	ONSITE AUDIT	SCOTTSDALE
BR105069000	HARTLEY	PATRICIA L. "PATTY"	MODE REAL ESTATE MANAGEMENT SERVICES, LLC	ONSITE AUDIT	SCOTTSDALE
BR550549000	HAZEN	BRANDT	HAZEN ENTERPRISES, INC.	ONSITE AUDIT	TUCSON
BR034793000	HUFFMAN	VIRGINIA GAY	IMAGINE REALTY SERVICES, LTD	ONSITE AUDIT	TUCSON
BR022798000	HUFT	KIM DONALD	KDH DESERT PROPERTIES	EBAR w/ SALES	BULLHEAD CITY
BR537449000	HULVERSON	DEEDEE	INTEGRITY PLUS PROPERTY MANAGEMENT, LLC	EBAR W/ SALES	CASA GRANDE
BR580919000	HUSKEY	KENNETH BIRDWELL	YUMA REALTY PROFESSIONALS, LLC	EBAR w/ SALES	YUMA
BR005267000	HUSSY	PATTI J.	P. J. HUSSEY & ASSOCIATES, INC.	ONSITE AUDIT	PHOENIX
BR037552000	JACOBS	EVERETT E.	ARIZONA COAST PROPERTIES	EBAR w/ SALES	LAKE HAVASU CITY
BR556391000	JOHNSON	LORINDA A.	PRESCOTT REALTY, INC.	ONSITE AUDIT	PRESCOTT
BR636441000	JONES	DAVID L.	KOKOPELLI PREMIER PROPERTIES	REMOTE SALES AUDIT	SAN TAN VALLEY
BR094300000	JONES	GARY K.	KIVA FINE PROPERTIES	ONSITE AUDIT	SCOTTSDALE
BR007414000	JUDY	KELLY R.	TREK LLC	ONSITE AUDIT	GILBERT
BR525978000	KIRSNER	SARAH N.	VALLEYWIDE REALTY SALES AND MANAGEMENT, LLC	ONSITE AUDIT	GILBERT



Broker Honor Roll

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Lic. #	Broker Last Name	Broker First Name	Brokerage	Type of Audit	Location
BR532301000	LAZAROS	GAI	REFERRALS SYSTEM, LLC	ONSITE AUDIT	CHANDLER
BR027336000	LIND	JANICE	BRENTWOOD ARIZONA LLC	ONSITE AUDIT	SCOTTSDALE
BR572015000	LITTELL	CHAD M.	CUSHMAN & WAKEFIELD OF ARIZONA, INC.	EBAR W/ SALES	PHOENIX
BR567772000	MANARA	PATRICIA "TRISH" A.	MANARA PROPERTIES, LLC	ONSITE AUDIT	GILBERT
BR117870000	MANZANAREZ	LARRY	THE MANZ GROUP	EBAR w/ SALES	GILBERT
BR557281000	MARTINI	DEAN M.	BLACKROC PROPERTY MANAGEMENT, LLC	ONSITE AUDIT	PHOENIX
BR104207000	MASTROMATTO	THOMAS A.	MOUNTAIN LAKE REALTY	ONSITE AUDIT	CHINO VALLEY
BR117232000	MAYO	CHRISTINA G.	CREI ADVISORS, LLC	ONSITE AUDIT	PHOENIX
BR506203000	MCCRORY	JUDY M.	CENTURY 21-ACTION GROUP	EBAR W/ SALES	YUMA
BR644649000	MEEKS	KENNETH L.	CUTTER & ASSOCIATES, INC.	REMOTE SALES AUDIT	TUCSON
BR015380000	MILES	ROBERT G.	ROBERT MILES REALTY, LLC	ONSITE AUDIT	GILBERT
BR638404000	MILLER	JENNIFER M.	MARKET EDGE REALTY, LLC	ONSITE AUDIT	PHOENIX
BR515049000	MITCHELL	ROBERT C.	SHOWTIME REALTY PROFESSIONALS, LLC	ONSITE AUDIT	MESA
BR004755000	NATHAN	JAMES T.	NATHAN AND ASSOCIATES, INC	ONSITE AUDIT	SCOTTSDALE
BR530976000	NICHOLSON	FRANKLIN H.	S & S SOUTHWESTERN MANAGEMENT LLC	ONSITE AUDIT	AVONDALE
BR655515000	NULLMEYER	KEVIN D.	TIMBER CREEK REAL ESTATE, LLC	ONSITE AUDIT	TUCSON
BR534948000	OLIVER	MICHAEL E.	OLIVER REALTY, LLC	ONSITE AUDIT	ORO VALLEY
BR008777000	PALMER	KATHLEEN C.	KATHLEEN PALMER REALTY, LLC	ONSITE AUDIT	TUCSON
BR025934000	PAYNE	REBECCA CLARK	NORTHERN ARIZONA REAL ESTATE SERVICES, LLC	EBAR w/ SALES	FLAGSTAFF
BR540275000	POKA	ILONA	LIVING EASY ARIZONA REAL ESTATE, LLC	EBAR w/ SALES	TEMPE
BR540613000	POLANCO	TIMOTHY ALLEN	ARIZONA E HOMES, LLC	ONSITE AUDIT	PEORIA
BR047001000	RAMIREZ	JOSE B.	COLONIAL REALTY, LLC	ONSITE AUDIT	PHOENIX
BR563713000	RANKIN	SHARON E.	REALTY USA SOUTHWEST, INC.	ONSITE AUDIT	PHOENIX
BR006083000	REISS	KENNETH M.	UNITED METRO PROPERTIES, INC.	ONSITE AUDIT	PHOENIX



Broker Honor Roll

JULY 2021 TO JUNE 2022

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BR541095000	RODEN	MICHELLE ANNE	PROPERTY WARRIOR MANAGEMENT, LLC	ONSITE AUDIT	SCOTTSDALE
BR514268000	ROMANICK	WILLIAM B.	TRIPLE PLAY REAL ESTATE. LLC	ONSITE AUDIT	FOUNTAIN HILLS
BR568124000	ROSENBERG	FRANK D.	FDR REAL ESTATE, LLC	ONSITE AUDIT	TEMPE
BR019082000	ROSSETTI	ANTHONY J.	ROSSETTI MANAGEMENT & REALTY	ONSITE AUDIT	PHOENIX
BR003670000	RUDNYK	THEODORE R.	REPUBLIC PROPERTIES, INC.	ONSITE AUDIT	PHOENIX
BR548323000	SARSAM	JACK B.	SUN LAKES-CASA GRANDE DEVELOPMENT, LLC	ONSITE AUDIT	ELOY
BR545953000	SCHILLING	JULIE P.	LET'S GET ER DONE, LLC	ONSITE AUDIT	CASA GRANDE
BR549128000	SCHROEDEL	CHRISTINE M.	CMS PROPERTIES AND REAL ESTATE, LLC	ONSITE AUDIT	FOUNTAIN HILLS
BR510638000	SCOTT	STEVEN W.	ELEVATED REALTY, LLC	ONSITE AUDIT	FLAGSTAFF
BR007896000	SECCO	CLAUDIE DESAI	CDS REALTY, LLC	ONSITE AUDIT	SCOTTSDALE
BR006350000	SINCLAIR	CAROL	ORO INVESTMENT CORPORATION	ONSITE AUDIT	TUCSON
BR016430000	SMITH	KATHLEEN L.	DANIEL D. SMITH & ASSOCIATES, LLC	ONSITE AUDIT	GILBERT
BR556525000	SMITH	QUINCY K.	MATT FISCHER REALTOR, LLC	EBAR W/ SALES	YUMA
BR525973000	SOLTESZ	RUDOLPH M.	PRO-FORMANCE REALTY CONCEPTS, LLC	ONSITE AUDIT	SURPRISE
BR018888000	SWAIM	DAVID L.	WESTERN STARS REAL ESTATE SERVICES, LLC	ONSITE AUDIT	PHOENIX
BR042802000	SWITZER	ALICE E.	HIGH DESERT REALTY, LLC	ONSITE AUDIT	SIERRA VISTA
BR515559000	TOLIN	JEANNE L.	PEACH PROPERTIES HM, INC.	ONSITE AUDIT	TUCSON
BR112287000	VALDEZ	DANIEL COVARRUBIAS	WESTGATE HOMES REALTY	ONSITE AUDIT	PHOENIX
BR539038000	WALKER	CHRISTY	ALLIANCE REALTY, LLC	ONSITE AUDIT	PHOENIX
BR008225000	WALTON	JAMES R.	WALTON ENTERPRISES, LLC	ONSITE AUDIT	TEMPE
BR648663000	WANDELEAR	KELLEY K.	ALTUS REALTY	ONSITE AUDIT	CHANDLER
BR552834000	WERNER	HEATHER	RAVENSWOOD REALTY LLC	ONSITE AUDIT	MESA
BR527168000	WINTZ	TERRY L.	WINTZ REALTY LLC	ONSITE AUDIT	TUCSON
BR511274000	WONG	ASTRIA W.	ASTRIA AND ASSOCIATES REALTY	ONSITE AUDIT	SCOTTSDALE