

STATE OF ILLINOIS

DEPARTMENT OF FINANCIAL AND PROFESSIONAL REGULATION

DIVISION OF BANKING

IN THE MATTER OF:

JEFFERY WATKINS

14420 S. Normal

Riverdale, Illinois 60827

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No. 2009-LO-24

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 registered Loan Originator Jeffery Watkins, (the "Registrant"), 14420 S. Normal, Riverdale, Illinois 60827, 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

1. That Registrant is an Illinois Loan Originator Registrant holding an inoperative certificate of registration No. 031.0015965 and having the address of 14420 S. Normal, Riverdale, Illinois 60827;
2. 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;
3. That the Department was notified of a homeowner (the "Complainant") who complained that her home was deeded to Willie Smith ("Smith"), a straw buyer procured through Trust One, in a mortgage fraud scheme without her knowledge that her home was ever sold;
4. That Department opened an investigation and through the investigation learned that Registrant initiated the fraud by approaching Smith at his church and convincing him to partner with Registrant and make some money by serving as a straw buyer on several purchases, including but not limited to, Complainant's property located 9430 S. Ada Chicago, Illinois; as well as 5926 S. Parnell, Chicago, Illinois; and 304 W. 51st Street, Chicago, Illinois (the "Properties");
5. That Registrant sent an employment verification fax to Smith's employer and requested that only parts of the document be filled in and to leave the rest blank. The employer, however,

also filled out part 3, the hourly rate and wages for 2005 which was \$7.80 an hour and \$6,400 for 2005;

6. That Registrant was a participant in the altering and forging of documents including a pay stub to reflect an hourly pay of \$35.22 and \$69,544.32 for wages for 2005 and monthly rental income of \$1,125 in order to qualify for the loan;
7. That Registrant also allowed the use of his name and registration number on other loans that he did not work on and that were originated by one or more unregistered loan originators in order for the loans to be funded; and
8. That Registrant engaged in fraudulent activities that constituted fraud on Complainant and Lender in violation of the Act and Rules.

CONCLUSIONS

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

Registrant's activities under Certificate of Registration No. 031.0015965 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. 031.0015965 is revoked by Order of the Department pursuant to Section 1050.2170(a)(1) of the Rules and Section 7-1 of the Act.

ORDERED THIS ____ DAY OF _____, 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 (
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 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:

JEFFERY WATKINS
13847 South Wabash
Riverdale, Illinois 60827

AFFIANT

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

NOTARY PUBLIC
