

STATE OF NEVADA  
DEPARTMENT OF BUSINESS AND INDUSTRY  
DIVISION OF MORTGAGE LENDING

Before the Commissioner of the Division of Mortgage Lending

In the Matter of:

NATIONWIDE LENDING LLC  
d/b/a SIERRA FORECLOSURE SOLUTIONS  
Covered Service Provider License No. UNL,

LAWRENCE M. DAY  
Managing Member  
Covered Service Provider License No. UNL,

and

EDMOND MARK HODGES,  
Managing Member  
Covered Service Provider License No. UNL,

Respondents.

Order No. 2012-05

FINAL ORDER TO  
CEASE AND DESIST AND MAKE RESTITUTION,  
AND  
IMPOSING AN ADMINISTRATIVE FINE

Issued and Entered,  
This 27<sup>th</sup> day of April, 2012,  
By James Westrin,  
Commissioner

**WHEREAS**, the Commissioner of the State of Nevada, Department of Business and Industry, Division of Mortgage Lending (the "Commissioner") is statutorily charged with the responsibility and authority to administer and enforce Chapter 645F of the Nevada Revised Statutes, NRS 645F.010 *et seq.* (the "Act"), and Chapter 645F of the Nevada Administrative Code, NAC 645F.001 *et seq.*, as amended by Adopted Regulation of the Commissioner of Mortgage Lending, R052-09 (the

1 “Regulation”), governing the licensing and conduct of covered service providers in the State of Nevada;  
2 and,

3 **WHEREAS**, the Commissioner is statutorily vested with general supervisory power and control  
4 over all covered service providers doing business in the State of Nevada pursuant to NRS 645F; and,

5 **WHEREAS**, on or about April 2, 2012, the Commissioner issued to Respondents an ORDER  
6 TO CEASE AND DESIST, ORDER IMPOSING AN ADMINISTRATIVE FINE AND  
7 INVESTIGATIVE COSTS AND NOTICE OF OPPORTUNITY FOR ADMINISTRATIVE HEARING  
8 (the “Order”), attached hereto as Exhibit 1 and incorporated herein by this reference; and,

9 **WHEREAS**, the Order was served on Respondents on April 5, 2012, via certified mail; and,

10 **WHEREAS**, the Order advised Respondents that Respondents were entitled to an  
11 administrative hearing in this matter if Respondents filed a written request for a hearing within 20 days  
12 of receipt of the Order; and,

13 **WHEREAS**, Respondents failed to file a written request for a hearing within 20 days of receipt  
14 of the Order, as required by Chapter 645F of the NAC, NAC 645F.001 et seq., as amended by § 108 of  
15 the Regulation.

16 **NOW, THEREFORE**, based upon the factual findings set forth above and the files and records  
17 of the Division of Mortgage Lending, **IT IS HEREBY ORDERED THAT:**

18 1. The findings of fact and conclusions of law set forth in the Order shall be and hereby are found  
19 to be true and correct.

20 2. A FINAL ORDER TO CEASE AND DESIST AND ORDER IMPOSING AN  
21 ADMINISTRATIVE FINE shall be and hereby is issued and entered against Respondents.

22 FORTHWITH, Respondents shall:

23 a. CEASE AND DESIST from engaging in any activity requiring licensure under the Act  
24 or the Regulation.

25 b. Remit the ADMINISTRATIVE FINE and INVESTIGATIVE COSTS as set forth in the  
26 Order.

27 3. This Order shall be and is effective on the date is issued and entered, as shown in the caption  
28 hereof.

1 4. This Order shall remain in effect and fully enforceable until terminated, modified, or set aside,  
2 in writing by the Commissioner.

3 5. The Commissioner specifically retains jurisdiction of the matter(s) contained herein to issue  
4 such further order or orders as he may deem just, necessary, or appropriate so as to assure compliance  
5 with the law and protect the interest of the public.

6 **IT IS SO ORDERED.**

DIVISION OF MORTGAGE LENDING

By 

JAMES WESTRIN  
COMMISSIONER

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# **EXHIBIT “1”**

STATE OF NEVADA  
DEPARTMENT OF BUSINESS AND INDUSTRY  
DIVISION OF MORTGAGE LENDING

Before the Commissioner of the Division of Mortgage Lending

In the Matter of: )  
NATIONWIDE LENDING LLC )  
d/b/a SIERRA FORECLOSURE SOLUTIONS ) Order No. 2012-05  
Covered Service Provider License No. UNL, )  
LAWRENCE M. DAY )  
Managing Member )  
Covered Service Provider License No. UNL, )  
and )  
EDMOND MARK HODGES, )  
Managing Member )  
Covered Service Provider License No. UNL, )  
Respondents. )

ORDER TO CEASE AND DESIST,  
ORDER IMPOSING AN ADMINISTRATIVE FINE AND INVESTIGATIVE COSTS,  
AND  
NOTICE OF OPPORTUNITY FOR ADMINISTRATIVE HEARING

Issued and Entered,  
This 2nd day of April, 2012,  
By James Westrin,  
Commissioner

I.  
ORDER TO CEASE AND DESIST VIOLATING NRS 645F.010 *et seq.*,  
and  
ORDER IMPOSING AN ADMINISTRATIVE FINE

The Commissioner of the State of Nevada, Department of Business and Industry, Division of Mortgage Lending (the "Commissioner") having been statutorily charged with the responsibility and authority to administer and enforce Chapter 645F of the Nevada Revised Statutes, NRS 645F.010 *et*

1 *seq.*, and Chapter 645F of the Nevada Administrative Code, NAC 645F.001 *et seq.*, as amended by  
2 Adopted Regulation of the Commissioner of Mortgage Lending, R052-09 (the "Regulation"), governing  
3 the licensing and conduct of covered service providers in the State of Nevada; and,

4 The Commissioner having been vested with general supervisory power and control over all  
5 covered service providers doing business in the State of Nevada pursuant to NRS 645F; and,

6 The Commissioner having been further vested with broad authority to conduct investigations to  
7 determine whether any person has violated any provision of NRS 645F or the Regulation; and,

8 The Division of Mortgage Lending (the "Division") having received a complaint against the  
9 NATIONWIDE LENDING LLC ("NATIONWIDE") doing business as SIERRA FORECLOSURE  
10 SOLUTIONS ("SIERRA") with LAWRENCE M. DAY ("DAY") and EDMOND MARK HODGES  
11 ("HODGES") as managing members (collectively, the "RESPONDENTS") alleging that  
12 RESPONDENTS were engaged in activities or practices that violate NRS 645F; and,

13 The Division having commenced a full and thorough investigation of such complaint pursuant to  
14 NAC 645F.001 *et seq.*, as amended by § 63 of the Regulation, and determined that RESPONDENTS  
15 were engaged in activity requiring licensure as a covered service provider pursuant to provisions of  
16 NRS 645F.010 *et seq.* and NAC 645F.001 as amended by the Regulation; and,

17 The Division staff having reported the results of its investigation to the Commissioner; and,

18 The Commissioner, having reviewed the results of the investigation, made the following  
19 FINDINGS OF FACT and CONCLUSIONS OF LAW from such investigation:

20 Findings of Fact

- 21 1. NAC 645F.001 *et seq.*, as amended by § 17 of the Regulation, provides as follows:

22 A person shall not advertise services as, provide any of the services of, act  
23 as or conduct business as a covered service provider, foreclosure  
24 consultant or loan modification consultant or otherwise engage in, carry  
25 on or hold himself out as engaging in or carrying on the activities of a  
26 covered service provider, foreclosure consultant or loan modification  
27 consultant unless the person has a license as a covered service provider,  
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1 foreclosure consultant or loan modification consultant, as applicable,  
2 issued pursuant to this chapter and chapter 645F of NRS.

3 2. Pursuant to NRS 645F.310, "Covered Service" is defined to include, without limitation, all of  
4 the following:

5 1. Financial counseling, including, without limitation, debt counseling  
6 and budget counseling.

7 2. Receiving money for the purpose of distributing it to creditors in  
8 payment or partial payment of any obligation secured by a mortgage or  
9 other lien on a residence in foreclosure.

10 3. Contacting a creditor on behalf of a homeowner.

11 4. Arranging or attempting to arrange for an extension of the period  
12 within which a homeowner may cure a default and reinstate an obligation  
13 pursuant to a note, mortgage or deed of trust.

14 5. Arranging or attempting to arrange for any delay or postponement of  
15 the time of a foreclosure sale of a residence in foreclosure.

16 6. Advising a homeowner regarding the filing of any document or  
17 assisting in any manner in the preparation of any document for filing with  
18 a bankruptcy court.

19 7. Giving any advice, explanation or instruction to a homeowner which  
20 in any manner relates to the cure of a default in or the reinstatement of an  
21 obligation secured by a mortgage or other lien on a residence, the full  
22 satisfaction of the obligation, or the postponement or avoidance of a  
23 foreclosure sale.

24 8. Arranging or conducting, or attempting to arrange or conduct, for a  
25 homeowner any forensic loan audit or review or other audit or review of  
26 loan documents.

27 9. Arranging or attempting to arrange for a homeowner the purchase by a  
28 third party of the homeowner's mortgage loan.





1 "Sierra Foreclosure Solutions"

2 4. NAC 645F.001 *et seq.*, as amended by § 108(1)-(3) of the Regulation of, vests in the  
3 Commissioner the authority to order a person engaging in activity in violation of NRS 645F or the  
4 Regulation to immediately cease and desist from engaging in the activity.

5 5. NRS 645F.410(1) grants the Commissioner the authority to impose an administrative penalty of  
6 not more than \$25,000 on any person licensed or required to be licensed pursuant to provisions of NRS  
7 645F who violates any provisions of this chapter or any regulation adopted pursuant thereto or any other  
8 applicable law.

9 6. Any finding of fact that may be deemed a conclusion of law shall be so construed.

10 Conclusions of Law

11 7. It is a violation of NAC 645F.001 *et seq.*, as amended by § 17 and § 102 of the Regulation, for a  
12 person to advertise, engage in, or otherwise carry on or hold oneself out as engaging in or carrying on  
13 the activities of a covered service provider without first obtaining a license under provisions of NRS  
14 645F and NAC 645F.

15 8. By offering, soliciting or advertising to provide assistance to homeowners to save their home  
16 from foreclosure or to obtain a principal reductions, RESPONDENTS have advertised, engaged in, or  
17 otherwise held themselves out as covered service providers, in violation of NAC 645F.001 *et seq.*, as  
18 amended by § 17 and § 102 of the Regulation.

19 9. The Commissioner is authorized pursuant to NAC 645F.001 *et seq.*, as amended by § 108 the  
20 Regulation, to order a person to cease and desist from engaging in any activity that violates any  
21 provision of NRS 645F.

22 10. The Commissioner is authorized pursuant to NRS 645F.410(1) to impose an administrative  
23 penalty of not more than \$25,000 on any person licensed or required to be licensed as a covered service  
24 provider who violates any provisions of this chapter or any regulation adopted pursuant thereto or any  
25 other applicable law.

26 11. Any conclusion of law that may be deemed a finding of fact shall be so construed.

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1 Order

2 The Commissioner having formed the opinion based upon the foregoing that RESPONDENTS  
3 are engaged in unlicensed activity in violation of NRS 645F and NAC 645F, and concluded and  
4 determined that RESPONDENTS should be ordered to: 1) cease and desist from engaging in any  
5 activity requiring licensure under NRS 645F, 2) pay an administrative fine and 3) pay the Division's  
6 investigative costs.

7 NOW, THEREFORE, IT IS ORDERED that RESPONDENTS shall immediately CEASE AND  
8 DESIST from advertising, engaging in, or otherwise carrying on or holding themselves out as engaging  
9 in or carrying on the activities of a covered service provider.

10 IT IS FURTHER ORDERED that an ADMINISTRATIVE FINE in the amount of Twenty-Five  
11 Thousand Dollars and No Cents (\$25,000.00) shall be and hereby is imposed, jointly and severally, on  
12 RESPONDENTS, in accordance with NRS 645F.410. The ADMINISTRATIVE FINE shall be due and  
13 payable on the 30<sup>th</sup> day following the effective date of this order and shall be tendered to the Division in  
14 accordance with the attached wire transfer instructions.

15 IT IS FURTHER ORDERED that RESPONDENTS shall be and hereby are, jointly and  
16 severally, assessed the Division's INVESTIGATIVE COSTS in the amount of Four Hundred Twenty  
17 Dollars and No Cents (\$420.00), in accordance with NRS 622.400. INVESTIGATIVE COSTS shall be  
18 due and payable on the 30<sup>th</sup> day following the effective date of this order and shall be tendered to the  
19 Division in accordance with the attached wire transfer instructions.

20 IT IS FURTHER ORDERED that an administrative hearing shall be scheduled in this matter  
21 only if RESPONDENTS timely request an administrative hearing in accordance with the instructions  
22 set forth in Section II of this ORDER entitled Notice of Opportunity for an Administrative Hearing. If  
23 no administrative hearing is requested within 20 calendar days of the effective date of this ORDER,  
24 RESPONDENTS shall be deemed to have waived and relinquished the right to an administrative  
25 hearing in this matter and a FINAL ORDER shall be issued in this matter.

26 IT IS FURTHER ORDERED that this Order shall be and is effective and enforceable on the  
27 date that it is issued, as shown in the caption hereof.  
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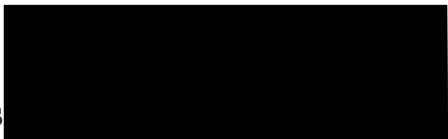
1 IT IS FURTHER ORDERED that this Order shall remain effective and enforceable until  
2 terminated, modified, set aside, or suspended in writing by the Commissioner.

3 IT IS FURTHER ORDERED that the Commissioner specifically retains jurisdiction over the  
4 matters contained herein and has the authority to issue such further order(s) as he shall deem just,  
5 necessary, and appropriate to enforce provisions of NRS 645F and NAC 645 and to protect the public.

6 IT IS SO ORDERED.

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DIVISION OF MORTGAGE LENDING



B  
JAMES WESTRIN  
COMMISSIONER

1 II.

2 NOTICE OF OPPORTUNITY FOR AN ADMINISTRATIVE HEARING

3  
4 NAC 645F.001 et seq., as amended by § 108(4)-(5) of the Regulation, provides as follows:

5 (4) Not later than 20 calendar days after receiving an order pursuant to  
6 this section, the person who receives the order may file a verified petition  
7 with the Commissioner to request a hearing. Upon receipt of the verified  
8 petition, the Commissioner may, for good cause shown, suspend the order  
9 pending the hearing. The Commissioner will hold the hearing on a date  
10 not later than 30 calendar days after the date the petition is filed unless the  
11 Commissioner and the person agree to another date. The order to cease  
12 and desist is rescinded if the Commissioner fails to:

13 (a) Hold a hearing:

14 (1) Not later than 30 calendar days after the petition is filed; or

15 (2) On a date agreed to by the Commissioner and the person; or

16 (b) Render a written decision within 45 days after the hearing is  
17 concluded.

18 (5) The decision of the Commissioner after a hearing is a final decision of  
19 the Commissioner for the purposes of judicial review. [Emphasis added.]

20 NAC 645F.001 et seq., as amended by § 113 of the Regulation, provides as follows:

21 1. If the Commissioner enters an order taking any disciplinary action  
22 against a person, denying a person's application for a license, denying a  
23 provider the right to teach approved courses, denying the approval of a  
24 provider's course or denying the right of an instructor of a provider to  
25 teach an approved course or approved courses, the Commissioner will  
26 cause a written notice of the order to be served personally or sent by  
27 certified mail or telegram to the person.

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2. Unless a hearing has already been conducted concerning the matter, the person, upon application, is entitled to a hearing. If the person does not make such an application within 20 days after the date of the initial order, the Commissioner will enter a final order concerning the matter.

3. A person may appeal a final order of the Commissioner taking any disciplinary action against the person in accordance with the provisions of chapter 233B of NRS that apply to a contested case. [Emphasis added.]

**If you wish to exercise your right to an opportunity for an administrative hearing, within 20 calendar days after the date of this Order, you must file a verified petition with the Commissioner to request a hearing.** The verified petition requesting a hearing must be delivered to:

Division of Mortgage Lending  
Attn. Susan Slack  
7220 Bermuda Road, Suite A  
Las Vegas, Nevada 89119

**If you fail to timely file a verified petition to request a hearing, your right to a hearing to contest this matter will be deemed waived and relinquished.**