STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS DEPARTMENT OF BUSINESS REGULATION 1511 PONTIAC AVENUE, BLDGS. 68-69 CRANSTON, RHODE ISLAND 02920

IN THE MATTER OF:	:	
ZOE MICHALOPOULOS	:	DBR COMPLAINT # 2021-05
RESPONDENT.	; ;	
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CONSENT AGREEMENT

The Department of Business Regulation ("Department") and Zoe Michalopoulos ("Respondent") hereby agree that:

- 1. Respondent is a licensed Real Estate Salesperson, holding License Number RES.0044305 pursuant to R.I. Gen. Laws § 5-20.5-1 et seq.
- 2. On or about April 19, 2021, the Department received a complaint that the Respondent was engaged in unprofessional activity while licensed in a real estate transaction in the State of Rhode Island.
- 3. Complainant reported that Respondent was representing a family member in a sale by owner property where she was the primary contact for appointments, texts, emails, purchase and sale agreements and other activities related to the transaction.
- 4. Complainant reported that Respondent made substantial misrepresentations while assisting the family member during the sale of the property. The property was not sold in this transaction since the family member decided not to sell days before closing.
 - 5. The Department's position is that Respondent acted improperly in representing the

family member in an unofficial capacity while licensed as a salesperson in Rhode Island in violation of R.I. Gen. Laws § 5-20.5-14(a)(1).

- 6. In an effort to effect a timely and amicable resolution of the concerns raised in this Consent Agreement, the Respondent agrees to pay an administrative penalty in the amount of five hundred (\$500.00) dollars, payable to the "General Treasurer, State of Rhode Island," upon the execution of this document.
- 7. Respondent admits that the allegations in Paragraphs 1 through 5 are true and agrees to take all necessary action to avoid future misrepresentation in order to maintain her license in good-standing.
- 8. By agreeing to enter into this Consent Agreement, Respondent knowingly and voluntarily waives any right to an administrative hearing and waives any right to pursue an appeal to the Superior Court under the Rhode Island Administrative Procedures Acts, R.I. Gen. Laws § 42-35-1, et seq.
- 9. If Respondent fails to comply with any term or condition of this Consent Agreement, Respondent will be in violation hereunder and the Department shall be entitled to immediately take enforcement or other action in accordance with applicable law, including, but not limited to: revocation, suspension, and/or any such additional administrative penalties that the Department deems appropriate. In accordance with R.I. Gen. Laws § 42-35-9, Respondent shall be provided with notice and an opportunity for a hearing if the Department initiates the administrative hearing process.

CONSENTED TO AS TO FORM AND SUBSTANCE BY:

Ledding of De Green

Joe Mahefylo

William J. DeLuca Real Estate Administrator Department of Business Regulation

Zoe Michalopoulos Respondent

Date:	9/9	/2021	
		10000	

Date: 8/31/21