

**STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS
DEPARTMENT OF BUSINESS REGULATION
1511 PONTIAC AVENUE, BUILDINGS 68 AND 69
CRANSTON, RHODE ISLAND 02920**

| | | |
|--------------------------|---|--------------------------|
| IN THE MATTER OF: | : | |
| | : | |
| NATHAN RUSSO, | : | |
| NMLS ID # 21618, | : | DBR No. 10-B-0097 |
| | : | |
| RESPONDENT. | : | |

FINAL ORDER OF REVOCATION

The Department of Business Regulation (“Department”) submits this Final Order of Revocation in order to document the material facts in this administrative matter and issue a permanent revocation of Nathan Russo’s (“Respondent”) Mortgage Loan Originator License.

1. On June 21, 2010 the Department issued an Emergency Order Suspending Mortgage Loan Originator License (“License”) and Notice of Opportunity for a Hearing (“Emergency Order”) to Respondent based on a criminal indictment related to mortgage fraud.
2. On June 21, 2010, the Department also issued an Emergency Order (“Action Mortgage Emergency Order”) suspending the Loan Broker License (#97000707LB) of Action Mortgage Corp. (“Action Mortgage”), the loan broker licensee with which Respondent was employed.
3. Respondent held a License pursuant to R.I. Gen. Laws §§ 19-14-1 *et seq.*, 19-14.10-1 *et seq.* On June 18, 2010, the Division of Banking (“Division”) Department obtained credible information that Nathan Russo, a principal owner, vice President and mortgage loan originator for Action Mortgage Corp., a Rhode Island licensed

loan broker, was indicted on June 17, 2010 in a multi-million dollar mortgage fraud initiative.

4. Respondent did not report the indictment to the Department as required by R. I. Gen. Laws § 19-14-22(b).
5. On June 24, 2010, William Plante, owner of Action Mortgage, provided a letter indicating that Action Mortgage had ended any employment and ownership interest with Respondent.
6. On March 1, 2011, the Director of the Department issued a Final Administrative Surrender and Enforcement Order against Action Mortgage.
7. On July 26, 2011, the Department received notice that Respondent is being sentenced in Hartford for wire fraud related to his activities as a mortgage loan originator.
8. On July 26, 2011, the Department also received notice that Respondent will not contest the Emergency Order or the permanent revocation of his License and therefore is waiving his right to contest and/or appeal the findings in this Final Order.
9. Respondent's counsel has been provided a copy of this Final Order of Revocation prior to submission to the Director of the Department and has been authorized by Respondent to consent to its entry.
10. The indictment and criminal conviction of Respondent constitutes grounds for revocation of the License pursuant to R. I. Gen. Laws §§ 19-14-13(a), (3), (4), and (7) and 19-14.10-13(a)(1) and (a)(2) and Respondent's License is therefore permanently revoked.

III. Reservation of Rights

The Department reserves its rights to further adjudicate, through the administrative hearing process, the facts in this matter should it receive additional or new information related to the allegations in the Emergency Order and/or violation of the terms of this Order and/or any information which may implicate other violations by Respondent, subject to Respondent's right to a hearing. In light of the Respondent's decision to forego contesting the suspension of the License, the Department further reserves its right to take into account the foregoing facts in the consideration, denial, and/or approval of any future application submitted to the Department by Respondent and specifically reserves its right to impose conditions or penalties, deny, and/or approve any such application based on the facts indicated herein.

Entered: 1 Aug, 2011

Order No. 11-059



Paul McGreevy
Director

THIS ORDER CONSTITUTES A FINAL ORDER OF THE DEPARTMENT OF BUSINESS REGULATION PURSUANT TO RHODE ISLAND GENERAL LAWS TITLE 42, CHAPTER 35. AS SUCH, THIS ORDER MAY BE APPEALED TO THE SUPERIOR COURT SITTING IN AND FOR THE COUNTY OF PROVIDENCE WITHIN THIRTY (30) DAYS OF THE DATE OF THIS DECISION. SUCH APPEAL, IF TAKEN, MAY BE COMPLETED BY FILING A PETITION FOR REVIEW IN SAID COURT. HOWEVER, RESPONDENT UNDERSTANDS THAT BY WAIVING HIS RIGHTS TO A COMPLETE HEARING AND AGREEING TO THIS CONSENT ORDER, THE ABOVE RIGHTS ARE WAIVED AND IF ANY TERMS OF THIS CONSENT ORDER ARE VIOLATED, RESPONDENT'S LICENSES ARE SUBJECT TO REVOCATION.

CERTIFICATION

I hereby certify that on this 1st day of August a copy of this Order was sent by first class mail postage prepaid and certified mail to:

C. Leonard O'Brien, Esq.
MacFadyen, Gescheidt, & O'Brien
The Owen Building, 3rd Floor
101 Dyer Street
Providence, RI 02903

and by email to

Joseph Torti III
Deputy Director and Superintendent of Insurance & Banking

Neena Sinha Savage, Esq.
Chief of Legal Services

Sara Paterson Cabral
Supervisor of Examinations

A handwritten signature in cursive script, appearing to read "Sara Paterson Cabral", written over a horizontal line.