

In The Matter of:

Geoffrey Green (#1643697), Licensed Real Estate Broker/Respondent

WHEREAS Respondent Geoffrey Green, a licensed real estate broker licensed by the State of New Jersey, is subject to the provisions of the Real Estate Brokers and Salesperson's Act, N.J.S.A. 45:15-1-42; and

WHEREAS at all times relevant hereto, Respondent Green was and continues to be licensed as broker of record of Green Team North Jersey, LLC d/b/a Green Team New Jersey Realty at the office located at 200 Route 94, Vernon NJ; and

WHEREAS the Real Estate Commission has secured evidence which indicates that Respondent Green has violated certain provisions of the laws and regulations governing the conduct of New Jersey real estate brokers and salespersons as referenced above; and

WHEREAS the Commission and Respondent Green have agreed to settle this matter in lieu of any further administrative action; and

WHEREAS Green allowed broker-salesperson Ann Nussberger to transact unlicensed real estate activity prior to transferring her license to Green Team New Jersey Realty from February 28, 2018 through June 4, 2018; and

WHEREAS Green admits that he acted in violation of N.J.A.C. 11:5-4.4 by failing to supervise a salesperson under his employ, specifically in that a salesperson within his firm had completed unlicensed real estate transactions and in violation of N.J.A.C 11:5-3.11 for failing to transfer the license properly; and

WHEREAS Respondent Green acknowledges that he has been made aware of his right to a full and formal hearing on any violations which the Commission may allege he has committed and his right to have the advice of counsel on the matters to which this Consent Order pertains, he is knowingly and voluntarily waiving the right to a hearing and counsel; and

IT IS THEREFORE AGREED TO BY THE PARTIES AND SO ORDERED that

Respondent Green agrees to pay a fine in the amount of \$3,000.00; and it is further ordered and agreed that

Respondent Green shall pay the fine within 30 days of the date of acceptance of this Consent Order. The fine shall be payable by certified check, cashier's check or money order payable to the "State of New Jersey" and sent to:

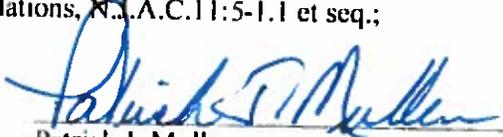
Division of Anti-Fraud Compliance/Collection Section
Department of Banking and Insurance
P.O. Box 325
Trenton, New Jersey 08625;

And it appearing that this matter can be resolved upon the consent of the parties, without resort to any other further administrative proceeding;

It is on this 26th day of July, 2018

ORDERED and AGREED that the terms of this Consent Order are approved by the Commission at a regular meeting on July 24, 2018; and

It is further ORDERED AND AGREED that the Commission reserves the right to take further administrative action if the terms of this Consent Order are not fully complied with or if it obtains any other information that the respondent may have violated the Real Estate Brokers and Salesperson's Act, N.J.S.A. 45:15-1 et seq. or corresponding regulations, N.J.A.C.11:5-1.1 et seq.;


Patrick J. Mullen
Director of Banking

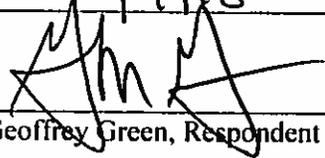
RESPONDENT CERTIFICATION

I, Geoffrey Green, hereby certify that

1. I am not under any disability, mental or physical, or under the influence of any medication, intoxicants or other substances that would impair my ability to knowingly and voluntarily execute this Consent Agreement; and further
2. I am entering into this agreement knowingly and voluntarily, that I have not been subject to any coercion or threats regarding the execution of this Consent Agreement and that other than terms set forth above, no promises, representations or inducements have been made to me to secure my acceptance of the provisions of this Consent Agreement; and
3. I hereby certify that I have read and agree to the terms and conditions of the Consent Order as set forth above and agree to the entry of this Order

Consented to as to
Form, Content and Entry

Dated: _____

7/9/18


Geoffrey Green, Respondent

See attached
Notary form - N.Y. All purpose Acknowledgment

NEW YORK ALL-PURPOSE ACKNOWLEDGMENT
REAL PROPERTY LAW §309-a

State of New York
County of Orange } ss.

On the 7 day of July in the year 2018 before me,
Day Month Year

the undersigned personally appeared [Signature] - Geoffrey Green
Name of Signer

(and _____) personally known to me or
Name of Additional Signer, if Any

proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

[Signature]
Signature of Notary Public
Notary Public — State of New York



Place Seal Below OR Complete Lines Below

Name of Notary

Name of County in Which Originally Qualified

Commission Expiration Date

Name of County in Which Certificate of Official Character Filed (if required)

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Department of Banking and Insurance Real Estate and Commission

Document Date: 7/9/2018 Number of Pages: 5-6 including this document

Signer(s) Other Than Named Above: N/A