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7 Attorneys for Complainant

8 BEFORE THE DEPARTMENT OF BUSINESS OVERSIGHT  
9 OF THE STATE OF CALIFORNIA

10  
11 In the Matter of: )  
12 THE COMMISSIONER OF BUSINESS ) ORDER BARRING ASHLEY DENISE  
13 OVERSIGHT, ) GRANT FROM ANY POSITION OF  
14 Complainant, ) EMPLOYMENT, MANAGEMENT, OR  
15 v. ) CONTROL OF ANY ESCROW AGENT  
16 ASHLEY DENISE GRANT, a.k.a. ) PURSUANT TO FINANCIAL CODE  
17 ASHLEY DENISE GRANT-CONNELLY, ) SECTION 17423  
18 Respondent. )  
19 \_\_\_\_\_ )

20  
21 Manuel P. Alvarez, the Commissioner of Business Oversight (Commissioner) finds:

22 1. The Commissioner regulates the business and activities of escrow agents in California  
23 under the California Escrow Law (Fin. Code, § 17000 et seq.) (Escrow Law) and the rules issued  
24 under title 10 of the California Code of Regulations (CCR).

25 2. Futura Escrow Inc. (Futura Escrow) is an escrow agent licensed by the Commissioner  
26 under the Escrow Law since March 10, 2015. Futura Escrow has its principal place of business  
27 located at 4660 La Jolla Village Drive, Suite 100, San Diego, California 92122.

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1           3.       On or around November 21, 2017, the Department received Ashley Denise Grant’s,  
2 a.k.a. Ashley Denise Grant-Connelly (Grant) Statement of Identity and Employment Application to  
3 become Futura Escrow’s proposed manager.

4           4.       On or around December 12, 2017, Futura Escrow notified the Department that Grant  
5 was terminated as an escrow officer effective November 29, 2017. Grant worked at Futura Escrow  
6 for two months – September 2017 through November 2017.

7           5.       On February 6, 2019, a felony complaint was filed in the matter *The People of the*  
8 *State of California v. Ashley Denise Grant (People v. Grant)*, Case No. SCD280412, Superior Court  
9 of California, County of San Diego, Central Division. The felony complaint charged Grant with one  
10 count in violation of Penal Code section 487, subdivision (b)(3), grand theft by employee; and seven  
11 counts in violation of Penal Code section 530.5, subdivision (a), willfully obtaining personal  
12 identifying information of another and using that information for an unlawful purpose without that  
13 person’s consent.

14           6.       On June 24, 2019, the District Attorney of the County of San Diego, State of  
15 California filed an information in the matter *People v. Grant*, Case No. SCD280412, to bring three  
16 additional felony charges against Grant. The information charged Grant with one count in violation  
17 of Penal Code section 487, subdivision (b)(3), grand theft by employee; nine counts in violation of  
18 Penal Code section 530.5, subdivision (a), willfully obtaining personal identifying information of  
19 another and using that information for an unlawful purpose without that person’s consent; and one  
20 count in violation Penal Code section 487, subdivision (a), grand theft of personal property.

21           7.       On August 30, 2019, Grant pled guilty to violating Penal Code section 487,  
22 subdivision (a), grand theft by employee; and violating two counts of Penal Code section 530.5,  
23 subdivision (a), willfully obtaining personal identifying information of another and using that  
24 information for an unlawful purpose without that person’s consent.

25           9.       On September 30, 2019, the Court sentenced Grant to three years formal probation  
26 and ordered Grant to pay back \$19,968.77 in restitution to the victims and \$1,435.00 in court ordered  
27 fees.

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1           10.     The felony minutes from *The People v. Grant* listed Futura Escrow as one of Grant’s  
2 victims. The Court ordered Grant to pay \$16,650.00 in restitution to her former employer, Futura  
3 Escrow, as part of her sentencing and judgment.

4           11.     Grant’s 2019 felony convictions for violations of Penal Code sections 487(a) and  
5 530.5(a) are offenses specified in Financial Code section 17414.1, subdivision (b), and pursuant to  
6 Financial Code section 17423 – are reasonably related to the qualifications, functions, or duties of a  
7 person engaged in the business in accordance with the provisions of the Escrow Law.

8           12.     On November 21, 2019, the Commissioner issued a Notice of Intention to Bar Grant  
9 under Financial Code section 17423, Accusation, and accompanying documents (collectively,  
10 Accusation).

11           13.     The Commissioner personally served Grant with the Accusation on November 23,  
12 2019.

13           14.     To date, the Commissioner has not received Grant’s notice of defense under  
14 Government Code section 11506, and the time to request a hearing on the Commissioner’s  
15 Accusation expired on December 8, 2019. (Fin. Code, § 17423.)

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17           NOW GOOD CAUSE APPEARING THEREFORE, pursuant to Financial Code section  
18 17423, it is hereby ordered that Ashley Denise Grant, a.k.a. Ashley Denise Grant-Connelly is barred  
19 from any position of employment, management, or control of any escrow agent. This order is  
20 effective as of the date hereof.

21 Dated: December 17, 2019  
22           Sacramento, California

MANUEL P. ALVAREZ  
Commissioner of Business Oversight

23  
24 By \_\_\_\_\_  
25 MARY ANN SMITH  
26 Deputy Commissioner  
27 Enforcement Division  
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