

No. 2018-5585

**OFFICIAL ORDER
of the
TEXAS COMMISSIONER OF INSURANCE**

Date: JUL 25 2018

Subject Considered:

TEXAS SOUTHERN LAND TITLE, LLC
2877 Commercial Center Boulevard, Suite B
Katy, Texas 77494

CONSENT ORDER
TDI ENFORCEMENT FILE NO. 14809

General remarks and official action taken:

The subject of this order is whether disciplinary action should be taken against Texas Southern Land Title, LLC.

WAIVER

Texas Southern Land Title, LLC acknowledges that the Texas Insurance Code and other applicable laws provide certain rights. Texas Southern Land Title, LLC waives all of these rights, and any other applicable procedural rights, in consideration of the entry of this consent order.

FINDINGS OF FACT

1. Texas Southern Land Title, LLC, firm identification number 92267, holds a title insurance agency license issued by the Texas Department of Insurance (department).
2. Title agencies, including Texas Southern Land Title, LLC, are required to file with the department an annual trust fund account audit report prepared by a certified public accountant. The report is due before the 91st day after the end of the agent's fiscal year.
3. Texas Southern Land Title, LLC's 2017 fiscal year ended on March 31, 2017.
4. Texas Southern Land Title, LLC's 2017 annual trust fund account audit report was due on June 30, 2017.
5. The department received Texas Southern Land Title, LLC's 2017 annual trust fund account audit report on July 25, 2017, three weeks after the June 30, 2017, deadline.

CONCLUSIONS OF LAW

1. The commissioner has jurisdiction over this matter pursuant to TEX. INS. CODE §§ 82.051-82.055, 84.021, 2551.001, 2551.003, 2551.101, and 2651.151-2651.154; and TEX. GOV'T CODE §§ 2001.051-2001.178.
2. The commissioner has the authority to informally dispose of this matter as set forth in TEX. GOV'T CODE § 2001.056; TEX. INS. CODE § 82.055; and 28 TEX. ADMIN. CODE § 1.47.
3. Texas Southern Land Title, LLC has knowingly and voluntarily waived all procedural rights to which it may have been entitled regarding the entry of this order, including, but not limited to, issuance and service of notice of intention to institute disciplinary action, notice of hearing, a public hearing, a proposal for decision, rehearing by the commissioner, and judicial review.
4. Texas Southern Land Title, LLC failed to timely submit annual trust fund account audit reports, in violation of TEX. INS. CODE §§ 2651.151-2651.154.

It is ordered that Texas Southern Land Title, LLC pay an administrative penalty of \$2,000. Texas Southern Land Title, LLC must pay the administrative penalty in full by no later than 30 days from the entry date of this consent order. The administrative penalty must be paid by cashier's check or money order made payable to the "State of Texas." Mail the administrative penalty to the Texas Department of Insurance, Attn: Enforcement Section, Division 60851, MC 9999, P.O. Box 149104, Austin, Texas 78714-9104.



Kent C. Sullivan
Commissioner of Insurance

APPROVED AS TO FORM AND CONTENT:



Patrick S. Quigley
Attorney, Enforcement Section
Texas Department of Insurance

