



New Mexico Regulation and Licensing Department
BOARDS AND COMMISSIONS DIVISION
 New Mexico Real Estate Commission
 5500 San Antonio Dr. Suite A • Albuquerque, New Mexico 87109
www.rld.state.nm.us

July 24, 2020

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EXECUTIVE SECRETARY
New Mexico Real Estate
Commission

Emily Coss
404 N. Armijo
Las Cruces, NM 88005

Via E-mail only: emilycoss@gmail.com

Re: NMREC Case No. 19-03-05-016

Dear Ms. Coss:

The New Mexico Real Estate Commission has approved a settlement agreement in the above-referenced case.

The agreement provides that you receive a letter of reprimand, pay a \$1,000 fine, and complete for no continuing education the four (4) hour course below.

You are ordered to complete for no continuing education credit the course entitled, Yes, Your Honor, I Did Disclose. You must submit evidence of the successful completion of the course within ninety (90) days from the date the settlement agreement is accepted by the Commission.

You are also directed to pay the \$1,000 fine to the Commission no later than ninety (90) days from the date the settlement agreement is accepted by the Commission. The fine should be paid in the form of a cashier's check payable to the New Mexico Real Estate Commission and the certificate of course completion should be mailed to the Commission office at 5500 San Antonio Drive NE, Albuquerque, New Mexico 87109, Attn: Germelyn Vivar, Administrative Secretary.

In keeping with the final term of the settlement agreement, you are hereby reprimanded for violating the Commission Rules. These violations occurred when you failed to provide Honesty and Reasonable Care, Ethical and Professional Conduct and written disclosure of any adverse material facts based on the requirements of Broker Duties.

This letter of reprimand will become part of your licensing file and is a matter of public record. It will be reported in the Disciplinary Actions section of the Commission web site.

Finally, you are directed to correct the brokerage practices that led to the complaint and this disciplinary action.

Sincerely,

Gretchen Koether, President
New Mexico Real Estate Commission

Alcohol and Gaming Division
(505) 476-4875

Boards and Commissions Division
(505) 476-4600

Construction Industries Division
(505) 476-4700

Financial Institutions Division
(505) 476-4885

Manufactured Housing Division
(505) 476-4770

Securities Division
(505) 476-4580

Administrative Services Division
(505) 476-4800