

REAL ESTATE AGENCY  
BEFORE THE REAL ESTATE COMMISSIONER

In the Matter of the Escrow Agent License of )  
SANTIAM ESCROW, INC )

STIPULATED FINAL ORDER

The Oregon Real Estate Agency (Agency) and Santiam Escrow, Inc (SEI) do hereby agree and stipulate to the following:

FINDINGS OF FACT, STATEMENTS OF LAW  
AND  
CONCLUSIONS OF LAW

1.

In establishing the violations set forth herein, the Agency may rely on one or more of the definitions contained in ORS 696.505.

**First Findings of Fact:**

1.1 At all times mentioned herein, SEI was licensed as an escrow agent in Oregon.

1.2 On February 15, 2023, the Agency received a complaint from Arden Lynn Aker (Aker) against SEI. The Agency opened an investigation.

1.3 Aker stated in the complaint that SEI failed to make payments and provide an accounting from November 2022 through February 2023.

1.4 Aker filed a previous complaint against SEI for the same issue on September 13, 2022. The Agency issued SEI an Educational Letter of Advice as a result of the previous investigation.

1.5 On February 21, 2023, the Agency received a response from James Templin (Templin), CSCEO of Santiam Escrow. Templin confirmed the accuracy of the complaint and stated that he had sent the payment to Aker along with the requested accounting.



1 complete agreement and stipulation between the Agency and SEI. I further understand that if  
2 SEI does not agree with this stipulation SEI has the right to request a Hearing on this matter  
3 and to be represented by legal counsel at such a Hearing. I also understand that any Hearing  
4 would be conducted in accordance with the procedures set forth in ORS Chapter 183 and in  
5 accordance with the Rules of Practice and Procedure adopted by the Attorney General of the  
6 State of Oregon. By signing this Stipulated Final Order SEI freely and voluntarily waive SEI  
7 rights to a Hearing, to representation by legal counsel at such a Hearing, and to judicial review  
8 of this matter.

9 SEI hereby agrees and stipulates to the above Findings of Fact and Conclusions of Law  
10 and understand that the Order which follows hereafter, which I have also read and understand,  
11 may be completed and signed by the Real Estate Commissioner or may be rejected by the  
12 Real Estate Commissioner. I further understand that, in accordance with the provisions of  
13 ORS 696.445(3), notice of this Order shall be published in the Oregon Real Estate News  
14 Journal.

15 In addition to all of the above, SEI agrees that once the Commissioner executes this  
16 Stipulated Final Order, SEI will accept service of the Stipulated Final Order by email, and  
17 hereby waive the right to challenge the validity of service.

18 IT IS HEREBY ORDERED that, pursuant to ORS 696.535 and based upon the  
19 violation(s) set forth above, SEI's license be, and hereby is reprimanded.

21 IT IS SO STIPULATED:

IT IS SO ORDERED:

22  
23 DocuSigned by:  
24 By SANTIAM ESCROW, INC  
25 James Templin  
26 CSCEO  
27 Date 4/27/2023 | 10:10 AM PDT

DocuSigned by:  
Steven Strode  
Steven Strode  
Real Estate Commissioner  
Date 4/27/2023 | 10:53 AM PDT



28  
29 DATE of service: 04/27/2023  
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