

**ONTARIO
SUPERIOR COURT OF JUSTICE**

THE HONOURABLE JUSTICE
A.J. GOODMAN

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MONDAY, THE 17TH DAY
OF JUNE, 2024

B E T W E E N:

DIRECTOR, *TRUST IN REAL ESTATE SERVICES ACT, 2002*

Applicant

-AND-



AMARJOT LAMBA AND/OR AJ LAMBA

Respondents

APPLICATION UNDER S 39 OF THE *TRUST IN REAL ESTATE SERVICES ACT, 2002*

ORDER

THIS APPLICATION, made by the Director, *Trust in Real Estate Services Act, 2002* (the "Act") for a restraining order pursuant to section 39 of the Act, was heard on consent this day at 45 Main Street East, Suite 621 in Hamilton, Ontario.


ON READING the Application Record dated May 6, 2024, the Factum of the Applicant dated May 14, 2024, the Minutes of Settlement dated June 12, 2024 and on reading the draft consent order,

1. **THIS COURT ORDERS** that the Respondents, Amarjot Lamba, aka AJ Lamba (“Mr. Lamba”), comply with section 4 of the Act and, in particular, that Mr. Lamba refrain from doing the following unless he is registered under the Act:
 - a. Trading in real estate as defined under the Act;
 - b. Performing any of the functions of a brokerage, broker or salesperson as provided in the Act; and
 - c. Directly or indirectly holding either himself and/or an entity he owns or controls out as being a real estate brokerage, broker or salesperson.

2. **THIS COURT FURTHER ORDERS** that Mr. Lamba to pay the Applicant costs in the amount of \$7,500.00, all inclusive, in three monthly installments as follows:
 - a. A payment of \$2,500.00 on or before August 30, 2024;
 - b. A payment of \$2,500.00 on or before September 30, 2024; and
 - c. A payment of \$2,500.00 on or before October 30, 2024.

THIS ORDER BEARS INTEREST at the rate of seven per cent per year commencing on October 31, 2024.

Date of issuance



Signature of judge, officer or registrar

Local Registrar
45 Main St E
Hamilton, ON L8N 2B7

DIRECTOR, TRUST IN REAL ESTATE
SERVICES ACT, 2002

- and -

AMARJOT LAMBA and/or AJ LAMBA

Applicant

Respondents

Court File No. CV-24-00085395-0000

**ONTARIO
SUPERIOR COURT OF JUSTICE**

Proceeding Commenced at Hamilton

ORDER

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