

**LOUIS A. ALUM**

*162 N.J. 313 (2000)*

of Guttenberg (Hudson County)

Suspension 1 Year Suspended

Decided: January 28, 2000

Admitted: 1983

*APPEARANCES BEFORE SUPREME COURT*

*Nitza I. Blasini, Deputy Ethics Counsel, argued the cause on behalf of the Office of Attorney Ethics.*

*Raymond Barto argued the cause for respondent.*

The Supreme Court of New Jersey held that a suspension from the practice of law for a period of one year was the appropriate discipline for an attorney who knowingly engaged in a series of real estate transactions involving "silent seconds" or fictitious credits. In these transactions, the borrower obtained secondary financing to close a real estate transaction without disclosing to the first mortgage holder the need for such financing. Additionally, the respondent either personally prepared false RESPA and Fannie Mae documents designed to conceal prohibited financing or facilitated the use of false documentation at the closing by allowing his clients to sign the false documents. In view of the fact that the unethical conduct in question occurred in 1988 and 1989, over ten years ago, and in view of respondent's unblemished disciplinary record, the Court determined to suspend the suspension and to require the attorney to perform pro bono legal services of a community nature consisting of the equivalent of one day per week for a period of one year.