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NEWS RELEASE



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Real Estate Agent Charged with 13 Felony Counts of Theft, Forgery, and Money Laundering

VENTURA, Calif. – District Attorney Erik Nasarenko announced today that Lane Yudell (DOB 05/10/67), of Simi Valley, has been charged with three counts of grand theft, seven counts of forgery, and three counts of money laundering. Yudell, a real estate agent, is also charged with several special allegations, including the defendant taking advantage of a position of trust and confidence to commit the offense, and the victim being particularly vulnerable.

From February 2016 through August 2019, Yudell allegedly made multiple false statements which caused the victim to relinquish possession and ownership of her Thousand Oaks home. Additionally, Yudell is accused of stealing the sale proceeds from the victim's residence then laundering those funds through multiple bank accounts. Yudell also allegedly forged the signature of a second victim on real estate transactions in Ventura and Los Angeles counties.

Yudell was arrested on April 24, 2024, by the Simi Valley Police Department Special Enforcement Team. The case involved extensive investigation by the District Attorney's Office Real Estate Fraud Unit and is being prosecuted by Senior Deputy District Attorney Dominic Kardum.

Arraignment is scheduled for May 8, 2024, at 9:00 a.m. in courtroom 11 of the Ventura County Superior Court.

Case: 2022000838

Defendant Information:

Lane Yudell

Simi Valley

Charges:

- (3 counts) PC 487(a) - Felony grand theft
- (3 counts) PC 186.10(a) – Money Laundering
- (7 counts) PC 470(d) – Forgery

Special allegations:

- PC 186.11(a)(3) - Aggravated white collar crime enhancement, taking more than \$100K but less than \$500K
- PC 801.5 per PC 803(c) – Statute of limitations extended due to late discovery by victim
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- PC 801.5 per PC 803(c) – Statute of limitations extended due to late discovery by victim(s)
- CRC 4.421(a)(3) – The victim was particularly vulnerable
- CRC 4.421(a)(8) – Manner in which alleged crimes were committed indicates planning, sophistication, and professionalism
- CRC 4.421(a)(9) – Crime involved an attempted or actual taking and damage of great monetary value
- 4.421(a)(11) - Defendant took advantage of a position of trust and confidence to commit the offense
- PC 186.10(c)(1)(B) – Transaction of more than \$100K but less than \$1 million
- CRC 4.421 (a)(11) - Defendant took advantage of a position of trust and confidence to commit the offense