

## **Department of Justice**

U.S. Attorney's Office  
Southern District of Texas

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FOR IMMEDIATE RELEASE

Monday, April 29, 2019

### **Former Mortgage Broker Charged with Deed Fraud Scheme**

HOUSTON – A 58-year-old man is set to appear in Houston federal court on allegations contained in a 10-count indictment to include conspiracy to commit bank and wire fraud, wire fraud and violations of a federal money laundering statute, announced U.S. Attorney yan K. Patrick.

Clarence C. Roland III, of Tacoma, Washington, is accused of fraudulent acquisition of real property through the manipulation and filing of fraudulent deed documents in county records across the country.

He is set to make his initial appearance before U.S. Magistrate Judge Christina Bryan at 10:00 a.m. today.

The indictment, returned in December 2018, alleges Roland fabricated fraudulent documents to defraud mortgage holders by causing the property records to reflect their interests in the real property had been eliminated.

Roland and others fraudulently transferred the ownership of the real property in which the mortgage holder had an interest to shell companies Roland controlled, according to the charges. The fraudulent documents allegedly further materially misrepresented the shell companies he controlled had outstanding mortgage loans on the real properties allegedly held by another company Roland controlled. Upon the sale of the real property, Roland allegedly caused that fake loan to be paid off using seller's proceeds.

The indictment further alleges the conspirators created and used various entities names in executing their scheme to defraud.

If convicted of conspiracy to commit bank fraud, Roland faces up to 30 years in federal prison and a possible \$1 million maximum fine. A conviction for wire fraud carries a potential 20-year-maximum sentence and a \$250,000 possible fine. He is also charged with six counts of money laundering, each carrying a maximum 10 years in prison and \$250,000 in fines, upon conviction.

The Federal Housing Finance Agency - Office of Inspector General and the FBI conducted the investigation. Assistant U.S. Attorney Melissa Annis is prosecuting the case.

***An indictment is a formal accusation of criminal conduct, not evidence.  
A defendant is presumed innocent unless convicted through due process of law.***

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**Topic(s):**

Financial Fraud

Mortgage Fraud

**Components(s):**

USAO – Texas, Southern