

State Bar Complaints against Rosiak and Silverstein Federal / State Agency Letters to DOJ, IRS, and CA DRE Medical Impact Addendum – Stress and ADA considerations Criminal Actor Matrix identifying seven individual defendants

From: michael gasio (gasio77@yahoo.com)

To: srandell@hbpd.org; hnguyen2@fbi.gov; kyphat@yahoo.com; clerk@stevensilverstein.com; aelkins@gmail.com; helderppinheiro@gmail.com; hansonle@bhhscaprops.com; lymyhoa@yahoo.com; attorneyrosiak@gmail.com

Date: Saturday, October 18, 2025 at 06:29 PM PDT

Full Story – Counsel Prospectus

Condensed Overview of the Civil + Criminal Record | Full PDF Below

1 | Case Overview

This page provides a lawyer-ready synopsis of the complete 57-page *Full Story / Attorney Summary Letter* prepared by **Michael Gasio**. The case merges civil, real-estate, and federal RICO violations arising from an alleged fraudulent eviction and concealment of payments. The full brief, evidence lists, and statutory citations are preserved in the embedded PDF below.

2 | Key Components at a Glance

- **Duration:** 2022 – 2025
- **Scope:** Wrongful Eviction · Fraud · Forgery · Retaliation · Elder Abuse · Civil RICO
- **Core Evidence:** Leases (2021-24), cashier's checks, email chain to Berkshire Legal & HBPD, USPS receipts
- **Statutes Cited:** CA Penal §§ 470, 118, 368 · Civ Code §§ 1942.5, 3333, 3345 · 18 U.S.C. §§ 1341, 1343, 1962 (RICO)
- **Verified Damages (Initial Claim):** ≈ \$253 k base + multipliers → ≈ \$2 M exposure
- **Medical Impact:** Cardiac arrhythmia & anxiety linked to threatened eviction (Medical Addendum)
- **Agencies Notified:** DOJ · IRS · FBI · CA DRE · State Bar · HB Police Dept · City Attorney

3 | Principal Actors Identified

- **Phat Tran (Dentist / Owner):** Concealment of funds, forged lease, extortion for cash transfer
- **Hanson Le (BHHS Agent):** Collected rent after resignation; confirmed receipt “has the check”
- **Steven D. Silverstein (Eviction Attorney):** Filed without standing; false court representation
- **Anna Ly (Agent / Broker):** Issued renewal under different agency; document conflict
- **R. Rosiak (Former Counsel):** Accepted fee then abandoned representation before trial

4 | Legal Framework and Damages Summary

The PDF lays out a complete damages table, witness log, and binder index:

- **Rental Loss & Unreturned Deposits:** \$150 ,300
- **Property Loss / Relocation Costs:** \$49 ,500
- **Legal / Medical Costs:** \$53 ,500
- **Total Compensatory:** \$253 ,300 (before trebling / punitive)
- **Requested Judicial Relief:** Full reversal of judgment + treble damages under Civ Code §3345 and RICO §1964(c)

5 | Attachments & Complaints Referenced

- State Bar Complaints against Rosiak and Silverstein
- Federal / State Agency Letters to DOJ, IRS, and CA DRE
- Medical Impact Addendum – Stress and ADA considerations
- Criminal Actor Matrix identifying seven individual defendants

6 | Quick Read Takeaway

The document functions as a full attorney-intake dossier — complete record of payments, contracts, communications, damages, and statutes — ready for formal filing or agency review. It demonstrates early notice to authorities and preserves chain of evidence for both civil and criminal actions.

7 | Embedded Full PDF attached for record keeping

Scroll below to read or download the entire 57-page Attorney Summary Letter (Full Story).

[fullstory.](#)

[Return to Portal Index](#)

 full.html
4.6 kB