



## PRESS RELEASE

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### **Attorney General Frosh Sues Landlords for Defrauding Rental Applicants**

***Perry Willey Rental, Perry Willey, and Jaime Dailey are charged with accepting prepaid rent and security deposits but never delivering possession of the premises or provided refunds***

**Baltimore, MD (April 18, 2016)** -- Maryland Attorney Brian E. Frosh announced today that the Office of the Attorney General's Consumer Protection Division has filed charges against Perry Willey Rental and its owners, Perry Willey and Jaime Dailey, for advertising residential rental properties in the Salisbury area and accepting prepaid rent and security deposits from tenants, but refusing to deliver the properties to the tenants or provide refunds.

The Division alleges that Perry Willey Rental, Perry Willey, and Jaime Dailey's offered residential dwelling units for rent and accepted prepaid rent and security deposits from consumers, but refused to provide possession of the premises or a refund - a violation of the Maryland Consumer Protection Act. According to the charges, consumers not only lost their deposits and other payments, but also were left without housing on the promised date and were forced to pay for a hotel and for storage of their possessions.

"Moving to a new home can be stressful enough, but discovering you don't have a home after you have paid your deposit and given up your old lease can be disruptive and overwhelming," said Attorney General Frosh. "Consumers who paid a security deposit and prepaid rent should get possession of the property or a full refund. We will take all necessary action to protect consumers who pay deposits in reliance on a landlord's promise but are given nothing."

The hearing on the charges will be held at the Office of Administrative Hearings in Hunt Valley, Maryland starting July 14, 2016. The Division is seeking injunctive relief to prevent the company and its owners from offering properties for rent when they will not provide possession to the tenants. The Division is also seeking an order requiring Perry Willey Rental, Perry Willey, and Jaime Dailey to pay restitution to consumers and civil penalties for the alleged violations of the Consumer Protection Act.

Consumers with complaints against Perry Willey Rental, Perry Willey, and Jaime Dailey may call the Consumer Protection Division at 410-576-6569 or write to the Consumer Protection Division at 200 St. Paul Place, 16th Floor, Baltimore, MD 21202.