



All Executives
Tucson, AZ



Your Special Real Estate Newsletter

Created especially for

Our Friends

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Happy Valentine's Day from . . .



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Our Featured Properties



Gorgeous Foothills Home!
Shows like new! Remodeled kitchen, newer appliances, baths, new low-E windows, and lots of ceramic tile on

floors, countertops, vanities, and in showers. New zoned 17 SEER A/C units. Enjoy city lights and complete privacy while relaxing in the pool or the gazebo covered spa on one-acre of natural desert.

Awesome City and Mountain Views!

Dist 16 schools, spacious 4BR/3BA with over 3300 sq ft on one acre of natural desert. Granite countertops, marble floors, huge guest quarters and wrap around screened AZ room.



For more information on these and other properties, please contact Cheryl (202-5423), Dick (202-5424), or Susan 202-5422).

10 Signs of a Changing Real Estate Market What to watch for in real estate

Inman News has been watching the housing market closely to determine where this market might be heading.

- 1. Kinko's is busy:** Copy/graphics/printing shops are producing volumes of fliers, postcards and other materials for Realtors to send out to promote listings.
- 2. Ads get more graphic:** Some agents are including a graph of the 20-year home price appreciation forecast in advertisements to show buyers there's nothing to fear.
- 3. U-Haul has a glut of moving trucks in their lots:** People move around less when the market cools. They take the stool pigeon approach: Nest in place and wait for the next boom before selling.
- 4. Calling all contractors:** Contractors are finding work putting in sprinkler systems/lawns, replacing roofs, and building fences, as sellers realize they have to do something to improve their curb appeal.
- 5. My dog ate the contract:** Agents are having trouble keeping buyers in contracts. Buyers realize they have leverage, and if they walk away from a deal due to an inspection or a contingency, they won't lose the house.
- 6. Newspapers are thicker:** The home sections of newspapers have beefed up in recent weeks with more home listings than in previous months.
- 7. Open house parties are tame:** It's easier to visit open houses, competitive glares amongst prospective buyers have softened to friendlier chatter.
- 8. Buyers have relaxed:** Previously you could pick a prospective buyer out of a lineup by the look on the face: anxious, sweating and worn out from the fight to find a decent-priced home. Now, more shoppers have decided to kick back and rent until the market cools.
- 9. Bye-bye, newbies:** The crowds at real estate licensing test sites have thinned. If the market slows, real estate agents will be negotiating fewer deals, and for those who were barely making it in a hot market, a slow market means it's time to look for a new profession. "I've always wanted to be a teacher, anyway."
- 10. Foreclosure sharks smell blood:** One homeowner's disaster is one investor's dream. Many investors will get in on the foreclosure game, looking for steals. Some investors/investment companies have thrown millions into the New Orleans real estate market to grab up some storm-drenched real estate deals.

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REAL ESTATE NEWS

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*The highest compliment you can give us is a referral to your friends and family.
We thank you for your confidence and trust!*

This newsletter is published as a source of general information about real estate and is not intended to solicit properties currently offered by other agents.

The Sharing Space

MUST SELL!!!! Oak Queen size bedroom set (includes nightstands, dresser, armoire and mattress) \$1500 obo. Call Amy at 520-760-7602.

Fall in Love with the newest **Mary Kay Products!** Powerhouse Skin Care and Captivating Color. See it all at www.marykay.com/lmartzke or you may call 400-9424 for a complimentary facial and makeover.

Baby swing \$29, walker \$10, night/day bottle warmer \$20, Avent Electric Steam Sterilizer \$25, nursing pillow \$10, fold-up tub \$8, rocker/bouncer \$5, baby clothes (girl/neutral) \$1-\$5, Phantom upright bagless vacuum cleaner \$25. Call Fong 886-9693.

Say I Love You. A gift from **Mary Kay** shows you're always thinking about that Someone Special. Call me today for great ideas that warm the heart and spark the spirit. Independent Beauty Consultant Gabriela Sesteaga. 520-940-8361 www.marykay.com/gsesteaga.

For **Custom Little Girl's Clothing** at reasonable prices, visit our web at www.littlegirlsfashions.com. We help make your little ones look their best, from newborns to 10 years of age. Or feel free to contact us at info@littlegirlsfashions.com.

Work from home...Make Money! Call toll free: 1-800-608-2318. Info code: 2762.

Beautiful Wedding Photos, Portraits, All Occasions-**Photo by Jen-** www.PhotobyJen.com. Call Jen Ryder (520) 990-8701. Recommended by Cheryl.

2003 Sears Craftsman lawn tractor w/ wagon, 21 HP, 42" cut mower deck, used 1 season. \$800 firm-Call Karen or Brad at 207-8647.

Ding Dong! Avon calling! Contact Laura Pate at loriwellner@earthlink.net for the latest catalogs!

20 inch Wheels 4 sale. Will fit any Ford F150 04 and up, Expedition, Explorer 2003 or newer. Wheels are in great condition. There are no marks or scratches on them. Must see! \$600.00 firm! 546-6034.

Yamaha PSR-172 Electric Piano, Excellent Condition \$100.00 OBO, Call Al @ 722-8555, leave message. (Mesquite Ranch)

Exp. Childcare Provider has 3 openings, ages infant and up, FTI PT, Rita Ranch area, CPR & First Aid Cert., Flexible hours, Reasonable Rates, Call Mechele @ 664-2262 Anytime.

BONITA HOME INSPECTION SERVICES - buying, selling, or building? Our unique Client Interactive Home Inspection Process will give you the piece of mind that your Real Estate decision is the right one for you. Check out our preventive maintenance program to avoid costly bills in the future. Our web site features **ASK THE INSPECTOR** where we directly respond back to your questions. www.bonitahis.com or call 795-9566.

Over 50? Get active, meet people, make friends, check out **Eastside Senior Club** at the Senior Addition of Udall Rec Center. Yearly \$25 Parks & Rec fee- access to weights, cardio, walking track, racquetball, & swimming, billiards, table tennis, cards & other games, ballroom & line dancing, yoga, tai chi, chair exercise, reading, needle & art groups, day and longer trips, parties, and much more. 7200 E. Tanque Verde Rd. Call 791-4121.

Love your body! Give it healthy, natural products that are pure, safe, and beneficial for all ages. See and feel the **Arbonne** difference! No obligation Anti-Aging skin care trial. Call for a catalog or set up an appointment. Skin care - Body care - Hair care - Nutrition - Weight loss. Contact: Kristine Bennett 271-5016 or Kristine@skinbodyfitness.com.

Fitness is just around the corner for you! **Skin & Body Fitness** - personal training and wellness consulting right in your neighborhood. Call me to stop by and check out the studio. What is your goal? Let's achieve it. Kristine Bennett 271-5016 or Kristine@skinbodyfitness.com.

Piano for Sale: Samick 43" Console Oak Cabinet w/ storage bench. It's like new. \$1500 obo. Please contact Debbie at 663-5770.

Mary Kay - always free shipping anywhere in the US. Also, start the new year off with a bang by having you own home-based business. Just call me to set up an appointment for more information. Call Shawn at 722-3778 or visit my website at www.marykay.com/shawnryden.

Best Nail Technician in town-Valerie Ferguson-Hair 2000 @ 7852 E. Wrightstown Rd. (520) 861-9427. Recommended by Jennifer.

2002 Ford Taurus SES-43,000 miles, great condition! Power everything, well maintained! \$7995 (Below Blue Book) OBO! Call Dave at 861-1039.

Great items and prices at BabyCrazy (www.babycrazy.com/gwoodson). For more information or catalog requests, please call Gertrude Woodson at 721-1313. All orders \$25 or more will receive a 5% discount.

Free Pick up: Do you have furniture, household goods or clothes left over from garage or moving sale? The Miracle Center will pick up & provide a tax deductible receipt. The Miracle Center provides transitional housing for women and children. 296-3337. Thank You! **The Miracle Center.**

50cc scooter \$400 obo, Shower floor, new, still in box \$75, Oak Entertainment Center with leaded glass \$1000 obo, Mongoose Racing Bicycle - \$40. 86 Mazda needs tranny work... other than that runs great new tires and fuel pump \$500 OBO. 312-4570.

Hypnosis for Stress, Smoking, Weight control, anxiety, and almost anything. Dr. Mark Gromer, CHI. 312-4570. "It really works," Pat.

Therapeutic Kneads Massage Therapy, voted most beneficial massage in Tucson. 312-4570.

2002 Ford F350 Super Duty Crew Cab Long Bed, V8 7.3L TD w/Auto trans, 4 WD, 50,700 miles, loaded-\$27,000 OBO. Call Laura @ 861-1099.

Entertainment Book 2006-now reduced! Get 1 for the kitchen & 1 for the car. Profits go to a CFHS Band. Call Cheryl 250-5109. We deliver!

Buying or Selling property? Please allow us to provide you with a No Obligation, **FREE MARKET OPINION** of your home.

Call Cheryl (202-5423), Dick (202-5424), Susan (202-5422) or Sally (202-5421) at **RE/MAX All Executives.**



"Shish Kebab House of Tucson, 5855 E Broadway, 745-5308 has great lunch and dinner menus," Jack.

"Claim Jumper at 3761 E Broadway has wonderful fish and chips, crab cakes, meat loaf, spicy Jambayla." Dick, Barbara, and Susan.

Contact us at: sallyandcheryl@tucsonrelocation.net with neighborhood news, garage sales, for-sale items, recipes, household hints, and to recommend services, restaurants, or businesses. (Or call Cheryl at 520-202-5423 or fax to 520-299-9351). We will gladly share your input with our readers. THERE IS NO CHARGE! We look forward to hearing from you!

Recipe Corner

Do you have a favorite recipe? Send it and we will print it here.

Teruko K. Spareribs

Courtesy of Kyo Okamoto

serves 6

3-4 Lbs pork ribs 1 cup sugar 1 cup Heinz ketchup 3/4 cup Kikoman soy sauce 1/3 cup Dynasty Oyster Flavored Sauce
 Sauce: Mix all ingredients in LARGE bowl. (Optional: Microwave marinating mix for 1 minute. Stir to assure blending of Mix. Should be smooth.)
 Ribs: Cut ribs (bone-in), boil in large pot with 4-6 thinly sliced ginger root and pinch or two of salt for 40-50 min or until ribs are tender. (Foamy fat will rise to surface, skim foam off and dispose.) Drain and use tongs to place ribs into marinating mix for 10-15 minutes. Then place ribs into 9" x 12" foil lined baking pan. Place pan in oven, bake 250° for 15 minutes. Serve with Japanese style white rice. *

Chocolate Chip Cookies

Courtesy of John Spangler

serves many cookies

1-1/4 cups flour 1/2 tsp baking soda 1/2 tsp salt 1 cup firmly packed brown sugar
 3/4 cup butter or margarine 2 eggs 1 tsp vanilla 2-1/2 cups quick or old fashioned oats-uncooked
 6 ounces semi-sweet chocolate chips 1/2 cup chopped walnuts

In small bowl, combine flour, baking soda, and salt; mix well. In a large bowl, beat together sugar and butter until light and fluffy. Blend in eggs and vanilla. Add flour mixture; mix well. Stir in oats, then add chocolate chips and walnuts. Drop dough by rounded tablespoonfuls onto greased cookie sheet. Bake for 10-12 minutes at 350°. Cool on rack. *



REAL ESTATE NEWS

What's the market like in and around Tucson?

The Tucson Association of REALTORS prohibits marketing or advertising properties for sale without consent of the seller.

The data provided here is only a source of information for homeowners. Equal Opportunity Housing. All information deemed reliable, but not guaranteed.

For more information contact Cheryl (202-5423), Dick (202-5424), or Susan (202-5422).

Sample of Homes Currently For Sale Through MLS by Outstanding RE/MAX All Executives Agents

List Price @	\$ per sq ft	Address	BR / BA	Sq Feet	Year Built	Pool
\$ 159,900	\$ 139.16	Residence on S Curley Way	3 / 2	1149	1975	No
\$ 185,000	\$ 150.90	Residence on W Dorado Circle	3 / 2	1226	1972	Yes
\$ 199,900	\$ 153.42	Residence on W Whistlebrook Ln	3 / 2	1303	1992	No
\$ 200,000	\$ 181.16	Residence on S Paseo De Los Nardos	2 / 2	1104	1999	No
\$ 209,000	\$ 127.67	Residence on E 38th St	3 / 2	1637	1972	Yes
\$ 249,000	\$ 152.76	Residence on E Anne Pl	3 / 2	1630	1971	Yes
\$ 269,000	\$ 159.17	Residence on N Sahuara Ave	4 / 2	1690	2003	No
\$ 275,000	\$ 291.31	Residence on N Vuelta Tajo	2 / 2	944	1996	No
\$ 299,000	\$ 211.61	Residence on E Calle Cambujo	3 / 2	1413	2001	Yes
\$ 315,000	\$ 109.15	Residence on S Madera Village Dr	4 / 3	2886	2001	No
\$ 355,000	\$ 151.84	Residence on W Lost Bird Dr	4 / 2	2338	2005	No
\$ 379,900	\$ 144.01	Residence on W Hematite Pl	5 / 4	2638	1993	Yes
\$ 435,000	\$ 107.54	Residence on W Case Way	5 / 3	4045	2005	No
\$ 475,000	\$ 203.17	Residence on W New Shadow Way	4 / 2	2338	2004	No
\$ 499,500	\$ 199.72	Residence on N Via De La Lanza	4 / 2	2501	1994	Yes
\$ 499,900	\$ 191.17	Residence on S Via Lago Del Enc	4 / 3	2615	2003	Yes
\$ 595,000	\$ 259.26	Residence on N Placita Cazador	3 / 3	2295	1980	Yes
\$ 795,500	\$ 286.25	Residence on S Freeman Rd	5 / 3	2779	1996	Yes
\$ 1,325,000	\$ 267.57	Residence on N Via De La Granja	4 / 5	4952	1995	Yes
\$ 1,395,000	\$ 353.88	Residence on W Cush Canyon	4 / 4	3942	2005	Yes

Sally McKenzie
Dick Clark
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Susan Black
RE/MAX All Executives
4640 E. Sunrise Dr. #127
Tucson, AZ 85718

RE/MAX. Outstanding Agents. Outstanding Results.

We bring you over 40 years of combined Real Estate experience and expertise. Our team is in the *top 1% in Residential Sales* in the area. We welcome the opportunity to assist you, your friends and family with any Real Estate needs! Thank you for your trust and confidence!

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Our Friends

To current resident, or

Dick: 202-5424

Susan: 202-5422

Sally: 202-5421

Cheryl: 202-5423

www.tucsonrelocation.net

Household Hints– "Things You Should Know"

Greg Altig, Bonita Home Inspection Services

Replacing a Toilet Handle-

- Make sure the problem is the handle and not the chain or flapper. The lever should never hit the lid, so when adjusting the chain make sure the length is such that the flapper opens and closes fully with the lid on the tank.
- If the handle is hard to turn, disconnect the chain, and check to see if the handle is still hard to turn. If not, the problem is at the flapper or ball and not the handle. If it is still hard to turn then the handle needs replacing.
- Handles come in different lengths and shapes, so take the old handle with you to buy a replacement. Trust me on this one, it will save you time and frustration not making trips back and forth to the stores. We all know that one! Six trips and all day for a \$4.95 part!
- For more detailed information go to www.toiletology.com. Yes this is a real site! You can also ask a question on my web site at www.bonitahis.com
- Simply enter the site, click on ASK THE INSPECTOR from the left navigation bar. I'll try my best to get you down the right path!
- One more tipwhen it is not going as you expected, simply verbalize to the handle.....just make sure no children are within earshot.

Old wives tales or miraculous cures?

I take no responsibility for the outcome, but these are interesting treatments. -Dick Clark

- Drinking 2 glasses of Gatorade can relieve headache pain.
- Colgate toothpaste makes an excellent salve for burns.
- Chew Altoids peppermints to clear up stuffed nose.
- To ease achy muscles, mix 1 TBSP horseradish in 1 cup olive oil. Let mixture sit for 30 minutes and use as massage oil.
- To cure sore throat, mix 1/4 cup vinegar with 1/4 cup honey and take 1 TBSP six times a day.
- Cure urinary tract infections with Alka-Seltzer. Dissolve 2 tablets in glass of water and drink at the onset of symptoms.
- Eliminate puffiness under eyes with a dab of preparation H. Avoid getting it in the eyes.
- Cover skin blemishes with dab of honey and cover with band-aid. Works overnight.
- Get rid of toenail fungus by soaking your toes in Listerine mouthwash.
- Formula 409 kills bees, wasps, & yellow jackets instantly.
- Squirt Elmer's Glue on a splinter, let dry, and peel the dried glue off the skin. The splinter comes right out.
- Use Hunt's tomato paste as a compress to cure a boil. Cover the boil with Hunt's tomato paste.
- Mix 2 cups Quaker Oats and 1 cup water in a bowl and warm in microwave for 1 minute. Cool slightly and apply the mixture to your hands for relief from arthritis pain.