



Cheryl Ledford and Dick Clark Present Your 2008 Real Estate Newsletter

All Executives
Tucson, AZ



Created especially for **OUR FRIENDS**

By

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REAL ESTATE NEWS

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

Welcome Spring!



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www.tucsonrelocation.net

Our April Featured Properties:



M/M Clean present 3BRs/2BAs split plan, lots of countr space, cabs, lg pantry & ceramic tile. Grand MBR suite, walk in closets, shower, garden tub. Mature Indscp, cool grass, covd patio. \$279,900.

GORGEOUS 3BR/2BA, ceramic & carpet, grt rm, kit w/center island, lots of cabinets & upgrd appls. Back yard oasis, free-form s/c pool covd patio, 2.5 car gar. Seller pays up to 6% at \$299,000 as allowed by lender.



Spacious slump block, 2.5 acres horse property w/tack room, equestrian facilities, water & elect. Ext ceramic tile, new berber in MBR. Lg rec rm, FR w/FP off kit. Covd back patio, brick BBQ, awesome city and mt views. Reduced-\$319,900.



Spectacular views, District 16. .5 acre cul-de-sac, spacious BRs, formal LR & DR, 20in ceramic. In-ground SPOOL, lg, prvt back yard. Beautiful back-yard with mature landscaping. \$499,900.



Near bus lines, restaurants, and Park Mall. 1200 sqft, 3BR/2BA with refreshing in-ground pool. Solid slump construction, covd parking, room for RV. North patio, mt views. \$168,000.



4BR/2BA, cul-de-sac, mt views, loads of 18" ceramic tile, dual cooling. New kit cabs, island w/ brkfst bar, low-e windows, FP in FR. Huge covd patio, lg backyard, fruit trees. \$239,900.



*For more information on these featured homes
or other properties, please contact
Cheryl (202-5423) or Dick (202-5424).*

Periodic Flush Does A Water Good

By Paul Bianchina, Inman News

You may have received advice about periodically draining your water heater. The reason to drain is sediment. Sediment is small bits of dirt, rock and other debris that can work its way into your water heater over time. Being heavier than water, it will settle to the bottom of the tank and build up. In areas having water with a high mineral content, or a well or other supply that is not well filtered, it is possible to accumulate a fair amount of material in the bottom of the tank.

That sediment buildup can decrease the amount of hot water the tank can hold, or it can clog up the drain valve. If your city periodically flushes the municipal water lines, or anything else causes a water surge or a sudden increase in water pressure, that layer of sediment can get stirred up and work its way into faucets, valves and other areas.

Draining and flushing your water heater to remove that buildup of sediment before it can do any harm is a very simple procedure. First, if you have an electric water heater, shut the circuit breaker. For a gas water heater, shut the valve controlling the gas supply to the heater.

Next, shut the cold water supply to the water heater. This is a valve that is located above or next to the heater. Go inside the house, open the hot water faucet that is closest to where the water heater is, and wait a moment until no more hot water comes out.

Near the bottom of the water heater is a drain valve. It may be white plastic, or it may be a brass valve that looks like an outdoor hose bib. Attach a garden hose to the valve, and route the other end to a safe location. Remember that this is very hot water that will be coming out of the hose, so keep it away from kids, pets and sensitive plants.

Open the drain valve all the way, and let the water heater drain, a relatively slow process. You may find it necessary to open the pressure relief valve on the tank to encourage things to get started, something akin to punching a second hole in the top of a can to get it to drain.

When the tank is empty, shut the faucet in the house and turn on the cold-water supply valve. This will allow fresh cold water to run through the tank, stirring up and flushing out any remaining sediment. Unless you have a tremendous buildup of material in the tank, it shouldn't take more than about five or 10 minutes to completely flush it out.

When the water is clear, shut the drain valve and remove the hose. Leave the main cold-water supply valve open and refill the tank. When the tank is full -- and only when it's full -- you can turn on the electricity to reactivate the elements, or turn on the gas valve and relight the pilot. If you are unsure about how to safely relight the pilot, call your gas company for assistance.

*If you wait for the market to hit rock bottom before you buy, you'll miss it!
You won't know it was the bottom until it's on the way back up!*

The Sharing Space

Got something to recommend, sell, or trade? Send it and we'll print it here.

Misplace your newsletter? Log on to www.tucsonrelocation.net, click on NEWSLETTER, click NEWSLETTER ARCHIVE. Scroll down, click on the month you missed.

8" Connelly Prescott Pool Table with Ball and Claw legs, diamond sites and burgundy cloth. Comes with 4 cues, bridge and cue stand. \$1800. Connelly will pick up and deliver for \$230.00. Call Brenda @ 977-8754.

Four BF Goodrich Comp T-A tires, 205/6015. Like new, less than 1,000 road miles. \$150. Call Kim @ 250-5108.

1991 Volkswagon Vanagon Camper GL, Blue Metallic, Automatic, A/C, Power steering, AM/FM Cassette Stereo, Roof rack, Rear Air/Heat, Cruise control, Flip up Roof, full camper, Garaged. 1 owner-Ex cond. Fully equip w/stove/sink/refrig, 2 tables, closet and storage areas. 118k orig miles. \$17,000. Laura at 982-0182.

The best Nail Tech- Valerie Ferguson @ B.J.'s hair salon, 103 S. Pantano, (on the southeast corner of Broadway and Pantano) behind the Circle K. Specializing in pink and white acrylic, first time client discount, manicure/pedicure specials. Call Valerie for an appointment 861-9427. Recommended by Jenn.

2002 Chevy Silverado 2500 HD 4X4 LT, 127,000 miles. leather interior, On Star available, excellent running condition, Maintenance records kept. bluebook \$11,700.00. Asking \$10,000.00 Ask for Gregg Ferguson 818-4980.

Sky Island Construction LLC, building-Mt. Lemmon Log Cabins, Custom Tucson Homes, Additions, and upgrades. General Contractor. AZ. R.O.C. 163522, member BBB, Please Call Gregg Ferguson at 471-6322.

1995 Isuzu Rodeo, 1 owner, 106k mi, ice cold A/C, ex interior, remote start alarm, minor rear damage. Sacrifice @ \$3000 OBO Bob or Tina, 886-4437 or 603-6325.

Love to Sew? If you love to sew and are striving for runway quality projects or want to start sewing and need a little help, call Elizabeth at 591-2255 or email Elizabeth-fashion@msn.com. Elizabeth Smith, Certified Sewing Instructor.

Design your own home like a prof! We'll help - U Learn. Custom decorative original art can be created with U. Call Christine at U Design, 296-2244. Affordable rates.

"New and almost new size 10 and 12 ladies clothes." Phone 399-0616.

"I can take care of all your word processing needs. Tailor made projects with attention to detail." call Christina @ 405-8729.

No Plastic: Organic Reusable Shopping Bags printed with beautiful messages about Sustainability: call Lianda: 298-2650, or online: www.SustainableBags.net.

PAINTING SPECIALISTS, ext, int, new const. Licensed, bonded, insured. ROC #'s 046449 & 073618, & BBB. Ed or Paul Greco Jr. @ 298-6344 for free estimate.

Natuzzi Leather Sofa and recliner chair, beige. Asking \$900.00. Call 529-1905.

Rita Ranch Painters, Interior and Exterior paint, roof coating, stucco, drywall repair. Emilio Moya, Sr., 401-4808 or 822-1379. Recommended by Mark.

Artistic and Heavy Duty Ironworks, 1417 S 6th Ave, 624-0511. Beautiful security doors, reasonable rates, reliable. Recommended by Cheryl.

All-Brite Window Cleaning does a great job. Call Jack at 722-2832. Recommended by Grace.

"AZ Tree and Landscape Service, Inc., www.aztree.com, does a great job at a reasonable price! Call 790-1505." Recommended by Laura.

The African Gallery. Beautiful hand crafted jewelry, tablecloths, clothes. Call Binta Diallo @ 979-4646, www.africanagallery.com. Recommended by Cheryl.

New Wolff Sunquest Canopy 2000S Tanning Bed. Pd \$1300, asking \$975 OBO. Warranty. Call 520-574-2480 (leave msg).

Relax, Revitalize with Massage Therapy. Call Catherine Mullaugh, Natural Health Massage Therapy, 622-2162, 4641 N. First Av, Suite 2; River and Bromley.

13/4 ctw Platinum Bridal Set, matching wedding band with round diamonds, \$2,500 obo. Please email jbalaacox.net for more information or call 977-7784.

House Painter Paul Liatti, 322-6719. Painting, minor repairs, roof coating. Very reliable, a quality painter. Recommended by Maureen.

PartyLite Candle, Lead/copper Free, burns clean. Host a PartyLite show-earn FREE Products!!! Call Veronica at 290-0540 or email to candlelady812@yahoo.com.

1994 Harley Davidson Custom Softail with accessories \$11,500. Must See! Call Paul at 520-290-0540.

Air Hockey Table: Like new, hardly used and kept covered. Great Christmas gift-\$250.00. Call Bill @ 577-0089.

For a perfect Housecleaning with reasonable rates, reliable, detailed, references available, and only \$15/hour, call Christina @ 405-8729. Recommended by a reader.

Piano Lessons. Looking for motivated students of any level. Call 520-223-5434, must use area code. or email (marileeleishman@gmail.com) for more information.

Congo African Grey Parrot (Othello) - Hand fed; Excellent temperament; needs attention; prefer bird lover: \$950 incl. cage/accessories. Call 574-2480 (leave msg).

Got pain or stress? Beat it with Bio-Touch. Call 323-7951 for appointment. Tell them "Horace" sent you. www.JustTouch.com.

Mother's Day Special, Lemony refresher facial, includes foot treatment & massage. Orig \$85, now \$65. 808-4000, **Skin Appeal Spa.** Appointments 8am-8pm Mon-Sat.

ARBONNE, pure, safe, beneficial (vegan) health and beauty products. Contact Casey today at 520-360-4707 for more info.

Holiday bills? Pay them off by opening your own AVON business! Only \$10 to sign up! Fifty % earnings for first two months! Call Laura at 574-4478 to get started.

Personal Training and Private Pilates Sessions. Certified, exp trainers. www.pilatesstudio.biz or call 520.207.1625 or email rstrong@pilatesstudio.biz for more details!

2000 Rockwood Ultralite Travel Trailer 25ft, \$8,000 OBO. Call 529-1905.

Treadmill- Sears Health Rider, \$75 OBO. Call Carol 235-3696.

Let's get your home in shape! Call Lucia the designer @ (520) 744-4873.

Mary Kay Products. Log on at www.marykay.com/shawnryden. Call Shawn at 722-3778 or 870-2775.

Family photos from Photo By Jen make excellent gifts. www.photobyjen.com or call Jen Ryder @ 990-8701. References available. Recommended by Katie.

Call Jack and Kirsten of Cruise Planners @ 749-4775 or 1-88-CJs-Travel, www.cactusjackstravel.com. Recommended by Angie.

Put our experience and expertise to work for you! Call Cheryl Ledford 202-5423, & Dick Clark 202-5424, at RE/MAX All Executives, 1985 E River Rd #121.



Sushi Garden, 7401 N La Cholla Blvd (Foothills Mall), 520-877-8744, "We really like the fresh Salmon!" Becky

Gus Balons, 6027 E 22nd Street, 520-747-7788, Mon-Sat 7 am -3pm. "The best for breakfast and lunch, great comfort food!" Dave and Pat

Contact us at Ledford@comcast.net (or fax to 520-299-9351) with neighborhood news, garage sales, items for sale, recipes, household hints, and to recommend services, restaurants, or businesses.

We'll share your input with our readers. THERE IS NO CHARGE! We look forward to hearing from you!

Sorry, but we cannot assume responsibility for the content of any ads, or quality of products and services offered here.



Recipe Corner

Share your favorite salad recipe. Send to ledford@comcast.net.

Chili Relleno Casserole Courtesy of Gonzo serves 12
 1 cup evaporated milk 1/2 cup all purpose flour 1/2 lb Monterrey Jack cheese, grated 8 oz can tomato sauce
 4 eggs 12 oz can whole green chilies (mild or hot to taste) 1/2 lb sharp cheddar cheese, grated
 Preheat oven 350°. Spray 1 1/2 qt casserole with PAM. Beat evaporated milk, eggs and flour together until smooth. Split chilies, rinse to remove seeds, drain on paper towels. Mix cheeses together, reserve 1/2. Alternate layers of chilies and cheese/ egg mixture in casserole dish. Pour tomato sauce over top layer. Top with reserved cheese. Bake uncovered 1 hour until done in center. *

El Corral Style Tamale Pie Courtesy of Cheryl Ledford serves 10
 2 boxes Jiffy corn muffin mix 2 beaten eggs 1 cup melted butter 1 cup sour cream 1/2 small can diced jalapenos
 2 cans creamed style corn 2 cans whole kernel corn, drained 1 small can diced green chilies 1 cup shredded sharp cheddar cheese
 Blend first 8 ingredients in large bowl until thoroughly mixed. Pour mixture into 9" x 13" greased pan. Bake covered for 50 min at 350°, remove cover and bake 20 minutes uncovered. Sprinkle with cheese and bake 10 minutes longer. *

Josefinas Courtesy of Betty Ledford Sawyer serves many
 1 loaf French bread, cut in 1/4" slices and toasted on 1 side 1 cup softened butter 1 cup chopped green chilies
 1 clove minced garlic 1 cup mayonnaise 2 cups grated Monterey Jack cheese
 Mix butter, chilies, and garlic. Spread mixture on toasted side of bread. Mix mayonnaise and cheese. Spread over butter mixture. Broil until cheese is puffy and brown. Can be prepared ahead and broiled shortly before serving. *

Tex-Mex Dip Courtesy of Cheryl Ledford serves many
 3 medium avocados (peeled and chopped) 2 TBSP fresh lemon juice salt and pepper to taste 8 oz sour cream
 1/2 cup mayonnaise 1 pkg dry taco seasoning mix 1 -16 oz container bean dip 1 cup chopped green onions
 3 medium chopped tomatoes 1 can sliced or chopped black olives 2 cups grated medium cheddar cheese
 Blend avocados, lemon juice, salt, and pepper. In separate bowl, combine sour cream, mayonnaise, and taco seasoning. On pizza pan or jellyroll pan: spread bean dip to cover bottom; spread avocado mixture, and top with sour cream mixture. Sprinkle with green onions, tomatoes black olives and cheddar cheese covering previous layer each time. Refrigerate and serve cold with tortilla chips. *

Easy Enchiladas Courtesy of Cindy Hodgeson serves 6
 4 chicken breasts microwaved 15 minutes and cut into bite-size pieces 2 cans cream of chicken soup 1 cup sour cream
 1 small can diced green chilies 1 diced onion 2 cups grated Longhorn cheese 12 corn tortillas
 Heat soup, sour cream, and green chilies on low stirring often. Dip tortillas in hot sauce one at a time. Fill each tortilla with some chicken, sauce, onion and cheese. Place seam side down in 9" x 13" pan. Cover with remaining sauce, onion, and cheese. Bake 350° for 20 -25 minutes. *

Chili Con Queso Courtesy of Sandi Henderson serves 8
 2 lbs Velveeta cheese 8 oz cream cheese 1 can cream of mushroom soup 1 can cheddar cheese soup 2 pureed jalapenos
 1 small onion, finely chopped 12 oz frozen green chilies finely chopped 2-3 cloves garlic 1 medium tomato
 Cut Velveeta and cream cheese into 1" cubes, place in large microwave safe container and heat about 10 minutes stirring often. Add soups, onion, green chilies, and garlic. Heat again in microwave stirring often. Add chopped tomato and stir. Serve hot. Freezes well. *



A Sample of Homes Offered For Sale by RE/MAX All Executives

The following data is only a source of information for homeowners. Equal Opportunity Housing. All information deemed reliable, but not guaranteed.
 For more information contact Cheryl Ledford (520-202-5423) or Dick Clark (520-202-5424).

List Price	\$ per sq ft	Address	Status	BR / BA	Sq Feet	Year Built	Pool
\$205,000	\$118.29	Residence on N Paseo De Las Canchas		3 / 2	1733	1984	N
\$222,500	\$141.81	Residence on W Mesquite River Dr		3 / 2	1569	1998	N
\$239,900	\$144.26	Residence on E Bunker Hill Pl		4 / 2	1663	1974	Y
\$250,000	\$199.20	Residence on N Emerald Lake Ct		3 / 3	1255	2000	N
\$279,900	\$112.82	Residence on S Madera Village Dr		3 / 2	2481	2001	N
\$299,000	\$152.94	Residence on W Desert Portal Rd		3 / 2	1955	2004	Y
\$319,900	\$136.59	Residence on S Beehive Ave		3 / 2	2342	1974	N
\$346,000	\$159.74	Residence on S Silverbluff Dr		4 / 2	2166	2005	Y
\$350,000	\$122.72	Residence on W Ivywood Pl		5 / 3	2852	1995	N
\$499,900	\$222.87	Residence on N Buckhorn Dr		3 / 2	2243	1987	N

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RE/MAX. Outstanding Agents. Outstanding Results.

We bring you over 15 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

Household Hints: WD-40

Courtesy of Carol Herklotz

Removes hard water deposits.
Keeps concrete from sticking to the inside of mixers and tools.
Keeps window screen frames from rusting.
Makes puck slide faster on air hockey table.
Lubricates dirty or stuck locks and latches.
Removes dirt and sap from metal garden tools.
Removes plastic tint film and glue from car windows
Lubricates and cleans casters and rollers.
Removes tar from feet.
On balcony to keep PIGEONS away (they hate the smell).
Cleans grease, tar and adhesives off tools.
Cleans and lubricates guitar strings.
Protects boat hardware.
Removes sap and splattered bugs from cars.
Removes rust when sprayed on garden tools and outdoor furniture.
Removes grease and oil stains on clothes.
Removes scuff marks from shoes.
Lubricates moving parts on lawn sprinklers.
Lubricates shears and pruners.
Lubricates, cleans, and prevents corrosion on guns.
Lubricates, prevents rust on bike derailleurs, cranks, chains and cogs.
Sprayed into the switch through the pull chain of ceiling fans.
Sprayed thoroughly on box fan motor until clean.
Removes road tar from cars and trucks.
Removes roofing tar. Then use Dawn® to wash your hands.
Softens new baseball gloves
Lubricates bike rims for easy tire removal
Keeps mud from sticking to boots
Lubricates dirty or stuck locks and latches
Cleans and lubricates moving parts in fishing reels

Cleans fiberglass bathtubs.
Remove crayon, ink, tomato, Kool-aid, lipstick stains from carpet and clothes.
Used to clean jewelry, shines leaves of artificial houseplants.
Removes coffee stains and felt pen marks from floor tile.
Spray it around the bottom of garbage cans to prevent animals from getting in.
Removes oxidation from aluminum window frames.
Removes caked on food from bottom of cookie sheets.
Removes gum from bottom of shoes.
Cleans and protects cowboy boots.
Removes paint from leather.
Shines vinyl sneakers.
Drives moisture from hearing aids and cleans battery compartment.
Removes stickers, dissolves glues.
Cleans power steering fluid from driveway.
Cleans and protects antique beer cans from rust.
Prevents rust in the garbage disposal.
Removes duct tape.
Keeps paint from sticking to glass and removes ink from vinyl.
Prevents bathroom mirror from fogging.
Keeps doves away from hanging baskets, spray lightly.
Keeps bulbs from seizing, spray bulb threads lightly before installing.
Cleans and lubricates rubber pinch rollers on my reel-to-reel tape recorders.
Cleans white water spots on outside of polished aluminum shower doors.
Removes fingerprints and cleans stainless steel.
Cleans and softens paint brushes.
Removes tree sap from cars and trucks.
Restores shine to auto paint finish.
Removes paint stains from flooring and carpet.
Cleans and protects metal and brass items.
Removes auto paint oxidation.
Removes permanent marker stains.