



SOUTHERN ARIZONA

Cheryl Ledford and Dick Clark Present Your 2009 Real Estate Newsletter

Created especially for

OUR FRIENDS

By

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



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www.tucsonrelocation.net

Our May Featured Properties



REDUCED! 3BR / 2BA with Pool! Near bus lines, restaurants, Park Place Mall. Newer kit cabinets, oven & micro, countertops and backsplash. Cov'd patio w/ mtn views, mature landscaping. Slump block masonry const, covered parking, room for the RV. \$149,500.

SPOTLESS! Cozy courtyard, tiled entry, custom security door. Spacious 4 BR / 2BA, w/ 16in ceramic tile. Kit features black appl, microwave, breakfast bar, center island. Large MBR, exec height vanity, 2 sinks. Split BR plan. Covered patio, huge backyard w/ mtn views. \$179,900.



BEAUTIFUL! Spacious 4BR / 3BA + loft and den, almost 3000 sq ft, 3 car garage. Great kit, maple cabinets, center island, breakfast bar. Gorgeous Mt views, covered ext patio, private backyard, custom pebble tec pool & spa, built-in BBQ. Backs to common area. \$255,000.

PRICED TO SELL! 2100 sq ft, 3BR / 2BA with ceramic tile floors, new carpet in BRs, new kit cabinets, counters, and appl. MBR has private sitting area. Over 3/4 acre with mountain views. 1BR / 1BA guest quarters with private entrance. Covered, extended patio. \$299,000.



FOR RENT! Vail USD. 3BR / 2BA, 1600 sq ft. Great Room, ceramic tile. All appliances, kitchen island w/breakfast bar, window coverings. Landscaped corner lot. Valencia / Houghton. Avail June 1. \$1,200/ mo.

FOR RENT! Vail USD. Like new! 3BR / 2BA. Covered patio, custom window coverings. Great kitchen, refrigerator included. Fenced yard. Neighborhood playground. Great location near I-10 / Kolb. \$1,200/ mo.

For more information on these featured homes or other properties, please contact Cheryl 520-529-5123 or Dick 520-529-5120

April Showers Bring May Flowers, and Bees!
Once flowers become in bloom, bees will be present. There are two types of bees that one will observe, the Africanized honey bee and the European honey bee. Neither bee will sting you when gathering nectar or pollen from flowers, but if provoked they'll sting in defense. Africanized and European Honey Bees look the same, can only sting once, protect their nest and sting in defense, have the same venom in their stinger, and both produce honey and wax.

As a precaution, listen for buzzing that may indicate a nest or swarm nearby, and don't swat at or provoke the bees in any way as this will only make them mad. If stung, move to a bee-free area, do not pinch the stinger with your fingers, this will only release more venom. Get the stinger out with tweezers, fingernail, or credit card. Apply ice to the area so the swelling subsides. If you are allergic to bees call 911. If there is a swarm or a nest call Arizona Pest Control for Removal.

www.Azpest.com, Bruce Tennenbaum & Jim Herk
Arizona Pest Control Co, 520-886-PEST(7378)

Factors that RAISE / LOWER Your Credit Score

Your credit score could end up saving you hundreds, or even thousands, of dollars. Lenders use credit scores to help them determine the "credit worthiness" of consumers applying for credit cards, lines of credit, or loans. To raise your score: pay your bills on time, do not have overdue accounts, collections, charge-off, bankruptcy; have a good cushion of available credit between current balance and credit limits; have a high credit limit on major credit cards; have at least two or more open major credit cards. To lower your score: each time a potential lender or landlord pulls your credit report for review, an inquiry is placed on your file. Inquiries can stay on your credit report for up to two years. Several inquiries can negatively affect your score.

www.freecreditreport.com

Going "Somewhat" Green

Your real estate newsletter is mailed or emailed to more than 7,000 homes monthly. In an effort to maintain our current distribution, we are asking our readers to have the "purple rag" emailed as opposed to regular mail, if possible. (And on email it's in full color). Maybe we can even save a few trees. The response has been great, our email list is really growing.

Please send us your name, address, subdivision, and email address. We promise not to share, raffle, give away, or sell your email address to ANYONE... EVER! Contact: Cheryl Ledford 520-529-5123 or email: Ledford@comcast.net

Law Enforcement Hot Weather Safety Tip :

Never leave children or pets in the car, even for a few minutes!

## The Sharing Space

If you have anything to sell or recommend, send it and we'll print it here.

**VW Eurovan Camper, Winnebago Interior, 1999.** An unbelievable deal. Only 30,000 miles. Includes stove, sink, water tank, refrigerator, heater, pop-top, sleeping, etc. Camping equipment never used! \$28,000. Hill Farm, contact [philhart4@msn.com](mailto:philhart4@msn.com) or call 323-3531.

**PIG ROAST:** Sat, May 23, Udall Park Ramadas 8-9. Bluegrass band. Menu: Roasted pork, beans, slaw, rolls, dessert, & tea/lemonade/water. Free Hot dog & chips for kids under 5. Adults \$13; children 6-13 \$7. For tickets: mail check with name & phone # to: Oasis Lodge #52 (Tickets), 450 N. Pantano Rd, Tucson 85710. Pre-paid list at head of food line. Bring chairs or blankets and enjoy. Contact: Randy Jager, 405-6098, 790-3009 or Paul Weathers, 290-6260. Benefits "Children At Risk" programs.

**New Horizon Treadmill.** Folds to Save Space. Has Incline Option-All Digital-\$400. **Wedding Dress** w/ train, worn once. Size 8, \$50 OBO. Call Tammy @ 574-2889.

**2004 Honda Interceptor VFR 800,** asphalt black with matching hard bags, jacket, gloves and helmet. Garage kept, just over 2000 miles. \$6000. **2007 Volkswagen Rabbit 5 speed,** white, 4 door, premium sound, sunroof, 18" wheels, excellent condition. \$12,000. Contact Justin @ 360-1914 or Sarah @ 360-1950.

For Sale: 32" Sony TV, \$200 OBO. Call 886-6826.

**The West**, not-for-profit shop supporting women's & children's charities in Tucson. Gifts, toys, cards, needlework supplies. NE corner of River/Craycroft. No sales tax.

**Candy Bouquet,** A delicious alternative to flowers. Look us up: [www.5935.CandySurprise.com](http://www.5935.CandySurprise.com), call Elizabeth @ 300-0021, or email [elicandybouquet@live.com](mailto:elicandybouquet@live.com).

**D & G Maintenance, LLC.** Grounds, building/structure maintenance, summer care for winter visitors. Licensed, bonded, insured. Call Dan @ 293-9790.

Need a website? Email Daniel at [shermand@gmail.com](mailto:shermand@gmail.com) for a quote. See [www.thinkemp.com](http://www.thinkemp.com) for sample work. Recommended by Cheryl and Dick

**At Your Service!** House, Pets, Plants, Cleaning, Care-giving. Call Kathy @ 748-0949 or 661-8012.

**Mike's Helping Hand.** Bonded & Insured. Companion services/caregiver assistance, shopping errands and appointments, home check, pet care, personalized service and transportation provided. Contact Mike at 241-6169 or email: [mandktauber@gmail.com](mailto:mandktauber@gmail.com).

**PermaClean Carpet Care,** cleans carpet, tile & grout, upholstery and air ducts. Call Renee Staggs at 574-4221. <http://www.permaclean.biz>. Excellent service!

**Two Sisters Gourmet:** Like good food, entertaining? Check out [www.twosistersgourmet.net/web/gannunziato](http://www.twosistersgourmet.net/web/gannunziato) to book a party, place an order or get great recipes!

**Artistic Woodworks, LLC, Roc 235846.** Cabinet refinishing. Affordable alternative to replacing or re-facing cabinets. Michael Chittock 293-6037

**A Perfect Clean,** both residential & commercial. Housecleaning with particular attention to detail, flexible hours, tailor made services. Call Christina @ 405-8729.

**Start a PartyLite business.** No cash investment and never any inventory to carry. Call Maya Hendrickson 722-0429 or [www.partylite.biz/mayah](http://www.partylite.biz/mayah) for qualifying details.

**Must Sell! New Wolff Sunquest Canopy 2000S Tanning Bed** with 9 year warranty-\$950 OBO. **Olympic Weight Tree,** 1,000 lb. capacity-\$60. **Hand Weights,** 10-40 lbs (sets in 5 lb increments) with stand-\$220. **Maytag Plus21.7 cu ft bisque side-by-side refrigerator,** excellent condition, \$325. Call 520-574-2480, leave msg.

**Do you suffer from Fibromyalgia, Chronic Fatigue Syndrome, Lyme Disease or Environmental Illness.** If so, join us for an intimate and informal support group at St Pius Church, 1800 N Camino Pio Decimo, 2nd and 4th Tuesday of each month at 11:30. We share facts, info, feelings. Call St Pius for info. 885-3573.

**Affordable House/Yard/Car cleaning,** will also steam clean. References available. Call Michelle @ 954-6696.

Call Jennifer W. today @ 750-8800 to get your credit card processing rates lowered. Mention this ad and I will waive the \$199 application fee!

**PT OR FT Career or just need extra cash?** High earning potential CALL Mike Schmid, Primerica District Leader at 886-6267 or 250-9324.

**Custom Scrapbook & Invitation Service.** Need custom scrapbooks or invitations to a special event? Call Dedee @ 271-5544 [www.onceinalifetimescrapbooks.com](http://www.onceinalifetimescrapbooks.com).

**1975 Dodge Dart** for sale. New battery, new front seat upholstery. Runs good. Best Offer. Call Sharon P. at 747-3158.

Call Kirsten @ Cruise Planners, 749-4775 or 1-888-257-8728, [www.cactusjackstravel.com](http://www.cactusjackstravel.com) for info on two-for-one cruise deals!

"Pronto" elect scooter, \$750. Cherry-wood dining table, leaf & 4 chairs, \$450. Beautiful, Broyhill sofa, like new, paid over \$1800, asking \$700. Call Pat @ 296-2422.

**Pam Berry,** Vantage West Credit Union, 15 years mortgage experience. 917-6728 or [pamb@vwestcu.org](mailto:pamb@vwestcu.org) for any mortgage needs. We have great rates!

**Desert Willow Pool Service, LLC.** Acid Wash, Chlorine Rinses, Algae, and monthly Pool Cleaning Service! For a Free Est Call Rebecca Laventure, 390-2746.

**Two East Lawn Cemetery crypts,** in the mausoleum. \$2,000 each. Call Jean @ 296-6759.

**Three Wheeler Miami Sun** with Electric motor, never used. New @ \$1000. Will sell for \$600. Call Caroline 520-722-7447 or email [cmstraub1@cox.net](mailto:cmstraub1@cox.net).

**"Bright 'N Shiny Window & Glass Cleaning:** Excellent work, see for yourself! cell 730 3637, Bus 663 3664.

**Mayan Palace Resort,** luxury beachfront, south of Rocky Point. 2 BR/2 BA with LR/DR and kitchen, \$900 /wk, or \$150 /day. Call George, 290-8646 for details.

**Hand-made custom baby items.** Crib bedding, quilts, receiving blankets, car seat covers and more! Call Heather 520-886-7782 or [mrs.caywood@yahoo.com](mailto:mrs.caywood@yahoo.com)

**Don Dockman,** Investment Solutions Representative, COUNTRY® Financial, 1350 N Kolb Rd, St120, Off: 520-298-9411, Fax: 520-298-9177, Cell: 520-668-7043.

**LOVE GETTING GREETING CARDS** but hate sending them? Holiday, Birthday & other cards quick, easy and inexpensive from your computer. Send-Out-Cards prints, stuffs and mails for less than \$1.00. Great home business! FREE TRIAL Call Lori @ 299-8745, email: [loriwrap@msn.com](mailto:loriwrap@msn.com) or [www.sendoutcards.com/loriwhite](http://www.sendoutcards.com/loriwhite).

**As Clean As A Whistle** Cleaning Service for home or office. Weekly, monthly, or spring cleaning. References available. Call Robin @ 520-762-0900.

**Michael T. Takerian,** Sunstreet Mortgage, LLC, 2840 E Skyline Dr. #230. Contact Mike @ 547-4143. 906-2047, or [mtakerian@sunstreetmortgage.com](mailto:mtakerian@sunstreetmortgage.com).

**Mary Kay Products** for sale OR get ALL your products for 50% off ALL the time. Contact Shawn Ryden at 870-2775 or shop at [marykay.com/shawnryden](http://marykay.com/shawnryden).

**Family photos? Wedding? Reunion?** Photo By Jen, call Jen Ryder @ 990-8701, [www.photobyjen.com](http://www.photobyjen.com). References available.

**GOT PAIN? STRESS? Bio-Touch** can help! Call 323-7951 for an appointment, or drop by 5634 E Pima St. Tell them "Horace sent you."

**SeaSource Detox Spa.** Immerse yourself in purifying ocean-derived elements and nutrient-rich marine botanicals. Contact Maria @ 520-405-9685.

**Massage Therapy,** Sugar & Salt Scrubs, various wraps. Massage \$40 for new clients. 24 years Licensed and Certified Therapist. Located on Far East Side of Tucson, Gift Certificates available. Call Dee at 784-4469 and leave message.

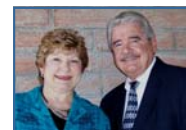
Put our experience to work for you! Call [Cheryl Ledford](mailto:Cheryl.Ledford@comcast.net) 520-529-5123, & [Dick Clark](mailto:Dick.Clark@comcast.net) 520-529-5120, at Realty Executives So AZ, 6872 E Sunrise Drive.

**CataVinos,** 3063 N Alvernon, 520-323-3063. "For a great evening attend a wine tasting. Great wine under \$15/bottle." [www.catavinoswines.com](http://www.catavinoswines.com) - Jennifer

**La Traverna de Gavi,** 6960 E Sunrise, 520-615-1900. "The Lobster Thermidor and Salmon dishes are hard to beat!" Barry and Anne

Contact us at [Ledford@comcast.net](mailto: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.

THERE IS NO CHARGE! We look forward to hearing from you! We cannot assume responsibility for the content of any ads, or quality of products and services offered here.



# Recipe Corner

Want to share your favorite recipe? Send it to [ledford@comcast.net](mailto:ledford@comcast.net).

**Bourbon Chicken Thighs** Courtesy of Kimberly Clark, Tucson serves 4  
 1 lb thigh meat, cut in bite size chunks 4 oz Soy sauce ½ cup Brown sugar ½ tsp Garlic powder  
 1 tsp Powdered ginger 2 TBSP Dried minced onion ½ cup Jim Beam Bourbon Whiskey 2 TBSP White wine  
 Mix all the marinade ingredients and pour over chicken pieces in a bowl. Cover and refrigerate (stirring often) overnight. Place chicken in single layer in baking dish, pour marinade over. Bake chicken at 350° for one hour basting with marinade every 10 minutes. Remove chicken and scrape pan juices with all the brown bits into frying pan. Heat, and add 2TBSP white wine. Stir and add chicken. Cook for 1 minute and serve. \*

**Cantaloupe and Cucumber Salad** Courtesy of Valerie Ferguson, Tucson serves 4  
 1 whole cantaloupe and 1 whole cucumber, peeled, seeded, and cubed 2 TBSP mayonnaise or yogurt salt & pepper Mix, chill, and serve. \*

**Plum-Raspberry Dessert Soup** Courtesy of Sue Pirrung, Tucson ([fruitsandveggiesmatter.gov](http://fruitsandveggiesmatter.gov)) serves 4  
 1 ½ lbs (8 medium) fresh plums 1 cup fresh or frozen raspberries 3 (3-inch) cinnamon sticks 1½ cups red dinner wine  
 1 Tbsp corn starch 2 Tbsp sugar low-fat frozen yogurt (if desired) fresh mint (if desired)  
 Combine plums, berries, cinnamon and red wine in large saucepan. Bring to a boil, then reduce heat and simmer for 15 minutes. Whisk cornstarch with ½ cup water. Add to soup and cook, stirring until thickened. Add sugar to taste. Cool. Discard cinnamon then puree in electric blender. Chill until ready to serve. To serve, pour soup into shallow bowls. Add small scoop low-fat frozen yogurt to the center of each bowl and garnish with mint. \*

**Berry Pudding Cake** Courtesy of Dick Clark, Tucson serves 8-10  
 2 cups fresh Blueberries (rinsed) 2 cups fresh Raspberries (rinsed) 1¼ cups sugar 4 large eggs 1TBSP olive oil  
 1TBSP grated orange peel 1 tsp vanilla 1 cup all purpose flour 1 tsp baking powder ¼ tsp salt powdered sugar  
 In 9 x 13 baking dish, mix blueberries, raspberries with ¼ cup sugar. Spread level. In a bowl, whisk eggs, olive oil, orange peel, vanilla, and remaining 1 cup sugar. Stir in flour, baking powder, and salt until combined. Pour batter evenly over berry mixture and gently spread to cover berries. Bake in a 350° oven until top springs back slightly when gently pressed in the center, about 28 to 35 minutes. Serve warm or cool. Sprinkle with powdered sugar just before serving. May also add whip cream or top with vanilla ice cream. \*

**Shrimp Salad** Courtesy of Linda Perkins, Bonn, Germany serves 4  
 1½ cups macaroni, cooked 1 onion, chopped 8 oz cooked frozen shrimp 1 cup chopped celery ¼ cup chopped green pepper  
 2 hard-boiled eggs, chopped 1 tsp salt 1 cup salad dressing ¼ tsp paprika ¼ cup French dressing  
 Mix salad ingredients. Mix dressing ingredients and pour over salad. Refrigerate until serving. \*

**Stuffed Mushrooms** Courtesy of Faye Barnes, Bonn, Germany serves 4  
 1 pint large fresh mushrooms ½ cup fine dry bread crumbs 2 TBSP minced fresh parsley ¼ tsp pepper 4 TBSP sherry  
 ¼ cup butter ¼ tsp thyme ¼ tsp oregano ½ tsp salt Parmesan cheese  
 Wash mushrooms, remove stems and chop them into fine pieces, leaving the caps whole. Sauté caps lightly in butter, remove from pan. Sauté the chopped stems for about 10 minutes. Add remaining ingredients except cheese. Cool and fill mushroom caps with mixture, pressing lightly into the hollow. Sprinkle with Parmesan cheese. Broil 3- 5 minutes until hot and lightly browned. \*

**Chicken Bake** Courtesy of Melissa Goldfinger, Tucson serves 4  
 4 boneless, skinless chicken breasts favorite chicken rub salt and pepper aluminum foil  
 Season chicken breasts to taste. Wrap tightly in aluminum foil. Place on hot grill for 20 minutes. \*

**Best Scrambled Eggs** Courtesy of Dick Clark, Tucson serves 6  
 12 eggs 1 heaping tsp garlic powder 1 heaping tsp Lawry's Seasoned Salt Pam  
 Spray skillet with Pam. Beat eggs, garlic powder, and seasoned salt in medium bowl. Scramble eggs over medium heat until firm. \*



## What's the market like for Our Friends?

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](mailto:Cheryl.Ledford@comcast.net) (520-529-5123) or [Dick Clark](mailto:Dick.Clark@comcast.net) (520-529-5120).

### A Sample of Homes Currently For Sale Through Realty Executives for Our Friends as of 04/30/09

List Price	\$ per sq ft	Address	Status	BR / BA	Sq Feet	Year Built	Pool
\$159,000	\$79.50	A residence on N. Alicia Ave		4/2	2000	1963	No
\$159,900	\$122.62	A residence on E. Fruit Tree Dr.		2/2	1304	1994	No
\$200,000	\$124.92	A residence on E. Oakbrook St.		3/2	1601	2003	No
\$225,000	\$192.31	A residence on N. Kolb Rd. #6212W		2/2	1170	1988	No
\$239,000	\$128.36	A residence on S. Speckled Stone Way		4/3	1862	2004	No
\$469,500	\$175.84	A residence on N. Placita De Corona		3/2	2670	1995	Yes
\$499,000	\$188.09	A residence on W. Lexington St.		5/4	2653	2007	No
\$500,000	\$206.36	A residence on N. Sabino Hills Dr.		3/3	2423	2001	No

**Cheryl Ledford  
Dick Clark**

*Realty Executives of So AZ  
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[dickclark@comcast.net](mailto:dickclark@comcast.net)

Cheryl Ledford and Dick Clark bring you over 17 years of combined Real Estate experience and expertise. The Ledford / Clark team is in the top 1% in Residential Sales in Tucson and the surrounding area. Cheryl and Dick welcome the opportunity to assist you, your friends, and family with any Real Estate needs! They thank you for your trust and confidence!

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## OUR FRIENDS

To addressee or current resident

### Household Hints: Home Cures, Who Knew?

- Colgate Toothpaste makes an excellent salve for burns.
- Add a few drops of Dawn to your dog's bath to kill fleas.
- Drinking two glasses of Gatorade can relieve headache pain quickly.
- Try chewing Altoids peppermints to clear up your stuffed nose.
- Sore throat? Mix 1/4 cup of vinegar with 1/4 cup of honey and take 1 tablespoon six times a day. The vinegar kills the bacteria.
- Cure urinary tract infections with Alka-Seltzer. Dissolve two tablets in a glass of water and drink it at the onset of the symptoms.
- Cover a skin blemish with a dab of honey and place a Band-Aid over it. Honey kills bacteria, keeps the skin sterile, and speeds healing.
- Get rid of unsightly toenail fungus by soaking your toes in Listerine.
- Apply a small drop of Clear Nail Polish to the threads of the screws in eye glasses before tightening them to secure the screws.
- If menacing bees, wasps, hornets, or yellow jackets get in your home, spray them with Formula 409. Insects drop to the ground instantly.
- Pour a drop of Elmer's Glue-All on a splinter, let dry, and peel the dried glue off the skin. The splinter sticks to the dried glue.
- Cover a boil with Hunt's Tomato Paste as a compress. The acids from the tomatoes soothe the pain and bring the boil to a head.

From Gil Alire

### Household Hints: Vodka, Who'd Have Thought? From Carol Reed

- To remove a bandage, saturate it with vodka. It dissolves adhesive.
- To clean bathtub caulk, fill a trigger-spray bottle with vodka, spray the caulking, let set 5 min and wash clean. The alcohol kills mold and mildew.
- To clean your eyeglasses, wipe the lenses with a soft, clean cloth dampened with vodka. The alcohol cleans the glass and kills germs.
- Prolong the life of razors by letting them soak in a cup of vodka after shaving. The vodka disinfects the blade and prevents rusting.
- Spray vodka on wine stains, scrub with a brush, and then blot dry.
- Apply vodka to your face with a cotton ball to cleanse the skin.
- Add a jigger of vodka to 12-ounce bottle of shampoo. It cleanses the scalp, removes toxins from hair, and stimulates the growth of healthy hair.
- Spray bees or wasps with vodka in spray bottle to kill them.
- Pour one-half cup vodka and 1/2 cup water into a Ziploc freezer bag and freeze for a slushy, refreshing ice pack for aches, pain or black eyes.
- Use a washcloth to rub vodka on your chest and back for a fever.
- To cure foot odor, wash your feet with vodka.
- Vodka will disinfect and alleviate a jellyfish sting.
- Swish a shot of vodka over an aching tooth.
- And silly me! I've only been drinking the stuff!

### Fire Department Safety Tips :

*Never throw water on a grease fire. The water, being heavier than oil, sinks to the bottom where it instantly becomes superheated. The explosive force of the steam blows the burning oil up and out. Inside the confines of a kitchen, the fire ball hits the ceiling and fills the entire room. Also, do NOT throw sugar or flour on a grease fire. One cup of either creates the explosive force of two sticks of dynamite. Instead: turn off the heat and do not try to move the pan; thoroughly wet and wring a cloth; cover the pan, wait for the pan to cool before touching.*

See demonstration video at <http://www.youtube.com/watch?v=JOvdIVEN6wY>

Shared by Denise