

When Was The Last Time You Had Buyer's Remorse?

Dear Friend,

It happens to everyone—regretting a purchase soon after it's made. Maybe you realized those shoes weren't comfortable, or the lamp didn't fit, or that lipstick color didn't go with your dress after all. In today's **Service For Life!**[®] Free consumer newsletter, you'll learn tips to improve your chances of getting a refund from the shop, or even from the manufacturer.

You'll also learn about monthly home maintenance you should be doing, early signs of sleep deprivation to watch for, and ways to keep fruit flies out of your kitchen – plus fun facts, a trivia challenge, and lots more.

Around the neighborhood. . .In spite of what is going on with the Corona Virus, real estate is on fire in most parts of the metro. With the lack of inventory, everyone seems to be fighting for the same properties. We are seeing multiple offers on homes that have been on the market for less than a couple of days. . .all is well with all of our Allied Realtors. . .I have decided I like longer hair (back to my youth I go). . .I am working on establishing a team to serve all of you better. Matt is my new team member!. . .After being in isolation for a few weeks, have you found your house is too small for you family or maybe you house is too big? Now is the time to move up or downsize. Call me!

Finally, I want you to know that you may call me for any reason. And please let me know if a friend, family member or neighbor needs a caring, competent real estate professional to help in buying or selling.

Warmest regards,

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P.S. When you notice people talking about real estate in the next few weeks, can you tell them about the free consumer information I provide?

They may be people with a graduating senior and they want to buy an investment property while their child is in college. You can mention my Free Consumer Report: "***8 Secrets For Saving Thousands When Finding, Buying and Financing Your Next Home***" with my phone number when sending them a Graduation Card or when talking to them at a Graduation Party - **405.816.3322.**



Greg Hall/ Matt Hall's...

Service For Life!

"Insider Tips For Healthy, Wealthy & Happy Living..."

If you're thinking about selling your home soon, request my Free Consumer Guide, "7 Insider Tips To Net More Money Selling Your Own Home." Call me right now at 405.816.3322 for details ...

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How To Get Your Money Back

Whether you shop for fun or simply necessity, chances are good you've been in this situation: not long after you buy something, you wish you hadn't. Before you put it in the giveaway bin, here are some tips to help you get your money back.

Know the Return Policy. You need to know how long you have to return something, what condition it must be in, and what documents you'll need to bring with you. Being prepared goes a long way with often-harried customer service workers in retail shops.

Tip: When you receive a gift with no receipt and don't know where it came from, do some research on what stores carry the item. Find out which one's return policy is most favorable.

Start with Kindness. Many retailers have some leeway with how strictly they enforce their return policies, and if you come in angry, yelling, and demanding a refund you're less likely to win their favor.

Get Your Credit Card Involved. When you paid for something with a credit card and you're not getting anywhere asking for a refund from the store, consider calling your credit card customer service line to see if they can help. In many cases, they'll call the store (with you on the line) to assist in your refund request.

Learn About Manufacturer Warranties. Just because you don't get satisfaction at the store doesn't mean you're out of luck. You may qualify for a replacement or refund directly from the manufacturer, skipping the middleman entirely.

Tip: The Federal Trade Commissions has a 3-day "Cooling-Off" Rule guaranteeing you can cancel a sale and get a refund in certain situations. Learn more about whether your purchase qualifies at:

<https://www.consumer.ftc.gov/articles/0176-buyers-remorse-when-ftcs-cooling-rule-may-help>

Thinking of Selling Your Home Soon?

Don't attempt to sell your home without my Free Consumer Guide, "6 Steps For Selling Your Home For Top Dollar." My exclusive report will give you all the facts for a fast, top dollar sale. Simply call me to get a free copy: 405.816.3322

greghallsellshomes.com

Word of the Month...

Studies have shown your income and wealth are directly related to the size and depth of your vocabulary. Here is this month's word, so you can impress your friends (and maybe even fatten your wallet!)

pesceatarian (pess-kah-TARE-ee-an)
noun

Meaning: a person who will eat fish but no other meats

Sample Sentence: "He won't eat the chicken since he's a pescatarian, but the seafood pasta will work."

Make Your Own Plant Fertilizer

You can easily enhance the water you use on your plants with things you probably already have at home—including some things you might be throwing away.

- **Banana peels** are full of potassium, which is great for some plants. Soak peels that have been roughly chopped in hot water. When the water is cool, remove the peels and water your plants.
- Starch is good for indoor plants, and **potatoes** are loaded with starch. When you're done cooking potatoes, don't dump out the water—let it cool and water your plants with it.
- **Egg shells** deliver much-needed nitrogen, calcium, and phosphorus to your plants. Crush dried shells into a powder and spread it on the soil.

Quotes To Live By...

"Housework can't kill you, but why take a chance?"
—Phyllis Diller

"Be kind whenever possible. It is always possible."
—Dalai Lama

"Fight for the things you care about, but do it in a way that will lead others to join you."
—Justice Ruth Bader Ginsburg

Are You Sleep Deprived?

While many people might feel tired now and then, true sleep deprivation is more severe. Here are a few signs you may be sleep deprived to help you deal with it before it becomes chronic.

- **Overeating and/or Weight Gain:** Studies show people who get less sleep are less able to stave off unhealthy food cravings. There are even indications that sleep deprivation may increase your risk of Type 2 diabetes.
- **Forgetfulness:** An early indicator that you're not getting enough rest is that you're having trouble remembering things you once had no trouble with. Sleep helps strengthen the part of the brain that deals with long-term memories.
- **Clumsiness:** Everyone feels like a klutz now and then, but if you're suddenly clumsier than you used to be it could be that sleep deprivation is hampering your motor skills.
- **Physical Weakness:** Diminished strength that can't be otherwise explained may be another early symptom of sleep deprivation.

Be sure to speak with your doctor if you're experiencing any of these symptoms, but ways to combat sleep deprivation include: a strict bedtime and wakeup schedule, no naps during the day, regular exercise, and reducing stress in your life and at work.

Here's A Free, Valuable Resource...

Now You Can Search The Home Market, Get Helpful Community Information, AND Receive Important Resources For Saving Time And Money When Buying Or Selling At greghallsellshomes.com

How To Get Rid Of Fruit Flies

Fruit flies are tiny annoyances, especially when they use food you were planning to eat as their breeding grounds. Here are some ways to get rid of fruit flies in your home—and prevent them from coming back.

- **Clean the drains.** When you've discarded the overripe fruit and the flies aren't diminishing, they may be living in your drains. Boil white vinegar and pour it down every drain in the house.
- **Make a fly trap.** A small amount of apple cider vinegar (to attract the flies) plus a drop of liquid soap (to trap them in the liquid) mixed together in the bottom of a jar is a good place to start. For added fly trapping power, cover the jar with plastic wrap and poke several small holes in it. They'll be able to get in, but have even more trouble getting out.
- **Wash produce before you store it.** To minimize the risk of bringing fruit flies into your house, wash all produce as soon as you get home from the store and before you put it away, then store what you can in the fridge or in airtight containers (or invest in a handy mesh screen basket, and overturn it on top of your fruit bowl).

Brain Teaser...

What four-letter word is exactly the same whether it's written backward, forward, or upside-down?

(See page 4 for the answer.)

Real Estate Question?

Maybe you want to know how much your home is worth. Or maybe you just need a recommendation for a handyman, carpet cleaner or plumber... Either way, I love hearing from all of my good friends and clients. And I'm happy to help answer questions you might have about anything relating to real estate or home-ownership.

If you have a question, tip or idea, call me at **405.816.3322**. I'm here to help!

Seasonal Fan Settings

If you've got a ceiling fan, you may have noticed it can spin in each direction. But maybe you didn't realize there's a reason for this.

-During the summer, fans should spin so that they're pushing cooler air down into the room (counter-clockwise).

-During the winter, switch it so it's pulling warm air up to be dispersed through the room (clockwise).

Secondhand Websites

Shopping for secondhand clothing or household items online offers great variety and fantastic bargains (often on name-brand goods that are like new).

- **thredUP.com** – With well-organized categories, thredUP takes secondhand clothing shopping to the next level. Look for new-with-tags items at a discount.
- **ShopGoodwill.com** – Everything that you can find in a Goodwill store, you're likely to find on their online marketplace. Items are set up ebay-style as auctions, or have 'buy it now' prices.
- **ebth.com** – The acronym stands for, "Everything But The House," which gives you a hint about the variety of things you'll find on the site. It's a giant online estate sale, with clothing plus a whole lot more.

Monthly Home Maintenance Tips

Keeping up with home maintenance tasks will save you money, preserve the value of your home, and prevent headaches down the line.

Though some of these things can seem like overkill, a home is often your biggest investment. It doesn't have to feel overwhelming to keep everything in tip-top shape. Pick a certain day you do each of these things each month, and it won't feel like a chore.

- Inspect, clean and possibly change the furnace filter.
- Vacuum heat registers, vents and refrigerator coils.
- Use vinegar to clean mineral deposits from faucets and showerheads.
- Check all smoke and carbon monoxide detectors.
- Clean kitchen exhaust fan filters and fan blades. *Tip:* Use a degreaser (buy at an auto parts store) mixed with hot water.
- Inspect dishwasher for leaks. If you find problems, search for info on YouTube or consider calling a plumber.
- Pour boiling water down drains. *Tip:* If clogged, add a cup of baking soda.
- Clean your sink disposal. Try a few ice cubes along with slices of an orange for a fresh scent, and remove the rubber top and clean with an antibacterial cleaner.
- Inspect all fire extinguishers to make sure the gauges show adequate pressure. Most extinguishers last between 5 and 15 years. It's also a good time to review how to use them.

Please Welcome New Clients and Good Friends Into Our Real Estate Family...

I'd like to take a moment to personally introduce and welcome a few of my newest clients and good friends who have supported my business over the years. And special thanks to everyone who thought of me with your referrals!

Virginia A, Audra C., Dean R, Eric S., Bryan O., and Cole R.

greghallssellshomes.com

Thanks For Thinking of Me!

Did you know I can help you or any of your friends or family save time and money when buying or selling a home? Thanks for keeping me in mind with your referrals...and spreading the word about my services.

Brain Teaser Answer:

NOON

Soda Can Tricks

Doing some home decorating but you can't find any of the hangers you need for the back of your frames? No problem—a soda can pull-tab will do the trick. Simply secure it to the back of your wooden frame with a small screw and you're ready to spruce up your walls.

The Gossiper

Bob: 'Can you keep a secret?'

Jill: 'I can, but I can't promise the people I tell it to can!'

Towel Hanger In A Snap

When you're out of wall space and need to hang more towels, get another tension rod like the one your shower curtain hangs on. Mount this new one outside the current shower curtain rod so your towels stay dry while you're bathing but are still within easy reach when you're done.

THANK YOU for reading my Service For Life!® personal newsletter. I wanted to produce a newsletter that has great content and is fun and valuable to you. Your constructive feedback is always welcome.

AND... whether you're thinking of buying, selling or financing real estate, or just want to stop by and say "Hi," I'd love to hear from you...

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Disclaimer: The information contained in this letter is intended for informational purposes. It should not substitute as legal, accounting, investment, medical or other professional services advice. Always seek a competent professional for answers to your specific questions. This letter is not intended to solicit real estate properties currently for sale.

“Who Else Wants To Win \$50 GIFT CERTIFICATE TO TLC?”

Guess who won last month's Trivia Question? I'm pleased to announce the lucky winner of last month's quiz. And the winner is...drum roll please: AUDRA C was the first person to correctly answer my quiz question.

Which country is the world's largest producer of wine as of 2019?

a) Italy b) U.S. c) France d) New Zealand

The answer is a) Italy. In 2019 France comes in at second place, followed by Spain. So let's move on to *this* month's trivia question.

What was the first television show to depict a married couple sleeping in one bed?

a) The Brady Bunch b) The Flintstones c) Mary Kay and Johnny d) The Adventures of Ozzie and Harriet

Call Me At 405.816.3322 OR Email Me At greghallsellshomes@gmail.com And You Could Be One Of My Next Winners!

Real Estate Corner...

Q: What do I need to know about negotiating when I sell my home?

A: Revealing too much information to buyers when you're negotiating the sale of your home is a common, costly mistake. Here's how to avoid it.

- **Know what you want from the sale and try to determine what your buyers want**, so you will make a deal that benefits you both. A professional REALTOR® knows the questions to ask potential buyers to determine their motivation for buying and what price they can afford.
- **Don't mention the "appraisal" value of your home at a showing** to try to persuade a buyer to pay more for it.
- **If you're at a showing, don't tell a buyer why you're selling** (especially if you need to sell it quickly). Just say your housing needs have changed.

You can learn about six more costly mistakes in my Free Consumer Report called *"How To Avoid 7 Costly Mistakes When Selling Your Home."* Call me and I'll send a copy right over to you.

Do you have a real estate question you want answered? Call me at **405.816.3322**. Perhaps I'll feature your question in my next issue!

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