



Gersha Porter
MA, ABR, REALTOR®
Integrity, Service, Professionalism
red run realty, llc
(410) 654-3346
Gersha@RedRunRealty.com



Orange Cinnamon Iced Tea



Time

10 minutes to prepare
4 hours to brew
2 hours to cool

Servings

8 14-ounce glasses

Ingredients

2 cinnamon sticks
6 whole cloves
8 cups water
Sweetener of choice to taste
6-8 orange pekoe tea bags
1 sliced orange



Preparation

Break cinnamon sticks in half and place in tea ball with cloves.
Fill a sealable container (glass jar is ideal) with water and Sweetener and stir.
Place tea ball and tea bags inside the container and secure lid.
Place container in direct sunlight for 4 hours to brew.
Remove tea strainer and tea bags and refrigerate for 2 hours.
Serve in ice-filled glasses with orange slices for garnish.

Summer Vacation Destination

Travelers are heading off the beaten path to beat peak season crowds. According to an Expedia.com survey, 86% of U.S. adults who plan to vacation this summer are somewhat to very likely to consider an off-the-beaten-path destination and 10% of all summer vacationers are already planning to travel to one.

Roads Less Traveled

- Instead of Cancun, try Tulum. Steer clear of the crowds and rowdy margarita bars in wildly popular Cancun by driving about two hours south along Mexico's Caribbean coast to the area around Tulum. There you can experience cultural and ecological treasures, such as the Mayan Ruins of Tulum, and the Sian Ka'an Biosphere Reserve, a UNESCO World Heritage site.
- Instead of Orlando, try the Wisconsin Dells. Orlando conjures up images of Disney's Magic Kingdom, but also of long lines, high prices and the heat of central Florida. For an alternative, consider kid-friendly Wisconsin Dells where you will find 18 indoor water parks, the highest concentration in the world.
- Instead of Hawaii, try Punta Cana, Dominican Republic. If Hawaii is too far away or too expensive, consider a trip to the Dominican Republic, located just a few hours from many east coast cities. Off the radar of most travelers, it's now one of the fastest growing destinations among Expedia travelers, get there before everyone else does!

source: RisMedia

Happy Father's Day!

Real Estate Corner

Father's Day is Sunday, June 17 2007



"Any man can be a Father but it takes someone special to be a Dad."
~Anne Geddes

In 1924 President Calvin Coolidge proclaimed the third Sunday in June as Father's Day. President Nixon, in 1972, established a permanent national observance of Father's Day to be held on the third Sunday of June. So Father's Day was born as a token of love and gratitude that a daughter cherishes for her beloved father. Roses are the Father's Day flowers: red to be worn for a living father and white if the father has died. Father's Day is a terrific opportunity to tell your Dad that you notice all the little things he does all year.

FLAG DAY

Each year on June 14, we celebrate the birthday of the Stars and Stripes, which came into being on June 14, 1777. At that time, the Second Continental Congress authorized a new flag to symbolize the new Nation, the United States of America. Happy Flag Day!



Who pays the closing costs?

The Seller can generally expect to pay

- Owner's title insurance premium
- Real estate commission
- Half of the escrow fee (except VA)
- Notary fees (if applicable)
- Any loan fees required by Buyer's lender (according to contract)
- Payoff of all loans including accrued interest, statement fees, re-conveyance fees, and any prepayment penalties
- Termite inspection (according to contract)
- Home warranty (according to contract)
- Any judgments, tax liens, etc. against the Seller
- Recording charges to clear all documents of record against the Seller
- Tax pro-ration for any taxes unpaid at time of transfer of title
- Any unpaid homeowners association dues
- Any bonds or assessments (according to contract)
- Any and all delinquent taxes

The Buyer can generally expect to pay:

- Lender's title policy premiums
- Half of the escrow fee (except VA)
- Document preparation (if applicable)
- Notary fees (if applicable)
- Recording charges for all documents in Buyer's name
- Termite inspection (according to contract)
- Homeowners' association transfer fee (according to contract)
- All new loan charges (except those which the lender requires the seller to pay)
- Interest on new loan from date of funding to 30 days prior to first payment date
- Home warranty (according to contract)
- Fire insurance premium for first year
- All prepaid deposits for taxes, insurance, MIP, etc.

If you are currently working with another Broker please do not consider this a solicitation.

