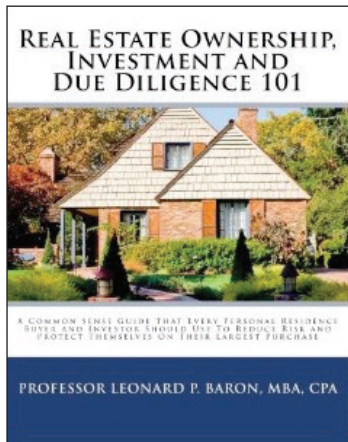


AT KEARNY MESA SERVICE CENTER
MAKE SMARTER REAL ESTATE DECISIONS
WITH THE PROPER
DUE DILIGENCE



2 SESSIONS FOR ONE LOW PRICE!



****BONUS****
INCLUDES THE BOOK
"Real Estate Ownership:
Investment and
Due Diligence"

LOCATION
KEARNY MESA SERVICE CENTER

Instructor: Leonard P. Baron, MBA, CPA

April 15 and 25, 2013

Times: 8:30 a.m. - 12:30 p.m.

Check In: 15 minutes prior to start

Location:
SDAR'S KEARNY MESA SERVICE CENTER
4845 Ronson Court, San Diego, CA 92111

SESSION 1 - MONDAY, APRIL 15

8:30 am - 12:30 pm

SDAR Members: \$35 All Others: \$45

- DUE DILIGENCE - Learn tasks any real estate buyer can do to make better decisions
- PURCHASING PROCESS - From a client buyer view, the steps and process
- RENTAL PROPERTY CASH FLOWS - Pencil out a real estate deal to make better decisions
- RENT vs. BUY DECISION - Issues that influence buying, like short-term ownership, transaction costs
- NON-MLS TRANSACTIONS - Learn the significant risks on foreclosure auctions
- MORTGAGE FINANCING - Learn how to analyze options and get a fair deal on your loan
- INCOME TAXES - Understand the mortgage interest interest deduction, depreciation, Schedule 1040, E & A

SESSION 2 - THURSDAY, APRIL 25

8:30 am - 12:30 pm

SDAR Members: \$35 All Others: \$45

- HOMEOWNERS ASSOCIATIONS - Learn all the risk issues and how to analyze a homeowners association
- HOME INSPECTIONS - Understand what to consider about property condition
- PROPERTY INSURANCE - Having the right property type and coverage amount
- TITLE INSURANCE & ESCROW - Learn how to review your title insurance and abstract, and property plat
- LLCs/Trusts, managing properties, fixers & flipping, apartment buildings, vacation rentals, 2nd homes

Register online at www.sdar.com

SDAR Members take BOTH SESSIONS only \$59 (\$79 All Others)

Yes, sign me up for Make Smarter Real Estate Decisions with Due Diligence

☐ BOTH SESSIONS **OR** ☐ MONDAY, APRIL 15 ☐ THURSDAY, APRIL 25

☐ Yes, I have read the Cancellation Policy. Initial _____

Name: _____ Member #: _____ Phone: _____

☐ Home ☐ Office Address: _____ E-mail: _____

☐ Check ☐ Visa ☐ MasterCard ☐ Discover ☐ AmEx Card#: _____ Exp: _____

Amount: _____ Signature: _____

Return to: Greater San Diego Association of REALTORS® • 4845 Ronson Court, San Diego, CA 92111 • Phone: (858) 715-8040 • Fax: (858) 715-8090



Cancellation Policy: Reservations for programs requiring payment will not be processed until payment is received. If you must cancel your reservation, a full refund will be issued if cancellation is received, in writing, three (3) business days prior. SDAR reserves the right to cancel or reschedule any program. If cancellation occurs, SDAR will issue a full refund. In the event of rescheduling, SDAR will send immediate notification and transfer all reservations (including payments) to the new date.

•Mar132013•