



Sonia E. Amin

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# Between FRIENDS

26 Years of Real Estate experience.

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**A**s the weather heats up, so does the real estate market! Are you curious about current market trends? Call me today for a free, insightful analysis.



**L**ooking to buy a new home? Now is the time to make the move! Of course, investing in a new home is more than just a financial decision—the pride that comes with homeownership is truly priceless.

I recommend including an Old Republic Home Warranty Plan to all my clients, whether they're buying or selling. A home warranty helps protect your budget from unexpected repair or replacement costs caused by the breakdown of your home's heating, plumbing, electrical systems, and most built-in appliances—before, during, and after the sale. Optional coverage choices are available for buyers to custom-fit the warranty to the unique needs of their home.

## OLD REPUBLIC HOME PROTECTION

You deserve the best home warranty coverage!



Visit [www.orhp.com](http://www.orhp.com) or talk to your real estate professional to learn more.

*People Helping People*

**K**now anyone in the market for a new home? Send them my way! I have the experience and expertise to guide your family and friends through their next real estate transaction.



## Health & Safety

### Post-Tax Day Stress Relief: Organizing Finances

**F**iling taxes can be stressful and time consuming. Use the following tips to make things easier on yourself next year by organizing your finances after you've filed. You'll be thanking yourself when the next tax season rolls around!

**Scan, Save, Store** – Scan important documents including property records, insurance policies, vehicle titles, and wills. Back them up on a secure, cloud-based software. Store hard copies in a fireproof safe or safe-deposit box.

**Shred It** – Once you've filed your taxes and they've been accepted by the IRS, shred any pay stubs and bank statements, since this information is available online.

**Make Time to Save Time** – It's easy to toss receipts and bills in a pile or box to sort out later. Invest some time creating a filing structure that works for you and file those loose receipts and bills as they come in.

**There's a Finance App for That** – Don't be afraid to take a step into the finance app unknown. Not only will it reduce clutter, it'll help you stay on top of bill payments. And you'll have easy access to records by going paperless.



## Real Estate Today

### Boost Curb Appeal and Attract Buyers on a Budget

**Y**ou only get one shot at a first impression, but you don't have to break the bank to catch a buyer's eye. Put your worries to rest with these budget-friendly, DIY tips to boost your curb appeal and attract buyers.

**Clear the entryway** – The path to a home should be free of clutter and clearly identifiable as the correct route to enter the property. A few plants and a nice doormat create an inviting entrance.

**Make the door a focal point** – The front door is the gateway to your home and can greatly influence buyers' overall perception. Stain or paint the door and upgrade the hardware to give it a bold look.

**Update the mailbox** – A nice-looking mailbox can make a big difference in curb appeal. If you don't want to replace it, a fresh coat of paint will spruce it up.

**Illuminate the exterior** – Outdoor lighting creates a safer space and can make a big difference in the aesthetic of a home. Installation is easy, with many DIY options available at your local hardware store.



## Savor the Flavor

## Cilantro Lime Salmon

**2 Tbsp. extra virgin olive oil**

**2 Tbsp. lime juice**

**Zest from one lime**

**2 cloves garlic, chopped**

**3 Tbsp. cilantro, chopped**

**2 pound salmon fillet**

**Salt and pepper, to taste**

Preheat oven to 400°F.

In a blender or food processor, blend olive oil, lime juice and zest, garlic, and cilantro until smooth.

Line baking sheet or pan with aluminum foil.

Place salmon on sheet, adding salt and pepper to taste. Coat the salmon with the cilantro/lime mixture.

Bake in oven approximately 20 minutes, or until salmon is cooked through. Serve immediately.



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## Household Tips

### Keep Your Appliances Sparkling Clean

**D**on't wait until spring to clean your household appliances! Check out these tips for keeping your appliances sparkling clean all year.

**Refrigerator** – Keep a small spray bottle filled with a mixture of equal parts water and vinegar in your refrigerator. This way you can address spills as they occur. Give your refrigerator a deeper cleaning every four to six months.

**Dishwasher** – In an empty dishwasher, place a cup full of vinegar on the top rack. Run a full cycle on high heat to disinfect.

**Microwave** – Fill a bowl with water and place in microwave. Heat until water boils to break up any food build-up on the inside. Allow steam to dissipate inside microwave before wiping the interior clean.

**Washer** – Run a cycle with two cups of vinegar on high heat. Once completed, use a toothbrush and sponge to scrub the inner drum and soap dispenser with a mixture of one quart warm water and ¼ cup vinegar. Run another high heat cycle without detergent or vinegar.

**Dryer** – Clean your lint screen after each load. Occasionally clean the lint-trap-housing cavity with a long, flexible lint brush. Clean the dryer's vent hose yearly.

