

Manufactured Home

CommUnity Living News

A Voice for Quest Developments in WI. www.QuestHomesUSA.com

INSIDE THIS ISSUE: Recipes. Story Corner. FREEBIES, Coupons! More News!

Welcome!

Happy Thanksgiving!

Let's begin our FIRST issue of this resident newsletter with something very important – THANK YOU! We hope that you and yours had a happy Thanksgiving holiday, and that the upcoming Christmas and New Year's (and other) holidays will be a blessing to you and your loved ones! We appreciate your residency!

We are starting our planning for the New Year, 2007 which is coming up pretty fast! We have lots of thoughts and goals on how to make our Manufactured Home Communities a better place to live. Read more about it in this premier issue of your newsletter! *Jerry Hoganson,*
www.QuestHomesUSA.com

Welcome Aboard!

We'd like to thank **Larry Honeck**, our Community Manager at Edgewood Estates in Mosinee, for going full time with us as our Field Manager. You will still see Larry at Edgewood, but you will also see him from time to time in other manufactured home community locations as well. ☺

Please welcome **Tom Depierno** and **Elizabeth Messman**, our new Community Managers at North Country Estates, in Tomahawk. Tom will be helping out with home showing and sales at that location as well. ☺

Tony Kovach is on board as our Director of Marketing for www.QuestHomesUSA.com Until we gear up our sales efforts, Tony will double as our company sales person as well. His cell is 715-302-4893. ☺

We are currently looking for a Community Manager in Manawa. Applying? Fax a resume or letter of interest to 715-675-5608, with the subject "Manager, Walnut Grove Estates." You'll be glad you did. ☺

New! Improved!

YOU can get
a Better Life right where you are by

Teaming UP!

We've been watching an interesting trend in some MH Communities (MHC or MH 'parks') in our state. In certain cases, Management and Residents have '**joined forces,**' they've '**teamed up**' to make their MH communities better and thus the value of the homes and the lifestyle of the residents better in the process.

Let's share a few important points, to help make this idea clear, and then we will jump in and show you how this can be a WIN for you as Residents, and a Win for Management too! ☺

First, let us start with an obvious fact. Residents have choices. Apartments, site built houses, condos, manufactured homes on private land – there are many possibilities. Of course, many of you live here because you have already figured out that it is very hard to live for less than you can by buying your own Manufactured Home, and leasing a MH site in a park or community. For those who haven't see the facts, check out www.MHLifestyles.com and you'll re-discover the benefits! (*cont. page 2...see 'Teaming Up!'*)

Pick Your Neighbor!

YOU win, and they do too!

WoW!!! Every time you bring us a referral for someone who closes on one of our pre-owned or new manufactured homes, or for leasing a vacant home site, we will provide you with a **\$100 Menard's Gift Card!** We gave away 4 Gift Card's last month, thank you so much to everyone who brought in prospects who purchased with us! WELCOME to all of those new residents!!! ☺

Just think...everyone knows one or more individuals, couples or families who are looking to make a housing change. We may have the right home and location for them! Give that lead to your community manager! Or call Tony on his cell 715-302-4893. **Thanks!!!**

(Teaming UP! Continued from Page 1)

Have you eaten at a good restaurant, and told others about it? Maybe you've experienced a restaurant or diner you liked, but it ended up going out of business? The lesson is that good word of mouth is important to ANY business!

We want to *team up with residents* to make your community a better place to live! We are already working to clean up and improve, as you've seen. **We will reward residents for helping us sell homes and bringing in new neighbors**, as you read about on page one in **'Pick your Neighbors!'** *With your help, we can do more!*

Did you know that your manufactured home is worth more when every home and site is filled? It's a fact! Why? Because when every site in a MH community is filled, and when every home is occupied, the ONLY way someone can 'move in' is to buy an existing home! For many years, I made sure I placed my manufactured home in a nice, clean and nearly full MH Community. Guess what...I was always able to sell my home for more than I paid for it! Being full helps us all!

Here is our plan. In our Quest Manufactured Home Community locations where we have available green space, we'd like to create fun and games, with the help of residents.

For example, we could provide the plans and materials to build a putt-putt style mini golf course, if some 'handy man' (or woman!) types are willing to help with the work. If we get even one or two people in your MH community to volunteer some time, we can do this and provide the golf clubs and balls too. Remember, this will make your place more enjoyable! It will make your MH community more appealing when your family and friends come! This idea is a proven success in the MH communities where this has been done in WI, or in other parts of the U.S.

In a few Quest MHC locations, we have buildings we could make space in for resident use. In other words, if we have a few volunteers who would like to have a Community Room or Clubhouse Room for your use, we could pay for and provide the materials to make it happen! Community Room space you could use for free! A great place for family and friends to gather.

Frankly, these are difficult but exciting times in the Manufactured Home Community business. This is a business, and some people in it are struggling, or are going out of business or selling out. We want to stay for the long haul! We want to work with you to make this a success for everyone! Let your Community Manager know of the projects you would be willing to help out with!

**The Manufactured Home Advantage!
Using the 'right lingo' can help you!**

Most every business, hobby or industry has its own 'lingo' – the specialized words that apply to that specific business. The Manufactured Home Industry has its own terminology too, and it is good for owners of manufactured homes to know and use them, let's take a look at WHY.

First, there is often a negative image associated with manufactured home living...but it isn't usually associated so much with 'manufactured homes' as it is with terms like TRAILER HOUSE, TRAILER HOME or TRAILER PARK or TRAILER COURT. I like to tell people that own a manufactured home that they will depreciate their own home by \$5000 or more by calling it 'a trailer.'

If you want to improve the image, and help protect the value of your own home, it is simply smart to use the right terms and words, the right lingo! Learn to use the words in bold, and to avoid the words. Teach your youth and others to use the right words too! Remember, you are benefiting yourself by doing so!

Manufactured Home vs. Trailer House
Manufactured Home Community vs.
trailer park or trailer court.

You could call an older manufactured home, built before 1976, a 'mobile home' – but the truth is, that most 'mobile homes' are not that mobile! They are expensive to move, as you may well know!

Legally, any factory built home built after 1976 is by federal law known as a Manufactured Home. Most people don't realize that a manufactured home is built to a federally regulated construction standard, that rivals or in some ways exceeds that of site built houses! Don't believe it? Try moving a site built house down a highway at 60 miles an hour, and see what is left after an hour!

Manufactured homes have to be stronger, and when they are properly maintained, they often have lower utility and upkeep costs as well. Care for your home, and it will take care of you!

December Recipe...

Chicken Rice Divan

2 10 oz. pkgs. broccoli spears
½ cup parmesan cheese
2 c. cooked chicken or turkey, in small pieces
1 cup cooked rice

White sauce:

2 T. margarine
2 T. flour / 1 c. milk

Also needed:

1 c. grated cheddar cheese
1 T. lemon juice
8 oz. sour cream or mayonnaise

Cook broccoli, drain, arrange in a 12 x 7½ inch (approx.) baking dish; sprinkle with half the parmesan cheese. Top with meat, salt and pepper. Spoon rice over this. Make white sauce, add lemon juice and fold in sour cream or mayo and grated cheese. Pour evenly over rice, sprinkle parmesan cheese over top. Bake at 400° for 15-18 min.

SHOWCASE!

Your talents and Interests!

We would like to have a periodic column in this newsletter that will tell your neighbors of YOUR interests, hobbies and skills!

Some of you have skills or interests that may be needed by someone right down your own street, or perhaps on the other side of your manufactured home community.

Maybe you enjoy bridge, checkers, bingo or some other fun game. Perhaps you like to hunt or fish. Maybe you clip coupons, and someone else in your neighborhood does too! From arts and crafts, cooking, to handy man skills, to interests and recreation – from getting together to watch sports and games together...there are lots of possibilities!

Take a minute and mail, email or fax in your interests and we will set aside space in an upcoming issue of this newsletter for your interests! peggy@questhomesusa.com

December Recipes...

Basic Rolled Sugar Cookies

For a large batch:

1½ cups (3 cubes) margarine or butter
2 cups sugar / 4 eggs / 7 cups flour
2 tbsp. baking powder / 1 tsp. salt
2/3 cup milk / 1 tsp. vanilla

For a smaller batch:

¾ cup (1½ cubes) margarine or butter
1 cup sugar / 2 eggs / 3½ cups flour
1 tbsp. baking powder / ½ tsp. salt
1/3 cup milk / ½ tsp. vanilla

Cream margarine and sugar. Add eggs. Add sifted dry ingredients alternately with milk and vanilla. Mix in the last half of the flour by hand. Roll out dough to desired thickness. Cut in desired cookie-cutter shapes. Bake at 350° for 10 minutes.

December Recipes...

15-Bean Soup

1 pkg. 15-Bean Soup Mix
1 cup white beans / ½ cup split peas
Soak all the above overnight.

Drain.

Put in crock pot and add:

Ham (big chunk)
Carrots; whole, frozen or fresh
Onion, chopped, or 1 or 2 onion cubes
8 oz. can tomato paste / 1 tsp. salt
pepper to taste

Cover with water. Cook on medium heat all day, adding water as needed. Dice ham, smash about half of the carrots and chop or slice the other half. Add flavor packet OR beef bouillon to taste. (I like about 1 heaping tsp. per cup of water. This is not a precise thing.) Add more salt and pepper to taste AFTER adding the flavoring.

HELPFUL HINTS CORNER



Opening a frozen lock

- Heat the key with a cigarette lighter or match. Never force the key. Turn very gently.

Would you believe, a hair dryer will start your car?

- Before you call the car starting service on cold mornings, remember this: your car will probably start if you blow hot air on the carburetor from a hair dryer. It works...it honestly does.

Salt remover for carpeting

- Combine equal amounts of vinegar and water to remove salt residue left behind from winter.

Before you get stuck

- Place a bag of clay type kitty litter in your car trunk, just in case you get stuck in the ice or snow. It provides excellent traction.

If you are stuck

- And there is no kitty litter, sand, or shovel available, remove the rubber mats from your car and place them in front of your drive tires. You just might get out all by yourself.

Winter parking hint

- On cold days or evenings back your car into driveway or garage. If needed, your car will be in a good position for jumper cables.



We hope you and your loved ones will have a wonderful Christmas holidays and New Year's!

ARE YOU IN FINANCIAL DISTRESS?

You may be if you are currently paying 40% or more of your monthly gross income to short term debt, according to the Federal Government. Source: Smart Money, April 2003 Here are some ideas that may help.

MONEY TIPS FOR COUPLE'S

1. Organize regular money meetings. Use the time to discuss your financial situation, your dreams and goals, and brainstorm creative solutions to problems.
2. Work with your partner's personality. Establish a division of labor that suits your talents. If your partner is a bargain-hunter, put him in charge of the spending part of the budget, while you invest the savings.
3. Don't ignore your spouse's needs. If it is important to your partner, it is important to your relationship. Hear what your spouse is saying, consider it, and respond.
4. Join an investment club. Investment clubs are social gatherings where members can learn about finances together. If you can't find one, organize one of your own.
5. Learn to have fun without a lot of money. A bike-ride, walk in the park, home-cooked meal, free concert are just a few low-cost ways to enjoy time together.

If there is interest in being part of an investment club/class, please call Ruth Sattler at (715) 573-7324 by September 20th. *Column Courtesy of Ruth with Primerica. ##*

More "Smart Money" Tips!

1. Do you **eat out when you work?** Try packing a sack lunch, at least once a week. You'll *save about \$250 a year* for every day that you pack a lunch. Chances are, your sack lunch will be healthier too!
2. Skip the **Move Rental**. Why not go to the public library, or your church library, and check out a video...**free!** Those \$1 to \$3 dollar video rentals that you will save can quickly add up to more money in your savings account!
3. **Charge card troubles?** Target paying off your lowest charge card balance first by making more than a minimum payment. Pay off one card, then the next highest balance, and so on until its paid off. When you're done, you'll also have a better credit rating! Remember, bankruptcy laws changed making bankruptcy more difficult. Work with creditors can pay off. Use credit...**WISELY**. Separate needs from wants and you will progress!