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You are about to learn the true secret of real estate investing real estate options. WHO really makes money in Real Estate? Realtors, sellers, appraisers, the bank, brokers, mortgage brokers, closing companies, attorneys, taxing authorities, and lastly perhaps you the investor who takes all the risk and does all the work, while having to evict tenants and clean up their mess after they've left. But there is a new, unique and innovative method of investing in real estate. A Real Estate Option gives you control of a piece of real estate without actually purchasing it. By having an option on a piece of property, you have the exclusive right to buy that property or not. A real estate option is simply a contract between the seller and buyer giving you the legal right not obligation to buy the property at a set price for a predetermined time. When you find a buyer for the property, you cash in your option and deposit a large check. Most real estate investment methods require you to sink a lot of your money, time, and effort into your investments. And it is a slow process, usually one property at a time, often part-time. Using an option instead of purchasing means you do not have to deal with rental property, tenants, maintenance and repairs, taxes, mortgage payments, commissions, or closing costs. In this new book you will learn how to control a vast real estate portfolio without ever buying the property. Let the owner keep paying the mortgage, dealing with tenants and all of the costs. You zero in on the profits. Here is an example, you locate a duplex worth \$400,000, you purchase an option to buy it for \$340,000 anytime within the next 120 days. On Day 60, you find a buyer who will pay the full \$400,000., you activate the option, pay the seller \$340,000, and pocket \$60,000. This is a simplified example, but this new book details how to become a highly successful real estate option buyer, and it demonstrates step-by-step how to get started in this highly rewarding investment strategy. Atlantic Publishing is a small, independent publishing company based in Ocala, Florida. Founded over twenty years ago in the company president's garage, Atlantic Publishing has grown to become a renowned resource for non-fiction books. Today, over 450 titles are in print covering subjects such as small business, healthy living, management, finance, careers, and real estate. Atlantic Publishing prides itself on producing award winning, high-quality manuals that give readers up-to-date, pertinent information, real-world examples, and case studies with expert advice. Every book has resources, contact information, and web sites of the products or companies discussed. Taking family, friends and servants as her subjects, Woolf presents a series of impressions of the people around her. And as she describes their lives - including a piece on her nephew Julian Bell, and sketches on Lady Ottoline Morrell and Lady Strachey - she also reveals her attitudes - to her writing, war and education. Updated 2016 edition! "Thorough and easily understandable regarding investing in residential property in Czech Republic. Having been involved in Czech real estate for more than ten years, I believe that all investors and would-be investors can benefit from this reference material." – Brent Watkins, Director, Real Estate Advisory at Deloitte Czech Republic. "This is the first book of its kind that I have come across, having worked in the Czech Republic real estate sector for some 16 years. Nathan has provided a road map for navigating the unique challenges of Czech residential real estate investment." – Omar Sattar, Managing Director, Colliers International Czech Republic. Buying an investment property in another country, and especially a country with a different language, can be an intimidating proposition. But it doesn't have to be. Just ask author Nathan Brown, who has not only bought property in Czech Republic for himself, but has also, since 2004, assisted hundreds of investors to do so. In this book, Nathan takes you step-by-step through the entire investment process with an eye to maximizing your return. Topics covered include: The current status of property ownership by non-Czech citizens Tips on the best locations to buy in Prague, Brno, Ostrava and Pardubice How to get the best offers from banks for financing or refinancing an investment property Tax strategies for the purchase and sale of investment properties How to create a rental contract that avoids the headache of the Czech landlord/tenant laws Real life horror stories of purchases gone bad and how you can avoid the same plight. Text and statistical data on 500 individual companies. Estate & Gift Tax Handbook is a practical exploration of federal estate and gift taxation. Providing timely and effective advice on estate and gift tax practice and procedure, the book is a useful resource for estate-planning practitioners, fiduciaries, attorneys, and others dealing with the complexities of the estate and gift tax system. In one place, the reader will find all the information and tools necessary to arrange a person's affairs, both before and after death, to minimize the estate and gift tax burden and to maximize wealth transfers through lifetime and testamentary giving. Written in concise, jargon-free language to elucidate and demystify this complicated area of the law, the book is a valuable resource for readers approaching the subject from varied backgrounds and disciplines. The Code of Federal Regulations is the codification of the general and permanent rules published in the Federal Register by the executive departments and agencies of the Federal Government. Occupational Outlook Handbook has the most authoritative career data available, compiled by the U.D. government, and is fully updated every two years With record numbers of students graduating from college, there is a need for comprehensive, up-to-date career information "Related occupations" included in each listing introduces readers to other jobs of possible interest Business Valuation Discounts and Premiums SECOND EDITION Discounts and premiums do not just affect the value of a company; they play a crucial role in influencing a host of other factors and conditions that can make or break a deal. When it comes to business valuations, it's the business appraiser's responsibility to be intimately knowledgeable with every aspect of discounts and premiums: the different types, the situations when they may or may not apply, and how to quantify them. In this newly updated edition of Business Valuation: Discounts and Premiums, Shannon Pratt—one of the nation's most recognized and respected business valuation consultants—brings together the latest collective wisdom and knowledge about all major business discounts and premiums. Addressing the three basic approaches to conducting a valuation—the income approach, the market approach, and the asset approach—Shannon Pratt deftly and logically details the different discounts or premiums that may be applicable, depending on the basic valuation approach used, and how the valuation approaches used affect the level. Clearly written and thorough, Business Valuation: Discounts and Premiums, Second Edition provides business appraisers, accountants, attorneys, and business owners with an arsenal of information for their professional toolkit that can be applied to every major evaluation case they might face in any deal. This updated edition features timely, comprehensive coverage on: Strategic acquisitions Extensive empirical data Pre-IPO marketability discount studies Merger and acquisition negotiations, empirical evidence from completed transactions, and positions taken by courts in litigations Strategic acquisition premiums Studies on minority discounts Detailed, authoritative, and complete in its coverage, Business Valuation: Discounts and Premiums, Second Edition gets to the core of one of the more complex challenges faced by business appraisers, and arms readers with the understanding and techniques needed to successfully meet and exceed their job expectations. Green Construction is a specialized and skilled profession, and the author has extensive experience in this field. With this in mind, the reference is designed to provide practical guidelines and essential insights in preparing competent and professional looking ?Project Analysis Reports? and ?Project Status Reports?. The book also provides numerous tips on how to phrase the language of reports in a manner that is articulate and clearly understood by Real Estate Lenders and investors, as well as being an indispensable companion for both information and stimulus. Written in a conversational manner, this book will clarify the nuts and bolts of green construction, finance, and cost monitoring? as a profession, and will outline the many attributes required to being successful in this field. Moreover, it will scrutinize the mechanics of organizing monthly meetings, contractor payment certifications, budgets, change orders, construction schedules, code compliance, waivers of lean, and much more. Drawing on over 30 years of personal experience across the world - both as an employee and as an employer, the reader will learn how to plan and implement sound business strategies and form alliances in a global context. The book also offers important information and penetrating insights into the process of setting up and working as a due-diligence consultant. In a clear, practical style, it will be explained how to identify opportunities for business development and how to maximize return. It will also articulate how to meet new challenges as well as avoid many of the pitfalls along the way. For the individual professional, this guide provides useful information and tips to help secure a high paying professional position. The book will include amongst other things, up-to-date information on hundreds of useful contacts. Topics covered in this guide include: types of services offered, the consultant's role on the construction loan team, what the lender needs to know, and marketing techniques. The guide will also include a comprehensive appendix that will contain numerous sample letters (e.g. for marketing and certification), building loan agreements, AIA forms, lender/consultant agreement, closeout documents and much more. Likewise included will be an extensive list of useful references from a variety of resources, and much more. Indeed, this handbook will be the most detailed & comprehensive program on the market. It meets all the criteria of a major work and will provide vital and absorbing reading. Provides a detailed blueprint of how to conduct monthly meetings, investigations, understand typical client/consultant agreements, analyze contractor requisitions Includes sample letters, reports, forms and agreements for easy reference. Practical guidelines for preparing Property Analysis and Property Status Reports Includes a glossary of important terms, abbreviations and acronyms For over 20 years the Pratt & Kulsrud Taxation series has provided educators, students, and professionals alike with an engaging and clear presentation and examples of tax law. The series has consistently held to the principle that the key to learning taxation is an understanding of the underlying purpose for each and every rule. For this reason, the authors and editors have made a concerted effort to provide the background, both a conceptual and historical foundation, which they feel is essential to understanding. This edition continues the tradition of excellence with timely updates reflecting the latest in tax laws, integration of TurboTax, and rich online resources for instructors. The text emphasizes those areas of taxation generally accepted as essential to the education of those pursuing careers in taxation or tax-related fields. The scope of this text is intentionally broad to accommodate a variety of uses and to provide flexibility for instructors in designing advanced tax courses. This book conducts a detailed examination of the current form of the Hong Kong residential property regulatory system: the 2013 Residential Properties (Firsthand Sales) Ordinance (Cap 621). The author sheds light on how the new legislation promotes a number of values including information symmetry, consumer protection, the free market and business efficacy. It provides a detailed account of how the regulatory mechanism has evolved over the past three decades to catch unconscionable sales tactics (such as selective information and/or misrepresentation of location, size, completion date and past transactions) and monitor sales practices in order to protect the interests of stakeholders in this ever-changing first-hand residential property market. This book breaks down this complicated subject matter by focusing a number of chapters each on a specific attribute of the residential property on sale. It then examines the various channels through which the information is communicated to the prospective buyer and discusses misrepresentation of the key information in sales of residential properties as criminal liability. The tension between consumer's rights on one hand and the pursuit of free market principles on the other is but one example of the conflicting values thoroughly discussed in the book, others include superstition vs. modernization and clarity vs. flexibility. Aimed at those with an interest in consumer protection and transparency-orientated legislation in commercialized real estate transactions, this book seeks to provide an in-depth discussion of the latest trends and directions of travel. Investigates the conditions which lead workers to leave state-controlled unions and establish independent organizations under authoritarian rule in Egypt. As real estate investment trusts continue to grow exponentially in Asia and Europe - being already well established in the USA and Australasia - a comprehensive guide to the issues involved in REIT property investment decision making is badly needed. This book draws together the most recent developments in REIT management from academic research and professional practice. It is based on current, original academic research, including structured interviews with the managers of a wide range of different types of REITs as well as the research and publications of others, together with the author's 25 years experience in REIT management. It provides a theoretically robust and practically relevant up to date guide to the property investment decision making process for REITs. Presenting new insights, the author breaks the REIT property investment decision making process down into three phases comprising six stages with 30 sequential steps. Each chapter focuses on one stage of the property investment decision making process and introduces the key people in the REIT management team relevant to the activities in that chapter. The theory and principles are considered and illustrated by application to Super REIT, a \$15bn diversified REIT. Global Real Estate Investment Trusts: People, Process and Management fuses not only how REITs should undertake property investment decision making - based on how it is undertaken and the underlying property theory, capital market theory and finance theory - but also why each part of the decision making process is important. This book provides the first sole-authored scholarly work specifically on REITs as a business enterprise and REIT property investment decision making as an holistic and cyclical process. The focus is on principles, making it relevant in each of the four major REIT markets around the world: USA, Europe, Asia and Australasia. An essential book for REIT managers and all those practising professionals involved in the REIT industry - including property practitioners, researchers, lawyers, accountants, bankers and directors around the world. "Law of Real Estate Brokers is a comprehensive treatise covering the full range of legal issues concerning real estate brokers, from listing agreements and the rights to a commission to antitrust, anti discrimination, and other federal and state concerns. The author provides insightful analysis and practical, expert guidance in one complete volume. Whether you represent a broker whose client is seeking to avoid paying a commission, a buyer who suffered damages resulting from a broker's misrepresentation, or a broker bringing suit against another broker, this all-inclusive reference has the answers you are looking for. Audience: Practitioners in the field of real estate law"-- Islamic Capital Markets: A Comparative Approach (2nd Edition) looks at the similarities and differences between Islamic capital markets and conventional capital markets. The book explains each topic from both the conventional and the Islamic perspective, offering a full understanding of Islamic capital markets, processes, and instruments. In addition to a full explanation of Islamic products, the book also ensures a holistic understanding of the dual markets within which Islamic capital markets operate. Ideal for both students and current practitioners, the second edition of the highly successful Islamic Capital Markets: A Comparative Approach fills a large gap in the current literature on the subject, featuring case studies from Malaysia, Indonesia, Europe, and the Middle East. One of the few comprehensive, dedicated guides to the subject available, the book offers comprehensive and in-depth insights on the topic of Islamic finance for students and professionals alike. The Code of Federal Regulations is a codification of the general and permanent rules published in the Federal Register by the Executive departments and agencies of the United States Federal Government. Need directions? Are you good at getting lost? Then GPS is just the technology you've dreamed of, and GPS For Dummies is what you need to help you make the most of it. If you have a GPS unit or plan to buy one, GPS For Dummies, 2nd Edition helps you compare GPS technologies, units, and uses. You'll find out how to create and use digital maps and learn about waypoints, tracks, coordinate systems, and other key point to using GPS technology. Get more from your GPS device by learning to use Web-hosted mapping services and even how to turn your cell phone or PDA into a GPS receiver. You'll also discover: Up-to-date information on the capabilities of popular handheld and automotive Global Positioning Systems How to read a map and how to get more from the free maps available online The capabilities and limitations of GPS technology, and how satellites and radio systems make GPS work How to interface your GPS receiver with your computer and what digital mapping software can offer Why a cell phone with GPS capability isn't the same as a GPS unit What can affect your GPS reading and how accurate it will be How to use Street Atlas USA, TopoFusion, Google Earth, and other tools Fun things to do with GPS, such as exploring topographical maps, aerial imagery, and the sport of geocaching Most GPS receivers do much more than their owners realize. With GPS For Dummies, 2nd Edition in hand, you'll venture forth with confidence! Twice a year, the OECD Economic Outlook analyses the major trends and makes economic projections covering the next two years. 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