



Investor Update

ROI Strategies

Things have started to pick back up since school has started. People are done with their vacations and are getting interested in finding a home through our program. We added two more rental trailers in North Dakota this month. The park where the trailers are located is now completely filled up and is expected to double in size next year.

The going rate in North Dakota is \$2,600 a month for a single wide trailer that we purchase at a little under \$60,000. Take into consideration our lot rent is \$675 per month and we are just shy of \$2,000 in gross revenue per month. **North Dakota continues to be an amazing place.**

My oldest son Hayden, who I encouraged to take a year off of college and go work up there, absolutely loves it and the company he works for. At 20 years old, he is making \$20.78 an hour plus all of his overtime with a \$1,000 a month housing allowance. Last week, he told me he worked 78 hours! He has now been there a little over a year and is starting his college classes back up online. His company is paying for his classes and much of the time when he is working he can also be studying for his classes.

He said, "Dad, I can't believe they pay for the classes, I get paid while I am studying and I am making this much money." Well enjoy it while you can because that is a sweet gig, especially for a 20 year old.

We had three more Lease 2 Own Homeowners purchase their homes last month so we have some happy campers in that bunch.

Speaking of camping, Steve was elk hunting in central NV for 10 days. When we last reported on him being up there and scouting out the lay of the land, he had sent back a bunch of pictures showing Elk all over. I thought he was just going to use a net to bag one and come home the next day. Not so fast.

His GPS said he was logging 10-15 miles a day but he was not able to find the bull elk he was looking for. And for those of you that follow his hunting, **he likes to give the animal a fighting chance and uses a bow and arrow.** He changed it up this time by taking a flintlock musket rifle that shoots real black powder and round balls. He still has to get within about 60 to 70 yards to take a shot, just like when using a bow. As of this writing, the freezer is still empty of Elk for the Sixberry family.

I am headed to Orlando, FL in the middle of September to attend the largest IRA convention in the United States. There are supposed to be 500 plus investors there learning what they can and can't do while using their IRA to invest in something other than the stock market. That's why I thought it was appropriate to include an article about "Using Your IRA to Invest in Real Estate" in this newsletter.

If you ever have someone you know that might be interested in finding out more about us, send us their contact information and we will mail them an Investor Kit. Make it easy on yourself and make us do our job. Until next month...

Greg Hughes

Steve Sixberry