

# HOME IMPROVEMENT TIPS

Sugerencias para mejorar su casa

**Senel Property Inspection, Inc.**  
 (800) 339-6988 [www.senel.net](http://www.senel.net)  
**Mold**  
 (888) 847-4848 [www.moldincalifornia.com](http://www.moldincalifornia.com)

**POMECS Insurance**  
 (888) 325-7831

**FG MANAGEMENT**  
[www.fgmanagement.net](http://www.fgmanagement.net)

Clean fridge, stove, washer, dryer and tubs



Limpie el congelador, estufas, secadora, etc

Clean & freshen bathrooms, repair leaking taps and toilets



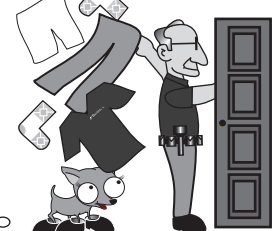
Limpie los baños, repare goteras y sanitarios

Shampoo carpets, clear stairs and halls



Lave las alfombras, retire cosas de escaleras y pasillos

Make closets neat and tidy



Mantenga sus armarios organizados

## BOB, TOM & LEYLA'S TIPS FOR HOME SELLERS

Consejos de Bob, Tom y Leyla para vendedores de viviendas

JANUARY 2010 ENERO	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
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**JANUARY 2010**

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**AUGUST 2010**

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**FEBRUARY 2010**

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# HOME IMPROVEMENT TIPS

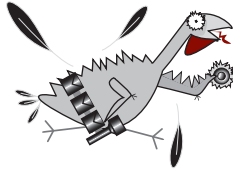
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**RnRadon**  
 A Division of Mold in California, Inc.  
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**FG**  
 FUTURE GENERATION  
 MANAGEMENT  
[www.fgmanagement.net](http://www.fgmanagement.net)

Keep an operational doorbell



Mantener el timbre en buen estado

Clean and tidy entrance and clear stairs and halls



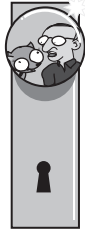
Limpiar y ordenar la entrada, además de escaleras y pasillos

Clear walk & driveway of leaves



Retirar las hojas de los pasillos exteriores

Polish door hardware and tighten doorknobs



Ajustar las perillas de las puertas y sacarles brillo

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Consejos de Bob, Tom y Leyla para vendedores de viviendas

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 MANAGEMENT  
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Repair gutters and eaves



Reparar alerones y canales de agua-lluvia

Pick up any litter, Clean out garage



Recoger cualquier desecho y limpiar el garage

Touch up exterior paint, clean and repair windows



Dar una mano de pintura al exterior, limpiar y reparar ventanas

Trim shrubs and lawns, weed & edge gardens



Podar arbustos y el césped

## BOB, TOM & LEYLA'S TIPS FOR HOME SELLERS

Consejos de Bob, Tom y Leyla para vendedores de viviendas

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SEPTEMBER 2010						
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JUNE 2010						
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Oil squeaky doors



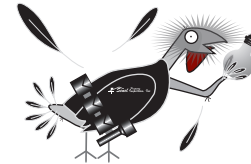
Aceitar bisagras ruidosas

Keep your pets away or outdoors



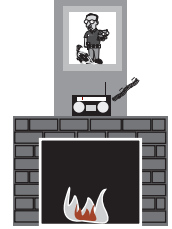
Guarde sus mascotas

Replace burned out lights with energy saving ones



Reemplazar focos quemados con otros que ahorren energía

Be absent during showings, light fireplace, play quiet background music



Trate de no estar presente al momento de la exhibición, ponga música suave y encienda la chimenea

**BOB, TOM & LEYLA'S TIPS FOR HOME SELLERS**  
 Consejos de Bob, Tom y Leyla para vendedores de viviendas

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# HOW DO MOLDS AFFECT PEOPLE?

Cómo el moho afecta a la gente

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Mold infections in lungs



Pulmones infectados con moho

Nasal stuffiness



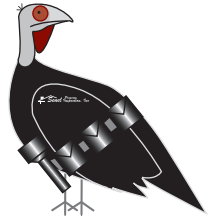
Congestión Nasal

Skin irritation



Irritación de la piel

Eye irritation



Irritación de los ojos

**BOB, TOM & LEYLA'S TIPS FOR HOMEOWNERS**  
Consejos de Bob, Tom y Leyla para propietarios de vivienda

	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
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	*9 Mother's Day	10	11	12	13	14	15
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30	*31 Memorial Day						

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DECEMBER 2010						
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JUNE 2010						
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JANUARY 2011						
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JULY 2010						
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# ENERGY CONSERVATION TIPS

Sugerencias para ahorrar energía

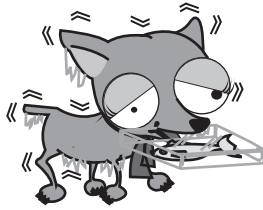
**Senel Property Inspection, Inc.**  
(800) 339-6988 [www.senel.net](http://www.senel.net)

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(888) 847-4848 [www.moldincalifornia.com](http://www.moldincalifornia.com)

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(888) 325-7831

**FG MANAGEMENT**  
[www.fgmanagement.net](http://www.fgmanagement.net)

Defrost frozen food prior to grilling



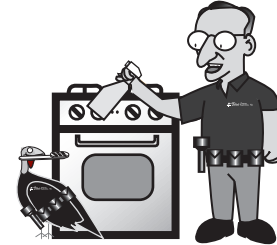
Descongelar la comida antes de cocinarla

Don't open the oven door while food is cooking



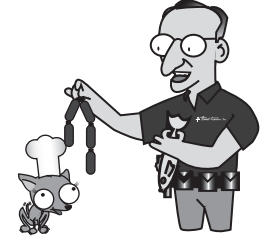
No abrir el horno mientras cocinas

A clean oven uses energy more efficiently



Un horno limpio usa energía más eficientemente

Cook several meals at the same time.



Cocinar varias comidas al mismo tiempo

## BOB, TOM & LEYLA'S TIPS FOR HOMEOWNERS

Consejos de Bob, Tom y Leyla para propietarios de vivienda

	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
JUNIO			1	2	3	4	5
	6	7	8	9	10	11	12
	13	*14 Flag Day	15	16	17	18	19
	*20 Father's Day	21	22	23	24	25	26
	27	28	29	30			

JANUARY 2010						
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AUGUST 2010						
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FEBRUARY 2010						
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SEPTEMBER 2010						
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MARCH 2010						
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OCTOBER 2010						
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APRIL 2010						
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NOVEMBER 2010						
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MAY 2010						
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DECEMBER 2010						
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JUNE 2010						
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JULY 2010						
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# ENERGY CONSERVATION TIPS

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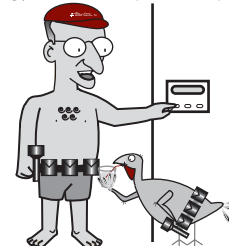
**FG MANAGEMENT**  
[www.fgmanagement.net](http://www.fgmanagement.net)

Caulk & weather-strip drafty windows and doors



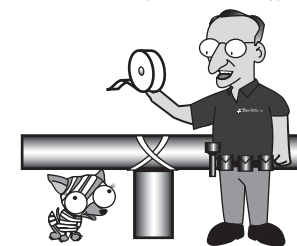
Sellar ventanas y puertas

Lowering your thermostat up to 5° save up to 20%



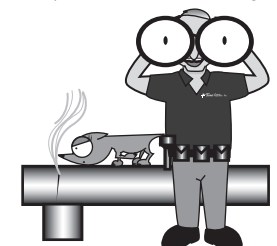
Reduzca 5° la temperatura y ahorre hasta un 20%

Ducts should be repaired with mastic type sealant



Ductos deberían ser sellados con cintas especiales

Have your ducts tested for air leakage



Revise los ductos por fugas de aire

## BOB, TOM & LEYLA'S TIPS FOR HOMEOWNERS

Consejos de Bob, Tom y Leyla para propietarios de vivienda

	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
JULIO					1	2	3
	*4 Independence Day	5	6	7	8	9	10
	11	12	13	14	15	16	17
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JANUARY 2010						
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AUGUST 2010						
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FEBRUARY 2010						
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SEPTEMBER 2010						
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MARCH 2010						
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OCTOBER 2010						
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APRIL 2010						
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NOVEMBER 2010						
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DECEMBER 2010						
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JUNE 2010						
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JANUARY 2011						
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JULY 2010						
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# ENERGY CONSERVATION TIPS

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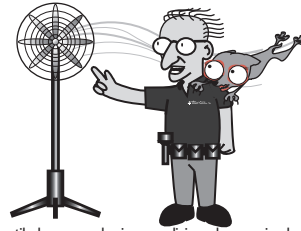
**FG MANAGEMENT**  
[www.fgmanagement.net](http://www.fgmanagement.net)

Open windows for cool air and ventilation



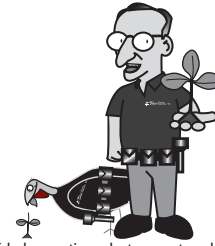
Abra las ventanas para mantener fresca la casa

Use a fan instead of your air conditioner to circulate air



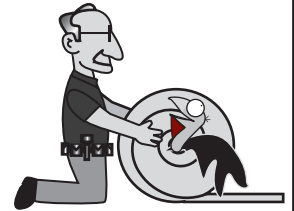
Use ventilador en vez de aire acondicionado para circular aire

Trees keep temperatures down by keeping sun out



Los árboles mantienen las temperaturas bajas

Consider installing attic/wall insulation



Instale aislamiento en ático y paredes

**BOB, TOM & LEYLA'S TIPS FOR HOMEOWNERS**  
 Consejos de Bob, Tom y Leyla para propietarios de vivienda

	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
<b>AUGUST 2010</b>	1	2	3	4	5	6	7
	*8 Eleanor Roosevelt	9	10	11	12	13	14
	15	16	17	18	19	20	*21 Senior's Citizen
	22	23	24	25	26	27	28
	29	30	31	31			

**JANUARY 2010**

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**AUGUST 2010**

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**FEBRUARY 2010**

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**SEPTEMBER 2010**

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**MARCH 2010**

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**OCTOBER 2010**

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**APRIL 2010**

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**NOVEMBER 2010**

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**MAY 2010**

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**DECEMBER 2010**

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**JUNE 2010**

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**JANUARY 2011**

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**JULY 2010**

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# EARTHQUAKE PREPARATION

Preparación para terremotos

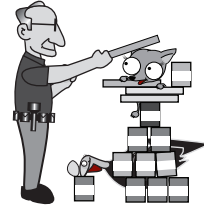
**Senel** Property Inspection, Inc.  
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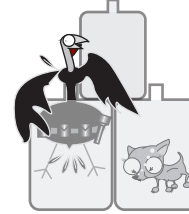
**FG** FUTURE GENERATION MANAGEMENT  
[www.fgmanagement.net](http://www.fgmanagement.net)

You should have a minimum of a 3-day supply of food per person



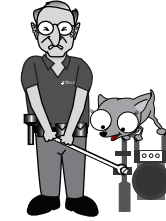
Tenga un mínimo de 3 días de suministros de comida por persona

You'd have 3-day supply of drinking water per person



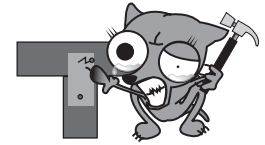
Tenga un mínimo de 3 días de suministros de agua por persona

Turn off shut-off gas valves



Apague la válvula paso del gas

Brace and bolt foundation posts



Asegúrese que las vigas y postes de la fundación estén atornillados

## BOB, TOM & LEYLA'S TIPS FOR HOMEOWNERS

Consejos de Bob, Tom y Leyla para propietarios de viviendas

SEPTIEMBRE	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
				1	2	3	4
	5	*6 Labor Day	7	8	9	10	11
	12	13	14	15	16	17	18
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JANUARY 2010						
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AUGUST 2010						
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FEBRUARY 2010						
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SEPTEMBER 2010						
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MARCH 2010						
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OCTOBER 2010						
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APRIL 2010						
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NOVEMBER 2010						
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MAY 2010						
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DECEMBER 2010						
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JUNE 2010						
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JANUARY 2011						
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JULY 2010						
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\* Check [www.senel.net](http://www.senel.net) for special promotions those days

# HEALTH PROBLEMS CAUSED BY RADON

Problemas de salud causado por radón

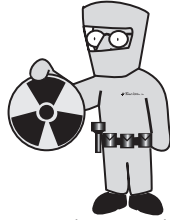
**Senel Inspection, Inc.**  
Property Inspection  
(800) 339-6988 [www.senel.net](http://www.senel.net)

**Mold**  
(888) 847-4848 [www.moldincalifornia.com](http://www.moldincalifornia.com)

**POMECS**  
Insurance  
(888) 325-7831

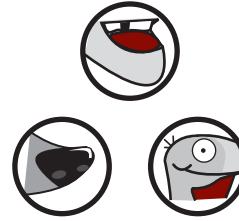
**FG**  
FUTURE GENERATION  
MANAGEMENT  
[www.fgmanagement.net](http://www.fgmanagement.net)

It is a radioactive gas resulting from the decay of radium, itself a decay product of uranium



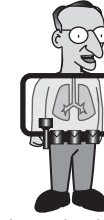
Es un gas radioactivo resultante de la desintegración de uranio

Radon is tasteless, odorless and colorless



Radón no tiene sabor, olor ni color

Energy deposited in lungs is believed to initiate the process of carcinogenesis



La energía depositada en los pulmones se cree que inicia el proceso cancerígeno

Lung cancer to smokers from radon exposure is 10-20 times higher than to people who have never smoked



Cáncer pulmonar para fumadores expuestos a radón de 10 a 20 veces mayor que no fumadores

**BOB, TOM & LEYLA'S TIPS FOR HOMEOWNERS**  
Consejos de Bob, Tom y Leyla para propietarios de viviendas

OCTUBRE	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
							1
	3	4	5	6	7	8	9
	10	*11 Columbus Day	12	13	14	15	16
	17	18	19	20	21	22	23
	24	25	26	27	28	29	30
	31						

JANUARY 2010	AUGUST 2010
S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31	S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31
FEBRUARY 2010	SEPTEMBER 2010
S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28	S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30
MARCH 2010	OCTOBER 2010
S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31	S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31
APRIL 2010	NOVEMBER 2010
S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30	S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30
MAY 2010	DECEMBER 2010
S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31	S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31
JUNE 2010	JANUARY 2011
S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30	S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31
JULY 2010	
S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31	

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\* Check [www.senel.net](http://www.senel.net) for special promotions those days

# POTENTIAL SOURCES OF CARBON MONOXIDE

Posibles fuentes de monóxido de carbono

**Senel Property Inspection, Inc.**  
 (800) 339-6988 [www.senel.net](http://www.senel.net)

**POMECS Insurance**  
 (888) 325-7831

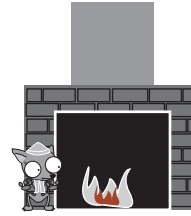
**Future Generation Management**  
[www.fgmanagement.net](http://www.fgmanagement.net)

Clothes dryer



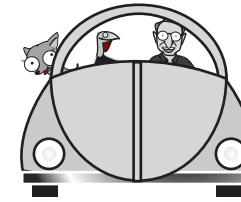
Secador de ropa

Fireplace and blocked chimney



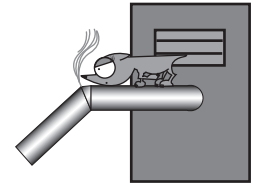
Chimeneas y escapes de chimeneas bloqueados

Attached garage



Garage adosado

Furnace



Sistema de calefacción

## BOB, TOM & LEYLA'S TIPS FOR HOMEOWNERS

Consejos de Bob, Tom y Leyla para propietarios de viviendas

<b>NOVEMBER 2010</b> NOVIEMBRE	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
		1	2	3	4	5	6
	7	8	9	10	11	12	13
	14	15	16	17	18	19	20
	21	22	23	24	*25 Thanksgiving	26	27
	28	29	30	31			

**JANUARY 2010**

					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

**AUGUST 2010**

1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

**FEBRUARY 2010**

	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28						

**SEPTEMBER 2010**

			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

**MARCH 2010**

	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

**OCTOBER 2010**

					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

**APRIL 2010**

			1	2	3
4	5	6	7	8	9
10	11	12	13	14	15
16	17	18	19	20	21
22	23	24	25	26	27
28	29	30	31		

**NOVEMBER 2010**

	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

**MAY 2010**

					1
2	3	4	5	6	7
8	9	10	11	12	13
14	15	16	17	18	19
20	21	22	23	24	25
26	27	28	29	30	31

**DECEMBER 2010**

		1	2	3	4
5	6	7	8	9	10
11	12	13	14	15	16
17	18	19	20	21	22
23	24	25	26	27	28
29	30	31			

**JUNE 2010**

	1	2	3	4	5
6	7	8	9	10	11
12	13	14	15	16	17
18	19	20	21	22	23
24	25	26	27	28	29
30	31				

**JANUARY 2011**

					1
2	3	4	5	6	7
8	9	10	11	12	13
14	15	16	17	18	19
20	21	22	23	24	25
26	27	28	29	30	31

**JULY 2010**

		1	2	3
4	5	6	7	8
9	10	11	12	13
14	15	16	17	18
19	20	21	22	23
24	25	26	27	28
29	30	31		

# PROTECT YOUR FAMILY FROM FIRE AND CARBON MONOXIDE

Proteja a familia del fuego y monóxido de carbono

**Senel Property Inspection, Inc.**  
(800) 339-6988 [www.senel.net](http://www.senel.net)

**Mold Inspection**  
(888) 847-4848 [www.moldincalifornia.com](http://www.moldincalifornia.com)

**POMECS insurance**  
(888) 325-7831

**FG MANAGEMENT**  
[www.fgmanagement.net](http://www.fgmanagement.net)

Install a smoke alarm on every bedroom, a carbon monoxide alarm near sleeping areas



Instalar alarma de humo y de monóxido de carbono en cada dormitorio

Install a smoke alarm and a carbon monoxide alarm near fireplace



Instalar alarma de humo y de monóxido de carbono cerca chimenea

Install a smoke alarm and a fire extinguisher in kitchen



Instalar alarma de humo y extintor de fuego

Unblock and clear chimney



Mantener chimenea libre de obstáculos

## BOB, TOM & LEYLA'S TIPS FOR HOMEOWNERS

Consejos de Bob, Tom y Leyla para propietarios de viviendas

DECEMBER 2010	Sun Domingo	Mon Lunes	Tue Martes	Wed Miércoles	Thu Jueves	Fri Viernes	Sat Sábado
				1	2	3	4
	5	6	7	8	9	10	11
	12	13	14	15	16	17	18
	19	20	21	22	23	24	*25 Christmas
	26	27	28	29	30	31	

JANUARY 2010						
S	M	T	W	T	F	S
				1	2	
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

AUGUST 2010						
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8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

FEBRUARY 2010						
S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28						

SEPTEMBER 2010						
S	M	T	W	T	F	S
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4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

MARCH 2010						
S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

OCTOBER 2010						
S	M	T	W	T	F	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

APRIL 2010						
S	M	T	W	T	F	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

NOVEMBER 2010						
S	M	T	W	T	F	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30

MAY 2010						
S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

DECEMBER 2010						
S	M	T	W	T	F	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

JUNE 2010						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

JANUARY 2011						
S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

JULY 2010						
S	M	T	W	T	F	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31