

MAXIMIZE PROFITS AND MINIMIZE HASSLES

# SECRETS OF MILLIONAIRE LANDLORD

ROBERT SHEMIN, ESQ.

*Author of The Wall Street Journal Best Seller Secrets of a Millionaire Real Estate Investor*



# Secrets Of A Millionaire Landlord

**Lois A. Vitt**



## **Secrets Of A Millionaire Landlord:**

**Secrets of a Millionaire Landlord** Robert Shemin, 2002 Investing in real estate and renting the property to tenants can be a financially rewarding proposition if you treat it like a business Millionaire real estate investor and best selling author Robert Shemin's new book **Secrets of a Millionaire Landlord** recommends treating tenants as valuable customers and carefully screening them before they become your tenants buying the right kinds of properties making the units nicer than the competition and sticking with proven policies and management procedures

**Secrets of a Millionaire Landlord** Robert Shemin, 2001-10-05 Today most landlords and even many professional property managers lack a simple easy to use management system that helps them maximise profits and minimise hassles As a result they can experience a host of frustrating problems and many risk lawsuits by unknowingly failing to do things the proper legal way **Secrets of a Millionaire Landlord** outlines an efficient step by step system for simplifying and organising every aspect of the landlord process In addition to sharing real life war stories from his many years as a landlord the author also provides helpful hints and useful forms policies and procedures

The Secret Millionaire Joe Johnson, 2009-02-06 General Adult Since his GBP 10 million lottery win a string of intense yet failed relationships had hurt Joe Johnson not to mention his wallet very badly So when Joe met and fell in love with Lisa he was determined not to be made a fool of so to ensure Lisa would love him for who he was not his bank balance Joe hatched a plan to test her love for him

The Real Estate Investor's Handbook Steven D. Fisher, 2006 The Real Estate Investor's Handbook is a must have for beginning investors real estate veterans commercial brokers sellers and buyers Real estate investing has created more millionaires than any other investment vehicle in this country This comprehensive step by step proven program shows beginners and seasoned veterans alike the ins and outs of real estate investing This book is a road map to successful investing in real estate You do not need to re invent the wheel and you won't have to make the same mistakes others have Investing in real estate is one of the safest and smartest investments you can make Real estate appreciates at a rate far greater than the rate of inflation builds equity provides a steady return on investment provides cash flow and can offer substantial tax benefits This handbook is the resource for novices and pros alike it will guide you through every step of the process of real estate investing This new exhaustively researched book will arm you with hundreds of innovative ideas that you can put to use right away This book gives you the proven strategies and actual case studies from experts to help you invest better and wiser with less time and effort A sampling of what's covered in this encyclopedic book includes how to find below market deals investing with little or no down payment seller financing foreclosures and REOs investment property negotiating purchase offers managing rental property flipping auctions tax sales financing mortgage terms agents cash flow inspections contracts tenants lease agreements insurance taxes and accounting escrow essential mathematical calculations sample forms development taxation exchange rules and regulations This book is loaded with case studies and success stories from real people You will uncover secrets that expert real estate investors use

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**The Magic of High-Quality Questions** Hugh O. Stewart, Robert Shemin, 2011-06-29 Do you find yourself surrounded by difficult or frustrating people or situations Do you ever feel trapped by limiting situations that seem to simply repeat themselves over and over in different areas of your life Well the answers are not far away as a matter of fact they can be found within you You may just need some help in changing your perspective to arrive at better solutions to your own problems The Magic of High Quality Questions will help you develop the awareness and habits of effective question asking The premise is simple Ask better questions to arrive at better answers In this book we explore improving your results in different areas of your life and business by facing your challenges with a fresh and creative perspective

*The Complete Guide to Real Estate Options* Steven D. Fisher, 2007 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 e tm 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 e tm 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

*Millionaire Landlord Secrets* Jason A Scott,2020-12-30 Millionaire Landlord Secrets is a landlord s guide to managing tenants with less stress and fewer headaches With the author s many years of experience dealing with thousands of tenants he developed a system that allows him to own and operate over a hundred rentals while working only 4 hours a week His unique and proven methods give him the financial freedom to take monthly vacations around the world Whether you are looking to purchase your first rental property or need a better way to manage your existing rentals this book will teach you how to succeed With the correct real estate investing strategy and proven property management system you will be on the path to achieving financial freedom and maximizing passive income Inside you ll find practical tips on Finding value properties to generate maximum profits How to advertise price and position rentals to have zero vacancies Finding qualifying and training the best tenants Strategies you can implement today to reduce repair requests Efficiently managing rentals tenants working just a few hours a day Having the right mindset to reduce pain and stress Ways to increase your property value with minimum effort About the author Jason A Scott Jason A Scott is a highly successful entrepreneur author private pilot world traveler and real estate investor with more than 100 rental units He has achieved much of his financial success by owning residential and commercial real estate Jason has been in real estate since 2009 and specializes in property management utilizing his Buy Hold strategy As a business consultant and life coach Jason has helped countless others realize extraordinary results by building self discipline and persistent focus He has also held numerous seminars where he enjoys showing others the power of real estate investing and financial freedom A life long adventurer Jason spends his time flying his plane and visiting his homes in Asia Europe and the United States

*Successful Real Estate Investing* Robert Shemin,2004-04-26 Successful Real Estate Investing is written specifically for novice investors who want to get started with confidence It highlights 75 of the most common mistakes investors make and offers specific real life strategies for avoiding them Each mini chapter covers one mistake and offers pearls of wisdom based both on Robert Shemin s long experience as an investor and on case studies of investors he has met or assisted along the way For investors worried about making a particular mistake in any step of the investment process this is the only real estate guide that offers quick expert guidance on avoiding everything that could but won t go wrong Successful Real Estate Investing covers these mistakes as well as many more Forgetting to screen all tenants Not taking in adequate cash flow Missing out on special loan programs Not having the proper insurance Holding onto a

rehab or rental house that won't sell or rent Thinking short term when you should be thinking long term Punishing bad tenants without rewarding good ones Failing to establish minimum requirements for tenants Failing to inspect properties regularly But Successful Real Estate Investing is more than just a list of troubles to avoid it also teaches the most important keys to real estate success keep it simple believe you can do it because you can inform yourself so you know what you're doing and stick with it With common sense and the uncommon guidance you'll find here there's nothing standing in your way

21 Secrets of Real Estate Millionaires Jay W. Mitton, 2004      The Weekend Millionaire's Secrets to Investing in Real Estate: How to Become Wealthy in Your Spare Time Mike Summey, Roger Dawson, 2003-10-06 Everything you need to know to make millions by investing in real estate Be smart take advantage of their invaluable experience to help you reach your financial goals Jack Canfield Co author The Power of Focus Dare to Win and the Chicken Soup for the Soul R series A proven formula for making a killing in small real estate investments in all market conditions Millionaire real estate investor Mike Summey and nationally recognized negotiation expert Roger Dawson team up to offer a complete program for becoming a real estate magnate in your spare time Unlike all the get rich quick real estate investment guides on the shelves The Weekend Millionaire shows readers how to look beyond price to the fundamentals of what makes a property valuable and to leverage that value in order to build wealth consistently over years It also teaches them an original win-win negotiating strategy in which the buyer determines the terms of the purchase and lets the seller determine the price Readers get clear step-by-step guidance on how to Find great investment properties Approach sellers Structure a win-win proposal Get a proposal accepted even with no money down and bad credit Negotiate a transaction Manage and maintain properties for increasing returns      *Combat Investor* John Oharenko, 2013-09-13 Turf Space Territory For thousands of years it's been worth fighting for sometimes at all costs Today real estate remains one of the most coveted investment targets and combat tactics are often necessary for financial victory Real estate investing is financial not military warfare In the investment battlefields winners build war chests through territorial expansion Losers retreat surrendering land holdings Military battles and real estate investing share the same goals and apply comparable techniques for building wealth and power Investors who understand and apply proven warfare principles to real estate investing become the ultimate financial warriors Combat Investors Combat investing shapes you into a personal weapons system an effective combination of your personal operating style financial capacity and risk tolerance You deploy elements from your investment arsenal acting like a jet fighter a tank a bomber a helicopter an aircraft carrier or a submarine You know when to attack investments at close range tank or access hard-to-reach properties helicopter Different targets with different swag That's the beauty of combat investing the blending of the warrior spirit with real estate smarts No right answer or personal style just the hunger to succeed Combat Investor Real Estate Investment Warfare Guide is written with this principle in mind teaching you to become a financial land mind by Honing your land grabbing instincts Providing a formula for a successful war chest with techniques on assessing capital risks

measuring your thirst for competitive battle and identifying your individual combat investor style Targeting battlefields based upon locations and property types Training you to fight in current and future investment battlefronts according to proven military tactics for striking profitable targets If you're starting to see real estate investing through the eyes of a warrior then join the ranks of combat investors Crack those knuckles and get going [Book Review Index](#) ,2003 Vols 8 10 of the 1965 1984 master cumulation constitute a title index **The Workers World Party and Its Front Organizations, a Study Prepared by the Minority Staff of ...**, 93-1 United States. Congress. House. Internal Security Committee,1974

**Secrets of the Self-Made Millionaires** Patrick James,Reggie Brooks,Al Lowery,Donna Bauer,Chris Johnson,Scott Estill,Robert Shemin,Joey Miller,2010-10-01 What do self made millionaires know that you don't How did they make all that money More importantly how can you [Books In Print 2004-2005](#) Ed Bowker Staff,Staff Bowker, Ed,2004 **10 Secrets to Successful Home Buying and Selling** Lois A. Vitt,2004 Buying a house may be love at first sight or seemingly take forever This terrific book covers all the bases Readers will enjoy discovering the secrets as they are revealed There's something valuable for everyone Willard Scott Noted NBC Radio and Television Personality This book helps you get at not only the practical aspects of home buying and selling but also the emotional side of what is usually the largest and most anxiety riddled transactions of your lifetime If you are thinking of buying or selling a home it pays big dividends to read Lois Vitt's advice before you do Jordan E Goodman America's Money Answers Man and author of Everyone's Money Book If you want to get in touch with your inner home buyer and make clearer decisions based on those insights this is the book to take you there Kenneth Harney Syndicated Real Estate Columnist Washington Post Writers Group The most significant purchase a person makes in a lifetime is a home The process of finding purchasing or selling a home can be down right nerve racking Lois Vitt has written a thought provoking book that addresses both the technical and emotional aspects of home ownership Deborah Owens Financial Commentator and author of Confident Investing and Nickel and Dime Your Way to Wealth Buying a home is not just the most important financial decision It is also one of the most important emotional decisions With 10 Secrets to Successful Home Buying and Selling you get it right Lois A Vitt helps you discover your housing value system your personal housing psychology Learn how your expectations compare with your family's expectations so that you can make the best decisions for everyone After you discover what you really want answer crucial housing questions such as Rent or buy Move or remodel Sell or hold Refinance Vitt's practical examples real life stories and easy quizzes help you make housing decisions that enrich your life emotionally and financially Copyright Pearson Education All rights reserved [Subject Guide to Books in Print](#) ,1991 [Library Journal](#) ,2001 [American Book Publishing Record](#) ,2005 **One Girl, One Summer** Isabel Ashdown,2024-07-01 Dark secrets cast long shadows On a peaceful hilltop campsite in the heat of summer a private plane crash lands Several are killed and many more lives are shattered including those of the Gale family who own the site For single parent Cathy Gale her everyday struggles are eclipsed by the tragedy as her boy Albie is one of the victims

He hangs onto life while 18 year old sister Nell who was meant to be looking after him is overcome with guilt As DS Ali Samson leads the investigation locals are scandalised to learn that the amnesiac pilot has plans to stay on in the community As dark secrets come to light teenager Nell goes into freefall What is it she's so desperate to conceal And exactly who is the Unknown Pilot If you loved HOMECOMING by Isabel Ashdown return to the beautiful coastal town of Highcap Dorset a community hiding many secrets



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