



# CAROLINA TRACE

## GATED PROPERTIES, LLC

~ From Our "House" to Yours ~

Dear Friends and Neighbors,

We at Carolina Trace Gated Properties are going "Green". We are making changes to our monthly newsletter because of this.



We will no longer be delivering monthly newsletters to your newspaper box. Our website is being updated and will now include the newsletter. In order to keep receiving the newsletter all you will need to do is go to our website at [www.carolinatrace.com](http://www.carolinatrace.com) and click on the link to the newsletter.

The newsletter will be published on a quarterly basis beginning March 2016.

Everything else about the newsletter will remain the same. You will still see articles that include information of interest to all Carolina Trace residents. There will still be a Sudoku and Recipe Corner.

We will continue to welcome articles from Carolina Trace residents as long as they are not promoting a business for profit or selling a product.

Thank you for your continued support!



Congratulations to the 2015  
TUFF Fishing Derby Winners!



On December 12, thirteen prizes were awarded to Lake Trace fishing enthusiasts who registered their catches during the **Trace Union of Fervent Fishermen's** 2015 seasonal fishing contest. One angler also received a certificate from the North Carolina Angler Recognition Program (NCARP) for his exceptional bass catch.



Receiving 2015 TUFF Award Plaques were (l to r): Scott Legge (SM), 1<sup>st</sup> Place Bass 10# 1 oz. and NCARP Certificate; Gale Watson (NS), 2<sup>nd</sup> Place Bass 8# 2 oz. with TUFF mascot Izzy; Rick Schock (NS), 1<sup>st</sup> Place Crappie, 2# 3 oz.; Honorable Mention Bass Pepe Corello (WM) 6# 13 oz. with the TUFF Fishing Excellence Certificate; Brittany Watson (NS) 1<sup>st</sup> Place Bream 10 inches. Youth Division TUFF medal winners include: Harika Mergen (MC) 1<sup>st</sup> Place Bass 12 inches & 2<sup>nd</sup> Place Bream 7.25 inches; brother Yusuf Mergen (MC), 1<sup>st</sup> Place Bream 9.5 inches and 3<sup>rd</sup> Place Catfish 9.5 inches. Not shown: Amber McPherson (MC), 1<sup>st</sup> Place Crappie 10.5 inches; Brandon McGivney (GN), 1<sup>st</sup> Place Catfish 10 inches; and Leah Stiffler (WM) 2<sup>nd</sup> Place Catfish 9.75 inches.



TUFF Co-Director Pepe Corello (WM) reveals the new TUFF Derby plaque to 1<sup>st</sup> Place Bass winner Scott Legge (SM) who caught and released a ten pound, one ounce largemouth bass on April 12. To see a picture of this huge fish and other winning entries with details on who caught what, when, where and how, visit the CTA website, [www.ctaincnc.com](http://www.ctaincnc.com) (Click on Committees, then click on CTA-CTCC Joint Lake and scroll down to the "TUFF Derby 2015 Picture Parade". **The TUFF 2016 seasonal Fishing Derby will run from March 1<sup>st</sup> to November 15<sup>th</sup>** and is open to all Carolina Trace residents (property owners and renters), their families and guests. For details on how to register, call TUFF & KCC Director Libby Bibb (HL) at the **Lake Hotline at 919-499-1300**.



## Worth Reading

### IMPORTANT UPDATE

**Do you like reading?** Well CTGP will now be introducing recommended reading material to the community! If you are looking for a good read then feel free to check out this section next quarter! We will be filling it with book titles and descriptions of stories that are enjoyed by people who live in your community!

#### How to Become a Genius

*Stephanie Vozza*  
*Fast Company*

Go for a run after you play a video game. Both activities could make you smarter—and in some cases, reverse the negative effects of aging on the brain. Vozza points out that most people’s IQs peak when they’re in their early 20s. But don’t be discouraged. Intelligence—meaning the ability to acquire and apply knowledge, solve problems, and be creative—can increase at virtually any age. **More:** <http://tinyurl.com/January-Genius2>

#### Stop Googling. Let’s Talk.

*Sherry Turkle*  
*The New York Times*

You don’t have to be a genius to realize what technology is doing to interpersonal relationships. In this article drawn from her latest book, Turkle details the consequences of our increasing reluctance to converse face to face: We’re losing our empathy. Many of us (including young device users) understand this. We just don’t know what to do about it. **More:** <http://tinyurl.com/January-Genius3>



## Updates at CTGP

**Tom McFadden** is the newest Broker at CTGP effective January 15, 2016. Tom comes to us from the Raleigh area. We welcome Tom and his expertise on the Raleigh area real estate market.

**Carol Martell** has retired from her “Office Manager” position at CTGP and is back selling real estate full time. She looks forward to helping you with your real estate needs.

**Cory Rushatz** has been working part-time at the office for the last couple of years and now has moved up to become the new full-time “Office Manager”. He is ready to take on his new position in the office!



Carolina Trace Gated Properties is looking to revitalize our Facebook page! We will be posting the newsletter, as well as, major events on our Facebook wall. Please feel free to follow us on Facebook to get news on upcoming events and happenings in Carolina Trace or the surrounding area.

Just look up “Carolina Trace Gated Properties, LLC” on facebook and throw us a like!



## Wondering How Much Your Home Is Worth...



How has the price of your home changed in today’s market? How much are other homes in your neighborhood selling for?

If you're wondering what's happening to prices in your area, or you're thinking about selling your house, we'll be able to help.

Just give our office a call for a no-fuss, professional evaluation. We won't try to push you into listing with us or waste your time. We'll just give you the honest facts about your home and its value. And maybe we'll also give you the "inside scoop" on what's happening in the housing market near where you live!

Just give our office a call at 919-499-5103 to speak with an agent. Alternatively, stop by the office. The address is on the back page of this newsletter.

## *Gardening Tips:*

Here's a Tree Trick. If you want to bring more light into your yard and you are surrounded by trees, you don't necessarily need to cut some of your trees down. Instead, think about raising the trees' canopies. When you trim lower branches, it often gives your yard a more manicured look and brings more sunlight into your world.



### *Help CARA*

#### *by dropping off items on their Wish List at Carolina Trace Gated Properties*

**Dog & Puppy Food – Purina Dog Chow in green bag, and  
Puppy Chow in blue bag**

**Cat & Kitten Food - Purina Cat Chow in blue bag, and Kitten  
Chow in yellow bag**

**Cat litter (non clumping), Cat and Dog Toys, Cat Litter Pans  
(small and regular size), Small Scratching Posts, Trash  
Bags (all sizes), Bleach, Dish Detergent, Laundry Detergent  
for HE machines, Paper towels, Tearless Pet Shampoo or  
baby shampoo, Collars (Medium and small dog collars),  
Air Purifiers, Dog and cat toys.**

**Gift certificates to pet supply stores, office supply stores,  
Lowes and or Wal-Mart**

**There are always things CARA needs to improve the shelter  
and these gifts would be greatly appreciated.**

**Thank you for thinking about CARA!**

**[www.cara-nc.org](http://www.cara-nc.org) (919) 774-9433**

### *CTGP gets a new website!*

We are proud to announce that we will be updating the Carolina Trace website! It may take some time, but we expect the new site to be up and fully operational by late March. Please feel free to check it out! CTGP is hoping to make home shopping as easy and user friendly as possible!



**CAROLINA TRACE**  
GATED PROPERTIES, LLC

## *CTGP early year activity!*

Our first quarter for 2016 thus far shows CTGP had 7 residential closings, with 4 more residential listings under contract. Additionally CTGP is currently carrying 34 residential and 52 building lot listings. Our property management division is currently managing 85 short and long term residential properties. Our group of 7 active real estate brokers, property manager, office manager and bookkeeper are looking forward to a busy year in Carolina Trace real estate. Three members of our staff are also notaries, and a high speed fax and copier are available 7 days a week. CTGP specializes in Trace. We are here for you.

### *Saint Patrick's Day Facts*

- ◆ Saint Patrick's real color was "Saint Patrick's blue," a light shade. The color green only came relevant after this day became associated with the Irish independence movement in the late 18th century.
- ◆ The first Patrick's day parade was not in Ireland. It was in Boston in 1737.
- ◆ Did you know that Chicago actually dyes their river green for Saint Patrick's Day?
- ◆ 127 million people were expected to celebrate Saint Patrick's Day in 2015. Spending is expected to collectively reach up to 4.8 billion this year. Split between all Americans of course.
- ◆ 5.5 million gallons of Guinness are sold on any given day, but this number doubles to almost 13 million on Saint Patrick's Day!

<http://www.usnews.com/news/blogs/data-mine/2015/03/13/americans-to-spend-a-lot-of-green-on-st-patricks-day>



				1		7		3
	1		7		5		4	
5			4			8		
7			1		8	6		
2				6				7
		1	5		4			2
		7			2			4
	2		9		7		3	
4		3		5				

**Sudoku instructions:** Complete the 9 × 9 grid so that each row, each column and each of the nine 3 × 3 boxes contains the digits 1 through 9. Look for the solution to this puzzle in the next newsletter.

This newsletter and any information contained herein are intended for general informational purposes only and should not be construed as legal, financial or medical advice. The publisher takes great efforts to ensure the accuracy of information contained in this newsletter. However, we will not be responsible at any time for any errors or omissions or any damages, howsoever caused, that result from its use. Seek competent professional advice and/or legal counsel with respect to any matter discussed or published in this newsletter. This newsletter is not intended to solicit properties currently for sale.

**Recipe Corner...**

**The “Best” Meatloaf**

**Ingredients**

- 1 1/2 lbs ground beef
- 1 slice bread ( broken or chopped finely)
- 1 egg
- 1 small vidalia onion, finely chopped
- 1 teaspoon salt
- 1/4 teaspoon black pepper
- 4 tablespoons ketchup
- 1/2 cup whole milk or half-and-half

**Sauce**

- 4 tablespoons apple cider vinegar
- 3 tablespoons dark brown sugar, packed firm
- 1/2 cup ketchup

**Directions**

Combine meatloaf ingredients and place into a loaf baking dish. Smooth out top. Combine sauce ingredients and pour on top and sides of meatloaf. Bake at 350°F about 1 hour to 1 hour 15 minutes or until done. ENJOY!

**News You Can Use is brought to you by:**



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**Website: [www.carolinatrace.com](http://www.carolinatrace.com)**  
**Office Hours: Monday—Saturday 8:30-5:00, Sunday 1:00-5:00**



Thanks for reading! If you'd like to tell us what you think about this newsletter, or if you're thinking of buying or selling real estate, please get in touch.

**CTGP**

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