

# PROPERTY MANAGEMENT NEWSLETTER

JULY 2005

EDITION 44

## Community Cash Drawing

Winning tenant(s): Erik R. Olson & Jennifer M. Olson  
Property leased: 4733 Gerland Circle - Rootstown, OH 44272  
Winning charity: N E O U C O M Foundation  
Current monthly winners each receive: \$50  
Next month's drawing amount: ☺ \$50 ☺

## JUST A NOTE

### Help our mowing contractor...

Please keep the mowed area clear of all items such as grills, patio furniture, children's toys, trash, etc. This will help us do a neat and efficient job. We appreciate your assistance with this!

### Air conditioning maintenance...

Remember to clean the AC filter about every two weeks during heavy use. Turn the AC off during cleaning – running the AC with no filter can cause damage. In order to clean the filter: <sup>1</sup>simply remove the filter from the AC unit, <sup>2</sup>take the filter to the kitchen sink, and <sup>3</sup>spray the filter clean with the vegetable sprayer. Regular cleaning will make the AC units last longer, make the air cleaner and colder ☺. If you need help with this, please call for assistance.

### Dumpsters...

Please make efforts to keep all doors and lids closed. This keeps the loose trash from blowing around during wind gusts. Please do not place any trash outside of the container. If the container is full, kindly wait until the next pickup. This helps us keep the area nice and clean!

## Available Properties

<u>Property</u>	<u>Description</u>	<u>Rent</u>	<u>Available</u>
4049 Lor-Ron Avenue	Brimfield * 3 Bed * 2 Bath * W/D hookup * Large yard	\$817	NOW!!!
4605-C New Milford	Rootstown * 12' x 24' storage unit * 9' x 7' overhead door	\$69	NOW!!!
4686 Gerland Circle	Rootstown * 3 Bed * 2.5 Bath * 2 Car Gar * DW * AC * Walk-ins	\$934	08/10/05
4757 Gerland Circle	Rootstown * 2 Bed * 1.5 Bath * 2 Car Gar * DW * AC * Walk-ins	\$860	08/19/05
<b>\$50 paid for referrals</b>	Lawn care and snowplowing provided at most properties	<b>\$50 paid for referrals</b>	

## Calendar

07/12/05 – Statement Date  
07/29/05 – Community Cash drawing  
08/05/05 – Automatic payments are processed  
08/15/05 – Deferred Automatic Payments are processed

330 325 5000  
OFFICE

WWW.EPLINGESTATES.COM  
102 OAK HILL CIRCLE – ROOTSTOWN, OH 44272

330 325 5005  
FAX