



Weekly Bulletin

May 4, 2023



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OFFICER

ALBERT TRAN

MLS Breakfast Meeting

Jody Yu, May 2023 Monthly Program Chair

Upcoming MLS Breakfast Meetings

- May 11, 2023... Gov Hutchinson – 2023 Legal Updates.

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Amazon Gift Card Winners: \$25 each

Jannet Lo
Vince Veneziano
Jacqueline Cheou

50/50 Winner: Nancy Quach

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Upcoming Committee Meetings:

Thursday, May 11th

MLS/Tech Committee Meeting, 10:30am

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In Memoriam



We're saddened to announce the passing of 1984 WSGVR President, Ernest Henry. The services will be held as follows:

- Viewing will be at Cabot & Sons Funeral Home (27 Chestnut Street, Pasadena) on Monday, May 8th, from 5pm-7pm.
- The funeral service will be at St. Rita Catholic Parish (318 N Baldwin Ave, Sierra Madre) on Tuesday, May 9th from 11am-12:30pm.

Education Schedule

All education classes can be found at www.wsgvar.com by clicking on the "Schedule" under the Education menu.

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Tuesday, May 9, 2023, from 12pm to 1pm. **"Commercial Seminar: New Law Benefits for Business Owners and Landlords"**.

Tuesday, May 9, 2023, from 1:30pm to 2:30pm. **"Arbitration of Real Estate Disputes"**.

Wednesday, May 10, 2023, from 9am to 10am. **"Matrix – Advance Searching"**.

Thursday, May 11, 2023, from 10:15am to 11:45am. **"2023 Legal Updates"**.

Monday, May 15, 2023, from 10:00am to 11:30am. **"C.A.R.'s Live ZipForm Plus Training."**

Tuesday, May 16, 2023, from 11:00am to 12:00pm. **"Meet & Learn: The Future of Real Estate-Global Connectivity & Artificial Intelligence"**

Monday-Friday, June 12-16, 2023, from 9am to 5pm. **"Certified International Property Specialist (CIPS)"**.

MLS Breakfast Meeting Today!

**Jody Yu, 2023 Monthly Program Chair
Orange Mortgage & Lending Company**

Yujody@hotmail.com

626-318-7650



Jody Yu is a mortgage loan originator with Orange Mortgage & Lending Company.

He is a dependable and solution-oriented business professional. He has over 20 years of experience in corporate accounting and finance. He also runs his own tax and insurance consulting business with his wife. His company provides consulting services, tax preparation and a plethora of other wide ranging finance related services. They use their expertise in the real estate tax field and wealth management to service both overseas and domestic real estate investors. As an entrepreneur, his goal is to concentrate all his skills and qualifications to work in synergy with one another.

In his spare time...he has an almost two-year-old daughter so he does not actually have any spare time. If he did though, he loves being a diehard fan of the LA Clippers. He also enjoys movies, attending live concerts and traveling.

Affiliate Spotlight



James Chen

State Farm Insurance

626-757-2326

James@agentjameschen.com

Caravan Listing

2000 Edgewood Dr, Alhambra 91803

STATUS: Active

LIST PRICE: \$798,000

Between W Ross Ave and W. Ramona Rd



BED / BATH: **2/1,0,0,0**
 SQFT(src): **1,265 (P)**
 PRICE PER SQFT: **\$630.83**
 LOT(src): **7,299/0.1676 (P)**
 LEVELS: **One**
 GARAGE: **2/Detached**
 YEAR BUILT(src): **1938 (PUB)**
 PROP SUB TYPE: **SFR/D**
 DOM / CDOM: **0/0**
 SLC: **Probate Listing**
 PARCEL #: **5352033009**
 LISTING ID: **WS23061937**

AGENT / OFFICE

CONTACT PRIORITY

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 CoLA: [JOSEPHINE PHAM](#)
 LO: (**21928**) [CENTURY 21 CRISTAL CELLAR](#)
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 CoLO: **Josephine Pham**
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 CoLO State License: **02014042**
 CoLO FAX:
 Offers Email: josephine.realtyservices@gmail.com

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 4. LA EMAIL: cjohnson85@sbcglobal.net

2023 LEGAL UPDATES

Gov Hutchinson,
C.A.R. Assistant General Counsel

Thursday, May 11th | 10:15AM - 11:45AM

- ☑ LIVE ONLY
- ☑ WSGVR - 1039 E. Valley Blvd. #205B
San Gabriel, CA 91776
- ☑ Space is Limited - Must RSVP
- ☑ Free to Attend

REGISTER NOW!

NEW MEMBER BENEFIT: WSGVR MEMBERHUB



The West San Gabriel Valley REALTORS®(WSGVR) puts our members first and is excited to announce the grand opening of the new MemberHub.

The WSGVR MemberHub, located right next to the Association's headquarters at 1039 E Valley Blvd #203B, San Gabriel, is a workspace that WSGVR members can use for FREE during normal business hours of 9:00 a.m. – 5:00 p.m., Monday through Friday.

The MemberHub takes pride with free WiFi, a conference room, multiple worktables, and a lounging space. The MemberHub also offers complimentary coffee and two computers for member use.

WSGVR invites you to use the MemberHub to work or meet with clients, other REALTORS®, and Affiliates.

Need a mailbox for business needs? The MemberHub offers mailboxes for lease, providing you with the professionalism of a business address. Please see WSGVR staff for mailbox leases.

Want to access the MemberHub after normal business hours? WSGVR offers after-hours access to members for a nominal fee. See staff for details.

Please come and enjoy this new member benefit: The WSGVR MemberHub!---



MEMBERHUB INCLUDES

- Coffee
- Conference Room
- Lounging Space
- Two Computers
- WiFi
- Worktables

West San Gabriel Valley Association
of REALTORS® Foundation

GOLF TOURNAMENT



Friday July 14, 2023
Registration: 12 Noon
Shotgun: 1:00 pm
Format: Scramble

California Country Club
1509 Workman Mill Rd.
Whittier CA 90601

* \$150 per golfer - Includes green fee, cart, dinner, beverages,
and other tee prizes. Awards banquet immediately following play.

* \$50 dinner only

Dress code strictly observed. Collared
shirts required. Denims and jeans are not
permitted.

For sponsorship and additional information

Please contact:

Tomas Wong
Tournament Chair
Cell: (626) 215-4352
Email: Tomas.Wong@sbcglobal.net

or

Bob Cheou
Tournament Director
Direct Tel: (626) 382-1889
bc@championescrow.com

Please return this portion with your registration.

Golfer:	Phone or Email:	Golfer:	Phone or Email:
<input type="checkbox"/> Eagle Sponsor \$1000	<input type="checkbox"/> Birdie Sponsor \$500	<input type="checkbox"/> Tee Sign Sponsor - \$150	
<input type="checkbox"/> Golfer \$150	<input type="checkbox"/> Dinner Only \$50		
Artwork and sign message for tee sign MUST be in no later than June 18.			
Check No.:		Amount Enclosed: \$	
<p>Please make check payable to: WSGVAR Foundation</p> <p>Please mail payment and registration to: 1039 E. Valley Blvd. #205B, San Gabriel, CA 91776. Attn: WSGVAR Foundation</p>			

The West San Gabriel Valley Association of REALTORS® Foundation is hosting our 7th charity golf tournament at California Country Club on Friday, July 14, 2023. Each year we award grants to local graduating high school seniors who will be attending a school of higher learning and to non-profit organizations . Please help us achieve this goal and make a difference in someone’s life by becoming a sponsor and/or a participant.

The sponsorship levels are as follows:

Eagle sponsor \$1,000 - Includes 1 foursome, company logo on the event banner, and acknowledgement on the event program.

Birdie sponsor \$500 - Includes 2 golfers, company logo on the event banner, and acknowledgement on the event program.

Tee Sign sponsor \$150 - For a 4-color sign, sponsors MUST provide hi-res artwork in PDF or JPEG format. Artwork and sign message MUST be in no later than June 18.

We look forward to having you and your friends join us for a fun day at California Country Club on July 14, 2023



GLOBALIZE YOUR BUSINESS

Attend the CIPS Institute

CIPS education will provide you with the knowledge and resources to position yourself as a global practitioner in your local market.

This 5-day institute will satisfy the education requirements to **apply for your CIPS designation,*** the only international designation recognized by the National Association of REALTORS®.

Certified International Property Specialist (CIPS) 5-day Institute

West San Gabriel Valley REALTORS®

SPONSOR:

1039 E. Valley Blvd. #205B, San Gabriel, CA

LOCATION:

June 12, 2023 to June 16, 2023

DATE:

9:00 AM to 5:00 PM

TIME:

John Wu, CIPS

INSTRUCTOR:

\$399-WSGVR Member; \$499-Non-WSGVR Member

COST:

Register today!

<https://www.wsgvar.com>

GBC@wsgvar.com



CERTIFIED INTERNATIONAL PROPERTY SPECIALIST

CIPS INSTITUTE SCHEDULE

In this five-day CIPS Institute, you will learn the critical aspects of international real estate transactions, including:

- Globalization of economics
- International capital flow
- Marketing and business planning strategies
- Roles and expectations in international transactions

Global Real Estate: Local Markets

June 12, 2023

Global Real Estate: Transaction Tools

June 13, 2023

Europe & international Real Estate

June 14, 2023

The Americas & International Real Estate

June 15, 2023

Asia/Pacific & International Real Estate

June 16, 2023

Register today!

<https://www.wsgvar.com>

GBC@wsgvar.com

