

# TNT PROPERTIES REAL ESTATE

*"Gratitude can transform common days into thanksgivings, turn routine jobs into joy, and change ordinary opportunities into blessings"*



## **AssetHERO Property Management**

### **Name change for TNT Properties Real Estate!**

The name change is effective January 2019 and part of our deliberate strategy targeted to emphasize the strength of our local ownership, local investment and ongoing commitment to the Bryan/College Station market.

The re-branding of TNT Properties Real Estate is now enabling us to fortify and strengthen our local services, accomplish local growth objectives and aggressively foster and develop new client relationships throughout the region.

What it means for our existing tenants & owners is that it's "business as usual", and we will of course continue to execute management with the same, if not better, level of excellence and professionalism you have come to experience.

On behalf of the TNT Properties Real Estate team, THANK YOU! We wish you and your families a well-deserved peaceful and happy Thanksgiving filled with love and gratitude.



## HOW TO GIVE BACK WITH VOLUNTEER OPPORTUNITIES

There's a lot to be said for giving back through volunteering. But finding the best place and assignment to match your interests and skills — that's the hard part!

Here are **5 Tips to Find an Ideal Volunteering Gig**

- 1. Consider why you want to volunteer.** A big reason, perhaps the main reason, we choose to volunteer is because we want to give back. Few things are more satisfying than channeling your energy into a cause you believe in or putting in hard work to accomplish a goal. But there's more to it than that. Giving is also about receiving, and it's important to identify the benefits to you, beyond simply giving back.
- 2. Start with your passion.** If you're not sure where or how you want to give back, start with your passion. Maybe there's a problem in the world that you'd like to see solved or a cause you feel strongly about.
- 3. Do what your good at.** Once you know the cause you want to work for, let your skills and strengths guide you. If working with your hands and getting dirty outdoors sounds fun, but sitting at a desk does not, that's good to know.
- 4. Understand the details.** Once you've identified your area of interest and the skills you like to use, it's time to get tactical. Check the organization's mission statement and make sure its goals align with your values. Look at financials to see how funds are allocated and make sure their affiliations line up with your intentions. Find statistics about whom they serve and how they make an impact.
- 5. Start small.** To decide what works best, be realistic about the amount of time you have to give and don't over promise! Realize your ability to give has limits and draw boundaries that allow you to rest, recharge, and remain sane. You need to take care of yourself before you can take care of anyone else.



## HOW TO GET THE MOST FROM YOUR RENTAL

At TNT Properties Real Estate, we have a team of specialists ready to assist you. Your property has been assigned to our team, who takes care of maintenance, inspections, and other tenant matters.

As our team is often out of the office, the preferred method of contact is email. If you are unsure of our contact email address, simply send your email to [admin@tnt-properties.com](mailto:admin@tnt-properties.com) and it will be forwarded to the appropriate person.

If you need to call the office, most of your questions can be handled on the spot by any one of our friendly team, so you don't have to wait for anyone to return your call.

### A FEW NOTES TO ASSIST YOU

**Maintenance Requests** must be made via Property MELD. You can login online via our website or use your mobile phone. The system will keep you updated with text notifications.

**Lease Renewals** require a notification from the tenant so if you wish to renew your lease, contact your property manager. Due to high demand in this area all rental properties are listed 6-8 months before a lease ends, so it's a great idea to plan ahead.

**Rent Issues** are monitored daily by our team. If you receive a text or email about late rent payments do not ignore it! It means that you are behind in rent and all late fees will be deducted first when rent payment is received. It can leave a balance on your account and accrue additional daily fees so please make sure you know your entire balance if paying late.



Our office will be closed  
**Wednesday, November 21st**  
and re-open on  
**Monday, November 26th**

**KYLE DWYER**  
Real Estate Broker

(979) 353-2567  
kyle@tnt-properties.com  
tnt-properties.com

**SARAH DWYER**  
Office Manager

(979) 353-2567  
sarah@tnt-properties.com  
tnt-properties.com

**JEN MULLIGAN**  
Operations Manager

(979) 353-2567  
jen@tnt-properties.com  
tnt-properties.com

**PAM DWYER**  
Marketing/Public Relations

(979) 353-2567  
pam@tnt-properties.com  
tnt-properties.com

## RESOURCES FOR TENANTS

- Property Meld for maintenance
- For every review a tree is planted
- Tenant portal available to pay rent
- BCS Utilities Information
- Rental application online
- Sign up to receive monthly newsletters

## THANKSGIVING RECIPES

Maple-Sage Brined Turkey

Holiday Green Bean Casserole

Southern Cornbread Dressing

Cheese Smashed Potatoes

No-Knead Knot Rolls

Cranberry Sauce

Spiced Eggnog Pumpkin Pie

Texas Pecan Pie



# Thanksgiving Fun Facts



**Q:** Is turkey the real cause of feeling sleepy after a Thanksgiving Day meal?

**A:** Turkey does contain Tryptophan which could make us feel sleepy; however, sleepiness is likely caused by the over-consumption of alcohol and food, especially desserts.



**Q:** Is Thanksgiving the biggest drinking night of the year?

**A:** Yes, more alcohol is consumed on Thanksgiving than any other holiday of the year. So be careful on the roadways if you're traveling Thursday evening.



**Q:** Did the pilgrims officially declare Thanksgiving as a public holiday?

**A:** No, Abraham Lincoln declared Thanksgiving a public holiday in 1863.



**Q:** Why did the Pilgrims first celebrate Thanksgiving?

**A:** The feast they celebrated in 1621 in Plymouth was the result of a good harvest.

Historians believe the Pilgrims served wild game and vegetables, instead of turkey, at the first Thanksgiving.

Approximately 46 million turkeys are eaten on Thanksgiving every year!

The Macy's Thanksgiving Day parade began in 1924 with only 400 employees.

Pilgrim means foreigner or traveler from afar!

The state of California consumes the most turkey!