

VISIT US AT WWW.SELLINGVIRGINIA.COM

The Green Pages

Serving Northern Virginia & Points South Since 1969

April 2007



INSIDE THIS ISSUE

NORTHERN NECK NEWS
PREFERRED PROFESSIONAL
CALENDAR OF EVENTS FOR APRIL
KIM'S KORNER
ACTIVE LISTINGS
FAMILY FUN PAGE

**MULTI -FAMI LY YARD SALE!
SATURDAY, APRIL 21
CHI PPENHAM CT., BRISTOW**

COME JOIN CHERISH GREEN AND HER NEIGHBORS FOR A HUGE MULTI-FAMILY YARD SALE. FIND YOUR NEW TREASURE AMONG TOYS, FURNITURE, BOOKS, CLOTHES, SMALL APPLIANCES AND MUCH, MUCH MORE. IF YOU WOULD LIKE TO PARTICIPATE, CALL CHERISH AT 703-217-3278

Northern Neck News

Since the Northern Neck is famous for it's fishing, here are some of the charters recommended by the Tourism Council:

FISHING CHARTERS

BAYFISH Sportfishing Charters out of Buzzard's Point, Reedville. May through December. One to six passengers. Sunset cruises. Private fishing lessons. Reservations, www.bayfish.net Reedville. 1-888-BAYFISH (229-3474) or 804-453-9069 Email info@bayfish.net



Bayquest Sport Fishing. Fish aboard 43' "Bay Quest" April thru January on the Chesapeake Bay, Potomac River, and Atlantic Ocean. USCG licensed for 23 passengers. Voted "2006 BEST ON THE BAY" by Chesapeake Bay Magazine! Capt. David Rowe, Lottsburg, VA. 804-529-6725. www.bayquestfishing.com

Big Easy Charter Fishing. Central Chesapeake-Smith Point area. Licensed Captain Gordon Showalter. New 42 foot diesel. All tackle and bait included. Ophelia. 804-453-6829.

Bob-A-Long Charters & Tackle, LLC. Small group charter fishing (1-4 passengers) in the mid-Chesapeake. USCG Licensed captain provides tackle, license, bait, drinks, snacks, and fish cleaning. 267 Carefree Lane, Kilmarnock, VA 22482. www.bob-a-long.com
804-435-9785

Capt. Billy's Charters. Fish with renowned captain Billy Pipkin aboard the 46 foot custom Sportfish "Liquid Assets II" - Chesapeake Bay and Virginia Beach. Up to 41 passengers. Expect the best. Located at Ingram Bay Marina at the end of Rt. 609(Remo Rd.) in Wicomico Church. www.captbillyscharters.com.
Wicomico Church. 804-580-7292.

Chuck's Charters. Two boats, from 1 to 58 passengers. Full-time resident guide. Evening scenic & dinner cruises available. Your host is Capt. Chuck O'Bier. *Mention this ad for a 10% discount.* www.chuckscharterfishing.com.
Lottsburg. 804-529-6450

CRABBE'S CHARTER FISHING . April-December (Maryland & Virginia seasons) & winter (Virginia Beach). USCG licensed up to 26 passengers (16 in ocean) aboard 43' charter boat KIT II. . Safe, fast, latest electronics. . Please call for reservations. Full time resident guide of 30 years. Includes bait, tackle, ice, and fish cleaned..Cruises available. www.crabbescharterfishing.com.
Smith Point area, 804-453-3251/ 804 761-0908

D n S Fishing. Fast and comfortable fishing on the Anna Lynn, new in 2005. Fish the Chesapeake Bay and Atlantic Ocean. USCG inspected for 22. Family and corporate groups welcome. For a great boating day call 804-445-5155. www.dnsfishing.com

Fisher's Bay Charters. Great fishing on the 40' Silver Mist with Captain Dave Fisher. May-December. Coast Guard inspected for 16 passengers. Bait, tackle, licenses provided.
Heathsville. 804-580-2548.

Gypsy Charters Come relax aboard the Chesapeake Bay's premier fishing/cruising vessel. Safe, fast 43' Viking. USCG licensed Captain since 1975. Book by the hour or the day. Ladies groups welcome. Kilmarnock. 804-435-2919. www.gypsycharters.net

"Jeannie C" Charter Fishing. May-December. Come and share a day of "fishin & fun" with USCG Licensed Capt. Jim Conner aboard the 2002, 42' Provincial. Fast, safe, and comfortable accommodations for 1-6 anglers! Tackle, bait, and licenses provided and fish cleaned!
Reedville. 804-453-4021 www.JeannieC-Charters.com

Jimmick Jr. Charters. Fish or cruise aboard the Jimmick Jr. III. April to December, 1 to 25 passengers. Everything needed for fishing is supplied, fish cleaned. Great for company or family outings.
Wicomico Church. www.jimmickjrcharters.com 804-580-7744.

Pittman's Charters, Inc. Charter fishing aboard Mystic Lady II, May-December, 1 to 25 passengers. Bait, tackle, ice, beer, & fuel. Open 7 days.
Reedville 804-453-3643

Shelton Charters. Day off? Join us aboard the "Reel Thrill," a custom 46' sportsfish. Trolling, bottom fishing and jigging are our specialties. Tackle, bait, ice and licenses furnished. Sunset cruises available. www.sheltoncharters.com or email at gonefishin@sheltoncharters.com. Reedville. 804-580-9800

This page was produced by Patti Green if you have any interesting facts about the Northern Neck or would like information published on this page contact me @ pattibgreen1@verizon.net or 804-436-2102



The Progressive Farmer has ranked Lancaster County as #7 as the best places to live in Rural America.

Preferred Professionals

Mortgage Company

Eastern Mortgage Services/Kim Ramey

703-551-4177

George Mason Mortgage/Timur Tunador

703-934-4108

Prosperity Mortgage/Mig Bernier (se habla espanol)

703-986-5700

Tree Service

Tree Bark/Vinny Resch

703-690-6064

Home Inspector

Home Diagnostics, Inc./Bill Meininger

703-583-0967

Home Improvements

Swecker's Home Improvement/Kasey Swecker

703-494-2541

All Around The House Home Repairs

Robert Scott Langford

571-594-2241

Masonry Construction/Painting & General Home Repairs

Craig Avallone

703-615-9319

Cleaning

Guadalupe Quinteros

571-722-9608

Rosa Villalpando

571-723-5935

High End Car Repair

Dave Bergman

703-380-0465

Faux, Murals Interior & Exterior Painting & Wallpapering

Michaela Langford

703-680-1483

Pleasure Paradise/All Natural Products for Mind, Body & Spirit !

Michelle Talbot

703-670-0877

Title Company

RGS

703-583-2222

Mobile Car Wash Detail Service

On The Rhodes

703-577-8499

Printing Service

Ken's Speed Print

703-494-4545

Carpet & Flooring

Carpet & Floor Outlet (Nadar)

703-497-4747

Web Design

VASI (Sherri Arnaiz)

703-330-8268

Family Portraits

Rob Riebe (specializing in children's portraits)


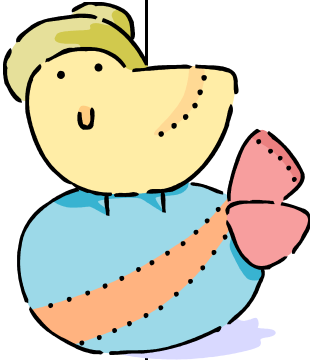
540-288-3828

If you or anyone you know would like to be on our FREE mailing list, notify me @ cherish.green@longandfoster.com or 703-583-4148. Please email us with letters or photos for next months issue!



The Green Pages are produced by Cherish Green if you would like to contribute please contact me @ 703-583-4148 or email me at cherish.green@longandfoster.com

April 2007 Calendar of Events Northern Virginia & Points South

Sun	Mon	Tue	Wed	Thu	Fri	Sat
1	2 Wash. Nationals Opening Day Birthday Heather Rosenthal	3	4	5 Birthday Meriel Reibe	6	7 Bunny Hop & Egg Roll 11-4 Rippon Lodge Reservations req. 703-792-5632
8 HAPPY EASTER! 	9	10 Birthday Joe Wilson	11	12	13 21st Annual PWC Softball Tournament Pfitzner Stadium 13th-15th Birthday Paige Sylvester	14 SSSNakes Alive Potomac Overlook Reg. Park Ages 6 & up
15 Pearmund Cellars Barrel Tasting 12-4 Broad Run, VA 540-347-3475 Rabies & Microchip Clinic Hosted by the Animal Welfare League of Alexandria 2:00-4:00 703-838-4774	16 Birthday Lexi King	17	18 	19	20 Multi-Family Yard Sale Chippenham, Bristow	21 Eagle Festival Mason Neck Park 703-339-2385 Leesburg Canine Country Jamboree 11-4 703-554-2162 adoptions, music, food and more
22 Prince William Symphony Orchestra Central Library 2:00	23	24	25 Taste of Fredericksburg 540-371-7444	26 Birthday Cheryl Heywood	27	28 "Beatlemania" Live 8:00p.m. Reservations req. Remington, VA 540-399-1779
29	30					

ACTIVE LISTINGS



14690 Fox Glove Court
Woodbridge, VA 22193
\$315,000

3 Bedroom 1 Full 2 bath Baths, New Stainless Steel Appliances, Brick Front, All trim vinyl wrapped, New Windows & Doors, Great Lot Size Front & back, Pergo Flooring in the Formal Dining Room & Living Room, New Paint & Carpet throughout, Cable included in HOA. This home has had a makeover and is priced to move. Don't hesitate to view this home.

PAYMENTS AS LOW AS \$1913 NO MONEY DOWN!



7112 Token Valley Road
Manassas, VA 20112
\$1,200,000

11.5 Acres in central Prince William County off Hoadly Road. 11.5 Acres are divided by Hoadly Road to the north we have 4 Acres and to the south 7.5 acres. Potential rezoning and subdividing to multiple lots. Currently zoned A-1 surrounding lots SRR. Water available at road. Call today for more information. 703-583-4148



11216 Meadfield Drive
Bealeton, VA 22712
\$325,000

Bright open 1 level rambler with many extras! 3 Bedrooms, 2 Baths, Large open kitchen with cathedral ceilings, sunny Family Room, separate Laundry Room, Huge Master Bathroom with Vaulted ceiling and separate tub and shower, Fenced yard and 2 Sheds.



9 Saint Albans Boulevard
Stafford, VA 22556
\$350,000

Located Minutes from 610, this Beautifully maintained split foyer on Half acre lot has 3 Bedrooms, 2 Full Baths, 2 Car Garage, 18x12 deck, Large Family Room, Vinyl Siding, Tilt Thermal Guard Windows (02), Heat Pump (03), Sump Pump with Battery back up, HMS Warranty.

FAMILY FUN!

EASTER WORD SEARCH PUZZLE

FIND 20 WORDS HIDDEN IN THIS PUZZLE



S G S E A R C H S R J K J G E
 S Y A B D A F F O D I L E C C
 R Q R H W U H F S J F X L H H
 T P A I N T B A S K E T L O I
 H O O V F P I A H W K E Y C C
 L S D I W D O J U P Q A B O K
 A U E S M H O W X P A S E L S
 F N C U I Q G F U N M T A A G
 B D O I E G G D G X S E N T Z
 U A R N P B O N N E T R P E I
 N Y A N R A B B I T D N A U U
 N R T H U N T G R G M N R D F
 Y F E M S P R I N G A K A I I
 N S D W M Y H V S C A N D Y N
 F V K S C S R L S X A R E H D

Word List

BASKET
 BUNNY
 CANDY
 CHOCOLATE
 EASTER
 EGG
 FUN
 HUNT
 SUNDAY
 RABBIT
 SPRING
 DAFFODIL
 JELLYBEAN
 PARADE
 BONNET
 CHICKS
 SEARCH
 FIND
 DECORATED
 PAINT

Search the puzzle for the words shown in the word list. Circle each word that you find until you find all of the words in the whole puzzle!



Copyright 2005, theKidzpage.com



GUESS WHO?

BE THE FIRST TO IDENTIFY THE MAN ON THE RIGHT AND RECEIVE A \$25 RESTAURANT GIFT CARD

EMAIL YOUR ANSWER TO ERINOMEARA@SELLINGVIRGINIA.COM

THE WINNER WILL BE ANNOUNCED IN NEXT MONTHS NEWSLETTER

Just Listed

**16854 Toms River Loop
Dumfries, VA 22026
\$314,900**

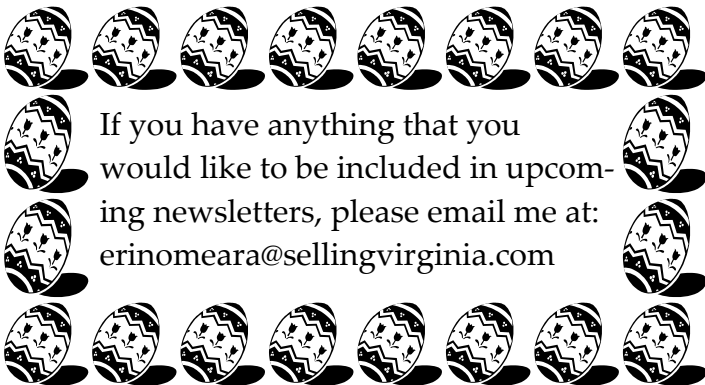


BEAUTIFUL END UNIT
3 bedrooms, 1 1/2 baths.
Roughed in bath in basement
ready for fixtures. New
Pergo in living room and
basement. Updated
large country kitchen. Very
quiet neighborhood.
Close to 95, Commuter Lots,
Shopping & Omni Ride

**12542 Chippenham Court
Bristow, VA 20136
\$575,000**



Gorgeous colonial on a 1/4 acre landscaped lot on cul-de-sac near 66 and the Prince William Parkway. This home features 5 Bedrooms, 3.5 Baths, 2 Car Garage, Mud Room and many upgrades. The Master Bedroom has his/her walk-in closets and a luxury bath with dual vanity, separate shower and soaking tub. Gourmet kitchen has silestone countertops and island. Hardwood floors throughout the Main Level. Finished lower level with a walk-up basement, full bath, an additional room that could be 5th Bedroom, and a Media Air Filtration system. The rear of the house features a screened-in porch and fully fenced backyard. The community offers many neighborhood activities and is a great place for kids.



If you have anything that you would like to be included in upcoming newsletters, please email me at: erinomeara@sellingvirginia.com

INTERESTED IN A CAREER IN REAL ESTATE

Free Career Counseling If you are considering a new career in real estate or are transferring from another company, Patti Green & Company is looking for sales associates to join our team. Give us a call and we will tell you more. Prospective Sales Associates are given all the information they need to decide if a career as a Real Estate Associate at Long & Foster's Patti Green & Company is right for them.



Kim's Korner

Rapidly Changing Mortgages Guidelines

The media has been announcing several changes in the mortgage finance industry over the past few weeks. Basically, the changes are for the Sub-Prime market. Sub Prime markets are mortgages for customers with lower credit scores and/or low down payments. The changes are affecting those customers with credit scores below 580. Also affected are customers doing "stated income" mortgages.

National City is one of the largest lenders in the nation. We have several programs to assist homebuyers overcome these market changes. National City has a new mortgage option called "The Self Help" mortgage which allows customers to purchase with 3 – 0% down with lower credit scores.

Maintaining and improving credit scores is now much easier. Your credit scores can increase tremendously by paying down debt to 50% of the high credit limit. Paying down good credit can often increase your scores more than paying off old debt.

Option Adjustable Rate Mortgages have mentioned frequently by the media. These adjustable rates have the option to not pay the minimum interest each month. What this does is add this interest to the principal balance. Your balance can increase substantial and you can end up with negative amortization. There are several ARM's that are good mortgage products without negative amortization.

We have several very good options for homebuyers. These changes will ultimately help the homebuyer by keeping the terms good for the consumer. Please call if you have any specific questions. Kim.duncanramey@ncmc.com



Long & Foster Realtors
13875 Hedgewood Drive
Woodbridge, VA 22193
703-583-4148
www.sellingvirginia.com