

We make a difference.

The knowledge, insight and experience to make your next move a complete success.



Certified Placer specialists. Serving clients since 1979.



Donna Burnett
Realtor®, GRI, CDPE
Rick Stalker
Realtor®, GRI, E-PRO, CDPE
Certified Placer specialists. Serving clients since 1979.

HomeStalkers' Professional Affiliations and Memberships

- National Association of Realtors
- California Association of Realtors
- Placer County Association of Realtors
- Roseville Chamber of Commerce
- Masters Club
- Graduate Real Estate Institute
- Certified Distressed Property Expert
- Pre-Foreclosure Specialist Certification
- REO Trans member – Bank Owned Properties
- RES Net Member – Bank Owned Properties
- E-Pro Technology Certification
- Keller Williams Agent Leadership Council
- Vice President, Johnson Ranch Home Owners Association – Alder Point
- Fund Raising Chairmen, Foothills Habitat for Humanity



Donna Burnett & Rick Stalker, GRI, e-pro, Masters Club, Certified Placer County Specialists, Distressed Property Experts

Web: HomeStalkers.com

Blog: www.AvoidForeclosureAdvice.com

Blog: www.SacramentoShortSaleInfo.com

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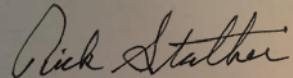
Making a difference in a sea of agents.

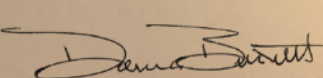
In real estate, let's face it, there are a lot of agents out there. Every time you turn around, someone is selling real estate. Most seem to be qualified, so how do you choose the agent that's right for you and your family? How long have they been in the profession and will they be there after the sale?

At HomeStalkers, we believe we offer the four most important qualifications you'll need to make a difference in the purchase or sale of your home: **Experience. Service. Integrity. Results.** When you work with us, Donna Burnett and Rick Stalker, principals of HomeStalkers, you're partnering with a team that is prepared, knowledgeable and motivated to work hard for you!

"Nothing satisfies us more than seeing the smiles that come with a successful real estate transaction. Thanks again for considering us as your Realtor. Your Satisfaction is Guaranteed!"

At HomeStalkers, there is a difference. Please take the time to read our brochure and learn more about our knowledge, insight and experience that'll make your next move a complete success.


Rick Stalker
License #01395880
Realtor®, GRI, E-PRO, CDPE


Donna Burnett
License #01002254
Realtor®, GRI, CDPE

Complete Real Estate Services

- **Full team of area professionals** including, staff escrow coordination, listing and buyers services.
- **Strong relationships** with area's top lenders, attorneys, CPA's and credit counselors
- **Counseling on home retention issues.** They are one of the area's top teams helping current homeowners who are in fear of losing their homes to foreclosure. Ask about their no charge, no obligation private consultation.
- **Loan Modification** with a free professional consultation to obtain an existing or help with a stalled loan modification.
- **Short Sale Listing Services.** If a loan modification or other solutions have not been successful, a short sale just might be your next best course of action. HomeStalkers are experts in this increasingly popular program. They have been extremely successful implementing this solution. In fact, the industry average is approximately 50% success rate with short sales. HomeStalkers has a 99% success rate.
- **Clear Path Analysis Program** is an exclusive software program designed to assess if a loan modification is right for you. The program provides an objective analysis of loan modification offers to compare apples to apples.
- **Investment Services** for buyers and sellers, including helpful programs to help analyze residential investment opportunities for a sound investment strategy.



The Difference

Service makes a difference.

Sometimes “service” is an over used word. Not with Donna and Rick. The HomeStalkers’ team will provide you with all the necessary tools for finding the right property, and walk you through each step of the process, from negotiating the price, to executing all the final paperwork, or referring you to the right financing sources.

Buyers

For buyers, HomeStalkers offers a FREE “Dream Home Finder” form that allows you to express your needs before the buying process starts, so Donna and Rick can provide you with the most personalized service available. Using search selections that meet your specific criteria, they help narrow the listings you’ll want to see, and begin the home showing process so you can get a closer look at the homes that are right for you.



Sellers

For sellers, Donna and Rick are committed to helping you sell your home or property in a timely manner, while helping you attain the highest possible price for your real estate. They offer a FREE “Expert Home Evaluation,” to determine the key benefits, saleable amenities and best value of your property. Selling your home and moving to a new one can be stressful in good times, but can be down right painful with a distressed property. Obtaining an offer is just the first step in a successful real estate transaction. The last thing you should worry about is if the sale of your home is being done completely and accurately. Donna and Rick pride themselves on their full professional care before, during and after the sale.

Investors

The purchase of property has a different meaning for an investor. Not only do Donna and Rick continually educate themselves in the investment arena, but they are investors themselves. They will help strategize the proper properties that meet your investment goals, short, middle and long term.

Integrity makes a difference.

The purchase of a home is the largest investment most people make in their lifetime. Honesty, reliability and integrity really count when you’re entrusting someone to buy or sell your home. Donna and Rick have your best interest at heart. They’ve lived and worked in the region most of their lives. They know your friends and neighbors. They’re involved in the community and are well respected by their clients and peers. When you’re buying or selling a house, you want to work with an agent that puts your needs first, someone you can talk with openly and honestly. Donna and Rick work tirelessly to be sure you are completely satisfied with the end result. They even offer a satisfaction guarantee.

Results make a difference.

Donna and Rick will work tirelessly on your behalf to make your next home buying or home selling experience a pleasant and successful one. Just don’t take our word for it, take a look at testimonials from past clients.

“Kim and I wanted to express our thanks for all your support through our house purchase. You were always available to answer all of our questions, and provided us with answers although they may have been easy for you, they provided us with great ease of mind. Thank you for everything, it was a great experience!”

“Thank you doesn’t seem to cover the appreciation I feel for the exceptional service that you provided during the purchase of my home. You went out of your way to accommodate my schedule, keep me posted on new listings and show me not only the house I ended up wanting to buy, but didn’t waste my time with houses that didn’t meet my standards. I truly appreciated that you previewed the houses before me. This is the FIRST time an agent had done this for me. Thank you again for your service, time, patience and friendship!”

“We were really in a financial downward spiral. We tried to get help online to figure out how to do a Short Sale ourselves, but we were just lost. Then HomeStalkers was referred to us from a family friend. You called and talked to our lenders, gave us some tips on what we should do next. Bam, we had an offer within the first week. It was so fast and went so smoothly. I will forever be grateful for what you have done for me and my family and preventing us from really ruining our credit. Thank you so much!”



“Thank you so much for all the hard work and attention you gave me in my recent mortgage negotiation. The loss of value of my home combined with my rising interest payment had me feeling cornered. I had no idea of the options available. You took the time to understand my situation and gave me your straightforward, professional opinion on possible solutions. Your attention to detail and communication throughout the transaction was very comforting during this incredibly stressful period. Most importantly, I am absolutely thrilled with the results you obtained for me! You have given me a new chance at being financially solvent. Please know that I will be giving you a glowing reference to anyone that is in need of home debt solutions or general real estate services! Thank you so much!”

“I have now utilized Donna and Rick in numerous real estate transactions. They have proven to be a valuable ally through the entire real estate process. Their experience and knowledge of complicated real estate transactions, including 1031 investment property exchanges, put me way ahead of the market. Their knowledge and insight positioned me in a much stronger negotiating position in a very competitive market. Due to Donna and Rick’s attention to details, my multiple transactions in 2004 went off seamlessly. Not only are they my real estate agents of the future, they have become my good friends.”

Experience makes a difference.

Over forty years of combined experience does make a difference! The need for professional, experienced residential real estate services has never been more important. In these challenging financial times, don’t trust your home purchase or sale to just any agent.

When selecting a *Realtor*, knowledge of the community, strong negotiation skills, constant continued education and a commitment to providing excellent service are crucial elements. As principals of HomeStalkers, Donna Burnett and Rick Stalker have helped sellers get top dollar for their homes, and buyers get the best price for their purchases. Associated with Keller Williams, their office was number one in California in closed transactions in 2008, assuring current and up to date trends and listing information throughout Northern California. Donna and Rick have real world experience working in the greater Sacramento, Roseville, Rocklin, Lincoln, Elk Grove, Granite Bay, Natomas and Folsom communities. They know this market!

In addition to their vast experience, Donna and Rick are accredited with a **GRI designation**, which means they’ve spent over one hundred hours on specialty training covering a wide range of consumer real estate needs.

Donna and Rick are also **Distressed Property Specialists**. If you owe more than your home is worth, are struggling each month to make your house payment or, worse yet, not paying it at all, you owe it to yourself to contact a true professional. It is estimated that over eight million homes could end up in foreclosure in the months ahead. Please don’t let this happen to you. Contact Donna and Rick to discuss what options are available to you and your family. They will schedule a FREE, private consultation.

