

PACIFIC LAND ENTERPRISES

WHAT'S UP?

More Than Just Taxes



I can hardly believe another month has gone by since I last wrote this column. My feature for this month is **McSweeney & Associates**. McSweeney & Associates specializes in:

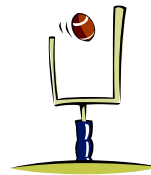
- Income tax planning and compliance
- Estate planning and compliance
- Business acquisition, liquidation and financial statement preparation and business evaluation.

Ed McSweeney and his cadre of excellent associates and staff are located at 350 Crown Point Circle in Whispering Pines Business Park.

We built this building in 1991 and our first tenant was Ed's accounting firm. This makes McSweeney & Associates the senior member of our tenant family.

Ed's son Zack has joined McSweeney & Associates as a CPA and his specialty is tax preparation and consulting for individual and business clients, auditing, reviews and compilations and financial analysis.

How many people remember "the kick" that Zack made playing football for Nevada Union High School? As I recall it was 59 yards during a league game. Be sure to ask him about it when you see him.



March 2010



Bacon-Balsamic Deviled Eggs

12 eggs
4 slices bacon
1/2 cup mayonnaise
1/4 cup minced red onion
2 teaspoons white sugar
1/2 teaspoon balsamic vinegar
1/4 teaspoon celery salt
1/4 teaspoon freshly ground black pepper
1/4 cup chopped fresh parsley
Place the eggs in a large pot in a single layer and fill with water to cover by 1 inch. Cover the saucepan and bring the water to a boil; immediately remove from the heat and let the eggs stand in the hot water for 15 minutes. Drain. Cool the eggs under cold running water in the sink. Peel and halve lengthwise. Separate the yolks from the whites, placing the yolks in a bowl; arrange the egg whites with the rounded side down onto a serving platter.
Place the bacon in a large, deep skillet and cook over medium-high heat, turning occasionally, until evenly browned, about 10 minutes. Drain on a paper towel-lined plate; chop. Mash the yolks with a fork. Add the bacon, mayonnaise, onion, sugar, vinegar, celery salt, and pepper; stir until thoroughly combined. Spoon the mixture into the egg whites. Garnish with parsley.


Perfect for your next St. Paddy's Day Party!

New Tenant! New Medical Offices for Sierra Nevada Memorial Hospital

We have signed another lease with Catholic Health Care West. This will be a state-of-the-art medical clinic for Sierra Nevada Memorial Hospital in our newest medical office building at 280 Sierra College Dr. The Litton Hill area across from Sierra College is fast becoming the


new "pill hill" for the Grass Valley and Nevada City area. Remember we will give a **\$500 gas card** for any referrals that become tenants in any of our buildings. It's easy to pass a lead to us, just e-mail Jeff Johnson at Jeff@PacificLandEnterprises.com or give him a call at 530-273-9262.

501 Crown Point Circle
 Whispering Pines Business Park
 Build-to-Suite - 40,000+/- sq. ft.
 5 Acre Vacant Lot




128 East Main Street
 Retail/Office

Unit	Sq.Ft.	Rent	NNN
	2,240	\$1.30	Divisible




443 Crown Point Circle
 Office/Warehouse

Unit	Sq.Ft.	Rent	NNN
	15,000	\$1.20	Divisible




1415 Whispering Pines Ln.
 Office/Warehouse

Unit	Sq.Ft.	Rent	NNN
#150	8,000	\$1.30	Divisible




280 Sierra College Dr.
 Medical Office
 New Building

Unit	Sq.Ft.	Rent	NNN
	12,000	\$1.75	Divisible
Suits for Sale or Lease			
\$45/SF Allowance			




300 Sierra College Dr.
 Medical Office

Unit	Sq.Ft.	Rent	NNN
#265	2,660	\$1.75	
#270	2,616	\$1.75	\$800,000
#250	1,740	\$1.65	\$485,000
Sales Price			




350 Crown Point Circle
 Office

Unit	Sq.Ft.	Rent	NNN
#150	1,458	\$1.20	
#125	1,167	\$1.25	
#135	1,612	\$1.25	
#215	378	\$1.25	
#225	1,198	\$1.25	



333 Crown Point Circle
 Office

Unit	Sq.Ft.	Rent	NNN
#220	936	\$1.20	
#225	1,019	\$1.32	
#110	4,400	\$1.35	



AVAILABLE PROPERTIES



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We're on the Web!

www.PacificLandEnterprises.com