

Solutions

An Update from Your Financial Mall Located
at Your General Electric Credit Union

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Short-term Health Insurance Can Help Fill-in the Gaps

Have you just graduated from college or moved out on your own, and you're no longer covered under your parents' health insurance plan? Or perhaps you're in between jobs or you've found a new job, but your new employer's group health insurance plan won't kick in until you've been with the company for three months? These are good reasons to look into short-term health insurance.

What's In a Name

As the name implies, short-term health insurance typically offers coverage for 30 to 180 days, although some plans will cover you initially for up to 12 months. If your short-term need runs longer than the coverage, you may be able to renew the plan, but many plans can't be renewed beyond a year. At that point, many choose to take out a long-term policy.

Most short-term plans will cover you in the event of an accident or a sudden illness. As expected with almost any health insurance plan, short-term plans may have benefit limits, and

you'll be required to cover an initial deductible and make co-payments. You'll be allowed to pick your own: doctors, hospitals, or other health-care providers. And, you'll get coverage for: inpatient and outpatient services, hospital (including intensive care unit) and board charges, lab exams, and X-rays. These plans rarely require a physical exam, and coverage often begins as soon as your application and first premium payment are received. You'll need to check with an insurance professional for complete details on coverage.

What's Not in a Name

To keep premiums down, short-term health insurance plans don't offer all the benefits of permanent plans. Most won't cover treatment of pre-existing conditions (i.e., any illnesses or injuries that have produced signs or symptoms, or for which you've received treatment, in the past five years). In addition, these plans don't typically cover: routine medical exams, preventive care, dental or optical care, or pregnancy and childbirth expenses.



Insurance Services

But despite their limitations, short-term health insurance plans can help you fill the gaps in your health insurance coverage. As one of life's necessities, it's important to have health insurance since there is always the chance of the unknown happening. Medical bills can become costly and often overwhelming to those that have gone without coverage.

For more information about health insurance, or any other type of insurance policy, contact **Insurance Services** in the Financial Mall at: **513.243.8100**. Our professionals will: review your current policies, research the market for ones to fit your needs and budget, and provide you with FREE rate quotes. **And, if we can't find you a better policy, or if you choose not to use what's provided, there is no cost or obligation to you!**

Source: www.insurance.com, "Short-term Health Insurance," http://www.insurance.com/article.aspx/Short-Term_Health_Insurance/artid/51, February 10, 2009.

Know Your Rights When Involved in an Accident

Accidents can easily arise: at work, in the home, on public transportation, or even while walking down the street. Most accidents are just that - accidents - and most don't require legal action. Often, if you think something isn't right, you are able to contact the other party involved and work things out amicably. But, this isn't always the case. There may be a time when you need to determine the severity of an injury, or the level of indifference from the other party involved, and if it would be prudent to pursue legal action.

If legal action is necessary, an attorney should be involved as soon as possible so a determination can be made concerning the likelihood of a claim. Some of the most common types of claims involve injury in a motor vehicle accident or injury on someone else's property. Conducting legal research,

investigating circumstances, and determining the viability of the claim are the immediate concerns and are why urgency is of the utmost importance.

One of the biggest problems attorneys face when beginning an investigation of an injured party's claim, is the amount of time that has lapsed since the injury occurred. If an attorney is needed, it is advisable to involve a reputable professional early in the investigation. Your attorney may need to interview witnesses and obtain statements. They may also take pictures of: the area where the accident occurred, the motor vehicle (if any) that may have been involved, and of the injured party to preserve how that person looked immediately after the accident occurred. Without timely photos, it is virtually impossible to adequately show the severity of the accident or injury.



Legal Matters

The best way to begin the process is by trying to work things out with the other party involved and determining if you have a viable case. You can then decide if legal action is necessary based on their reactions. It's important to understand that lawsuits have many costs, that go beyond financial obligations, including emotional stress and time consumption. With this in mind, you can make an informed decision as to whether it is best to contact an attorney.

For additional information regarding your rights in the event of an accident, contact the attorneys of **Legal Services** in the Financial Mall today at: **513.243.8300**. They offer a no-charge, initial consultation.

The Secret to Pricing Your Home to Sell

Contrary to popular belief, when selling your home, its value is determined by one thing and one thing only - what a qualified buyer is willing to pay for it. A home without a buyer has no value in the marketplace.

Here is the secret to pricing your home to sell: it's not what you think the home is worth that matters; it's what a reasonable buyer will think your home is worth that will ultimately determine if your home will sell. If you left it up to the buyer, however, they would pay you as little as possible. But, you have no obligation to sell your home at that price. To purchase your home, the buyer will have to make you an offer you can't, or won't, refuse.

But, here is how many sellers fall into a trap. Sellers believe that they can hold out for an inflated price and eventually the market will come to them. The buyer, however, just like you, the seller, is under no obligation - they don't have to buy a particular home. No amount of marketing will motivate a buyer to purchase an overpriced home. This reveals one of the most important considerations in pricing your home - price versus time.

Price Versus Time

This boils down to your need to sell within a set time frame or instead to hold out for the best possible price. If you would like to sell for top dollar, be prepared to potentially wait longer for a buyer willing to pay a premium price.

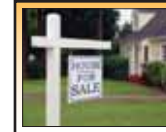
On the flip side, if you need to sell quickly, expect to discount your asking price somewhat because of the limited time you have to expose your home to the market. Ask yourself what is your highest priority - selling quickly at a lower price or leaving your house on the market longer to possibly sell at a higher price?

Accurate Pricing

Ultimately, your asking price will, in large part, determine your selling time. To accurately price your home, you need to think like the buyer and look at your home through the buyer's

eyes. Do you over-value things in your home that a buyer may not? Remember, if you're holding off for a high offer, someone in a similar home in the same neighborhood may have their home priced much lower to sell before your home. It's important to do your research.

An easy tool for accurately pricing your home is a Comparative Market Analysis. This is a report that can compare your home with other homes in your specific neighborhood that have recently sold. This analysis is then used to provide an anticipated sales price or



Real Estate Views

price range for your home. Although it is not a formal appraisal, the report provides a similar function by giving sellers and buyers a clear understanding of the market data that might affect their opinion of the home's value.

To learn more about how to price your home to sell, especially in today's market, contact **Real Estate Services** in the Financial Mall today at: **513.243.8600**. Real Estate Services provided by Home Information Network, Inc.

FREE Real Estate Guides for Buyers and Sellers

If you're buying or selling a home, getting expert real estate advice can help during the process. Whether you're looking to use a realtor or not, education on the real estate market can greatly improve your experience.

Written by real estate professional, Mark McGrath, the following reports are designed to save you time and money, plus guide you smoothly through a purchase or sale.

Articles for buyers include:

- How to avoid costly mistakes!
- Saving thousands when you buy your home!
- Want to buy a home with zero down?
- How to have a smooth home purchase!
- Benefits of owning your own home.
- After the contract is signed, the next steps.
- How to find out what is in your credit report.
- Self-employed: The best way to get a mortgage!
- Want to know what a buyer's agent is?
- How to achieve the no stress move!

Articles for sellers include:

- Ask these questions of your realtor before you list!

- Proven steps to sell your house for top dollar!
- Moving up to a larger home? Avoid these mistakes!
- How to easily increase the value of your house!
- How to speed up the sale of your house and achieve top dollar!
- Avoid these costly mistakes home sellers make!
- Steps to selling your house for the highest possible price!
- How a good realtor can maximize your profits!
- Increase your home's value for zero dollars!
- Mistakes to avoid that can delay your sale.
- How to prepare to pass the home inspection!

Various special reports on hot topics in today's real estate industry are also available.

To pick-up any of these free real estate reports please visit **Real Estate Services** in the Financial Mall of our Reading Road office, or contact them at: **513.243.8600** to have a report sent to you. Real Estate Services provided by Home Information Network, Inc.

Turn to the Financial Mall for Solutions

Financial Mall 513.243.7887 • Insurance Services 513.243.8100
Legal Services 513.243.8300 • Real Estate Services 513.243.8600

Located at: **General Electric Credit Union**
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