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The 16 % Solution, Revised Edition: How To Get High Interest Rates In A Low-Interest World With Tax Lien Certificates



Synopsis

Dealing with unpaid taxes? Looking for investment opportunities? With home foreclosures at an all-time high and the erratic stock market damaging 401(k) accounts, people are looking for innovative ways to invest their money and improve their financial situation through different investment vehicles. Moskowitz explains what tax lien certificates are (liens against property for unpaid taxes), why they are safe investments (certain states insure them), and how they fit into an overall financial plan. This new edition includes updates to the laws and procedures of states and counties that offer tax lien certificates.

Book Information

File Size: 1388 KB

Print Length: 184 pages

Publisher: Andrews McMeel Publishing; 2 Rev Upd edition (May 1, 2009)

Publication Date: April 28, 2009

Sold by: Digital Services LLC

Language: English

ASIN: B004I8VGSK

Text-to-Speech: Enabled

X-Ray: Not Enabled

Word Wise: Enabled

Lending: Not Enabled

Enhanced Typesetting: Not Enabled

Best Sellers Rank: #72,599 Paid in Kindle Store (See Top 100 Paid in Kindle Store) #4 in Kindle Store > Kindle eBooks > Business & Money > Economics > Interest #12 in Books > Business & Money > Economics > Interest #52 in Books > Reference > Encyclopedias & Subject Guides > Business

Customer Reviews

The 16% Solution is an excellent book to help you get started investing in a very powerful and safe investment. True it was written back in the 90's, but things really haven't changed all that much. And yes it is true that institutions are in on tax liens, but the real truth is that these were and are and always have been the primary players. I suspect the negative reviews are from banks and other institutions who do not want you to know about these outstanding investments. The rate of return is not cut in stone. While you are not guaranteed 16%, in some states and in many cases you can

earn 50%...even today. I invest in tax liens and especially over the last three years, have far outperformed the stock market and other forms of investment. I have also picked up houses for pennies on the dollar via tax liens. Remember, a tax lien is superior to all other liens, even IRS liens. As I said, I invest in tax liens and the USA is a huge market place. I don't feel that letting you know what a great investment tax liens are is going to hurt my business. And no, I do not have any courses or books to sell. Nor am I in any way associated with this author or any other author or seminar promoter. I just believe in these investments based on my own experience and hate to see potential investors scared away from a very powerful and lucrative investment because of one malcontent who is only trying to push a dead website which does have books and seminars to sell. I guess I am old fashioned that way. The 16% Solution is an outstanding book and I highly recommend it.

Although there is no investment that is completely safe, tax liens come as close as possible. Why? Because your profits are guaranteed by the US government and secured by real estate. Tax liens used to be a secret known only by insiders and savvy investors. The word is getting out. Books like the 16% Solution are getting the word out and a lot of investors are not too happy with that. You can earn from 5% in states like Louisiana to 50% in states like Michigan. Caution: Don't buy into the false hopes perpetrated on late night tv and try to use Tax Liens as a get rich quick scheme. Like any other investment, it's a process and you have to know what you are doing. 16% Solution is a good start. It used to be that you had to buy tax liens only through auctions. Now you can buy tax liens through the mail and even on the internet. I recommend the 16% Solution as an excellent book to help you get started in investing in tax liens.

I thought that this was an excellent book and an effective way to tap into the world of tax liens. Better than paying \$200-\$300 or more for book tape programs. Tax liens are an excellent strategy for those who want big rates of return but also want something safer than the stock market. I also suggest *More Wealth without Risk* by Charles Givens.

Tax liens are the safest, highest yielding investment available today. In North Carolina, where I live, tax liens pay 12%. Better than CDs and better than losing money in the stock market. In Iowa, tax liens pay 24%. In Texas and Michigan, 50%.... First, tax liens are available in N.C. AND THEY ARE AVAILABLE IN MOST STATES, NOT JUST 25. Perhaps he is confusing deed states with mortgage states. Tax liens are among the safest of investments. The only real risk is if the debtor pays off the

lien prematurely---you lose profits. Or if you buy a lien on a really bad piece of property. If the debtor doesn't pay off the lien, you get the home and foreclosing is not all difficult.... I highly recommend the 16% Solution and of course investing in tax liens. Obviously. Great money maker along with real estate and discounted mortgages.

This book explains tax liens in such clarity that I was able to go out and buy several tax liens the very next day. And who says you have to be restricted to your home state? You can go to Iowa, Michigan or vacation spots like Arizona, Texas and Florida, bid on a tax lien and now your vacation becomes tax deductible while earning a high yield government guaranteed! Or you can bid by mail. Unlike stocks, your investment is guaranteed and you may even get a nice property for 1/10 of the normal price. Get this book and start buying tax liens.

I didn't know anything about tax liens prior to reading the book. The very thought of buying someone else's debt didn't make any sense to me prior to reading this book. I learned that tax liens are backed by real property and is a government run program. You will get paid or get the property at well below market value period! The best part is the government handles it all for you so you do not have to deal with the property owners yourself. You can't get a safer investment than this. I live in a state that pays 18% interest on tax liens and that is what credit cards charge! I was able to read the book in one day and go out and buy tax liens the next day. That is how clearly the author explains the process. If you are looking for a high return investment that is safe and does not bounce up and down like the stock market, then tax liens are the way to go. A must read for anyone who is interested in investing.

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A History of Interest Rates: Third Edition, Revised
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