

# EQUESTRIAN & Real Estate News



Devon Carter Camilleri

Recognized, Respected, Recommended

February 2013

## HISTORY OF THE COWBOY HAT



THE COWBOY HAT. IT IS THE ONE ITEM OF APPAREL THAT CAN BE WORN IN ANY CORNER OF THE WORLD AND RECEIVE IMMEDIATE RECOGNITION. AS THE OLD COWBOY SAYING GOES, 'IT'S THE LAST THING YOU TAKE OFF AND THE FIRST THING THAT IS NOTICED.'

THE HISTORY OF THE COWBOY HAT IS NOT THAT OLD. BEFORE THE INVENTION OF THE COWBOY HAT, WHICH MEANS BEFORE JOHN B. STETSON CAME ALONG, THE COWPUNCHERS OF THE PLAINS WORE CASTOFFS OF PREVIOUS LIVES AND VOCATIONS. EVERYTHING FROM FORMAL TOP HATS AND DERBIES TO LEFTOVER REMNANTS OF THE CIVIL WAR HEADGEAR, TO TAMS AND SAILOR HATS, WERE WORN BY MEN MOVING WESTWARD.

TODAY'S COWBOY HAT HAS REMAINED BASICALLY UNCHANGED IN CONSTRUCTION AND DESIGN SINCE THE FIRST ONE WAS CREATED IN 1865. AS THE STORY GOES, JOHN B. STETSON AND SOME COMPANIONS WENT WEST TO SEEK THE BENEFITS OF A DRIER CLIMATE. DURING A HUNTING TRIP, STETSON AMUSED HIS FRIENDS BY SHOWING THEM HOW HE COULD MAKE CLOTH OUT OF FUR WITHOUT WEAVING. AFTER CREATING HIS 'FUR BLANKET,' STET-

SON FASHIONED AN ENORMOUS HAT WITH A HUGE BRIM AS A JOKE, BUT THE HAT WAS NOTED TO BE BIG ENOUGH TO PROTECT A MAN FROM SUN, RAIN, AND ALL THE RIGORS THE OUTDOORS COULD THROW AT HIM. STETSON DECIDED TO WEAR THE HAT ON HIS HUNTING TRIP, AND IT WORKED SO WELL THAT HE CONTINUED WEARING IT ON HIS TRAVELS THROUGHOUT THE West. IN 1865, HE BEGAN TO PRODUCE THE FIRST INCARNATION OF HIS BIG HATS IN NUMBER, AND BEFORE LONG, STETSON WAS CONSIDERED THE MAKER OF THIS NEWFANGLED HEADWEAR, THE COWBOY HAT. THE ORIGINAL STETSON HAT SOLD FOR FIVE DOLLARS.

SHORTLY AFTER THE TURN OF THE CENTURY, THE COWBOY HAT, ALTHOUGH STILL IN ITS INFANCY, NEVERTHELESS INFUSED ITS WEARER WITH A SINGULAR LINK TO THE HISTORY OF THE WILD AND WOOLLY West. EVEN AFTER THE WILD ASPECT OF THE WEST WAS SOMEWHAT TAMED, THE COWBOY HAT NEVER REALLY LOST ITS ABILITY TO LEND THAT RECKLESS AND RUGGED AURA TO ITS WEARER.



*Courage is being scared to death - and saddling up anyway.*

-John Wayne

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## February Equestrian Events

- **Feb 2, Pomona** - Pomona Horse Expo & Club Lunch, Contacts: Linda Morris 951-940-0054; [sindagrandma@earthlink.net](mailto:sindagrandma@earthlink.net)
- **Feb 2-3, Del Mar** - The Clinton Anderson Walkabout Tour 2013, presented by Downunder Horsemanship, <http://www.downunderhorsemanship.com>
- **Feb 9, Sylmar** - Hideaway Lunch Ride, Trail Boss: Tiffanie Bailey Contact: Sharon Richardson 661-268-0754 [srichrd@canyonwave.com](mailto:srichrd@canyonwave.com)
- **Feb 9, Mojave** - Moonraker Ranch, Contact: Carol Hellyer 661-821-0361
- **Feb 10, Acton** - National High Point Awards Luncheon, Contact: ETI Office 818-698-6200
- **Feb 10, Santa Rosa** - Sweetheart Ride, Wildwood Park, Contact: Irving Blank 661-268-0098 [irving@phwsinc.com](mailto:irving@phwsinc.com)
- **Feb 16-18, Orange** – Camping, Caspers Wilderness Park (Bert Bonnett Memorial ride), Trail Boss: Becky Borquez 818-262-7764 [becky-wild1@yahoo.com](mailto:becky-wild1@yahoo.com)
- **Feb 17, Alico Canyon** - La Cabana Valentine Trail, Ride Contact: Val Banks 661-264-4163
- **Feb 17, Acton** - National High Point Awards Luncheon, Contact: ETI Office 818-698-6200
- **Feb 19-27, Agoura Hills** - Straightening the Crooked Horse, By Lionheart Ranch, Conducted by renowned authors & trainers, Klaus Schoneich & Gabriele Rachen-Schoneich, contact Lisa 818-865-0118
- **Feb 23, Trabuco** - Month End Ride, 10am O'Neill Park, Contact: Terry 949-620-4740
- **Feb 24, Altadena** - Cheri Blue Ride, Trail Boss: Kathleen Ungamrung/Ivy Murillo Contact: Sharon Richardson 661-268-0754 [srichrd@canyonwave.com](mailto:srichrd@canyonwave.com)

If you have an event that you would like me to include in an upcoming newsletter, email me the information at

**Devon@RanchAndEstateHomes.com**

## HAPPY VALENTINE'S DAY

When I'm countin' blessin's  
You are always first.  
You're there with me in good times,  
And right there for the worst.  
You've stuck with me through thick & thin  
Along life's windin' trail.  
When I describe my love for you  
Well, words can only fail  
For at that fateful moment  
I first gazed into your eyes,  
I felt my soul aflutter,  
Like a thousand butterflies.  
I felt my spirit soarin'  
As high as any cloud,  
And since we've been together,  
I couldn't be more proud.  
We have our disagreements  
As every couple will,  
Yet, even when our nostrils flare  
We love each other, still,  
And when we fight and squabble,  
You know I can't stay mad:  
Why, you're the best darned saddle horse  
A fella ever had. ~ by Bruce Satta



*When you find yourself in a hole, it's time to stop digging.*

-Will Rogers

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## Historical Adobe Home - Valley Center

Documented Historical Home on 3.07 acres (has 2.67 Acre adjacent lot sold separately). 3 Bed/3 Bath, 3,286 Sq. Ft. Home has been upgraded and has a new master suite. So many details make this home one of a kind...soaring wood beam ceilings, Saltillo tiles throughout, upgraded kitchen & baths, upstairs loft with 3/4 Bath, 3 Car Detached Garage and Potential Guest House, Pool/Spa. Horse Facilities include: 2 turn outs (60 x 80) with automatic waterer & 5000 gallon water tank.

*Reduced! Now Offered at \$649,000*

## ❖ Available Properties ❖



**Equestrian Estate, Fallbrook** - 3.35 Fully Fenced Acres in the Rolling Hills area of Fallbrook, 3,261 Sq. Ft., 4 Bed /4.5 Baths, Maids Quarters with Kitchenette & Full Bath, 4 Stall Barn, Turn Outs, Tack Room, Feed Room, 2nd Barn with 2 stalls, 3 large Pastures, Auto Waterers, White PVC Fencing, Well, 1/5 mile trail around the entire property, main entry gate & separate service entrance.....**Offered At \$1,150,000 to \$1,250,000**



**Twin Oaks Valley Beauty, San Marcos** - 3.07 Acres, Sprawling Single Level, 4 Bedroom / 4 Bath, 3,461 Sq. Ft., Double Maple Entry Doors, Tile Floors, 10 Ft. Ceilings, Pool/Spa, Kitchen has Granite with stainless sink & appliances, French Doors, Covered patio, Gazebo, Horse facilities include: Arena, Tack/Feed Barns, Grass Pasture & separate service entrance. Room for horse trailer & truck parking.....**Reduced!! at \$799,900**



**4+ Acre Equestrian Beauty, Valley Center** - Single Level, 4 Bed / 3 Bath, 3,215 Sq. Ft. home, views, hardwood & travertine flooring, 2 fireplaces, large covered patio, formal dining room, gourmet kitchen, Master retreat, Dressage Arena, Round Pen, 2 Covered Paddocks, Hay Shed, Tack Shed, 3 Grass Pastures with vinyl fencing, Detached Workshop, Orange Grove, Lots of room for more, fully fenced...**Offered at \$721,500**



**Historical Adobe Home, Valley Center** - 3 Bed / 3 Bath, 3,286 Sq. Ft. on 3.07 Fenced Acres, Upgraded Home, New Master Suite, Vaulted Wood Beam Ceilings, Saltillo Tile, Bedroom Loft w/ Bath, Large Garden, Detached Structure Can Be Converted to Guest Quarters, 3 Car Detached Garage, Horse Facilities: 2 turn outs w/ automatic waterers & 5000 gallon water tank, room for an arena.....**Reduced! \$649,000**



**Prime Equestrian Lot, Valley Center** - Contingent on sale of home lot, 2.67 Fenced Acres, 4 stall Barn, one stall oversized for foaling, feed storage, tack room, fly system & lights in each stall, 600 ft. well, large arena w/ vinyl fencing, round pen, 4 corrals w/ shed covers & automatic waters, grain hopper, turn-out pasture w/ v-mesh, Room for RV and/or living quarters trailer & dump station, building site....**Offered at \$185,000**

**LOT AVAILABLE: 9.38 Acre Lot - Valley Center** - All Flat & Usable, Horses Allowed, L Designation, Perfect Property for Horse Ranch, Secluded but Close to All, Studded w/ California Coastal Oaks, Stream on Property Line, Permitted 2,620 Sq. Ft. High Steel Construction Tractor/Equipment Barn, Water Meter, Seller May Carry 1st Deed.....**Reduced To Sell!! \$399,500**

For a private viewing of any of these homes or to receive a FREE market analysis on your home call Devon at (760) 522-8559

**www.RanchAndEstateHomes.com**



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**DRE #01047285**



My business is built on your referrals! I focus 100% of my energy on my clients and in return I depend on you to refer your family and friends to me. If you are genuinely pleased with my services, the greatest compliment you can give me is a referral. Referrals are what determine my success ... one home at a time, one friend at a time, one client at a time. I thank you for your trust and sincerely hope you will tell your friends, family, neighbors and co-workers about my services. If you know someone who is thinking of selling or buying a home, please have them call me at

**760.522.8559**

**Thank You For Your Referrals!**

*Most folks are like a barb-wire fence, they have their good points.*

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—Unknown

## The REAL ESTATE Corner

### Mortgage Debt Forgiveness Extended

Congress reached a settlement in the "fiscal cliff" negotiations and as a result, the Mortgage Forgiveness Debt Relief Act has been extended for another year. The measure will continue to exempt from taxation mortgage debt that is forgiven when homeowners and their mortgage lenders negotiate a short sale, loan modification (including any principal reduction) or foreclosure.

Also under the agreement, so called "Pease Limitations" that reduce the value of itemized deductions are permanently repealed for most taxpayers but will be reinstated for high income filers. These limitations will only apply to individuals earning more than \$250,000 and joint filers earning above \$300,000. The thresholds have been increased and are indexed for inflation so will rise over time. Under the formula, filers gradually lose the value of their total itemized

deductions up to a total of a 20% reduction.

The reinstitution of these limits has far less impact on the mortgage interest deduction (MID) than a hard dollar deduction cap, percentage deduction cap, or reduction of the amount of MID that can be claimed.

Capital gains rates on the sale of principal residences will remain unchanged and continues to exclude the first \$250,000 for single taxpayers and \$500,000 for married couples.

