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Hello I am Chris Busby, a Realtor® right here in your neighborhood. In addition to real estate, I have a culinary background and enjoy creating pottery in my free time. Please keep me in mind if you or someone close to you is looking for a Realtor® in the future. In the meantime, I would like to share another of my favorite recipes with you. This one is a show stopper!

## Why I love this recipe

This recipe is so convenient. I use this for last minute dinner guests, or whenever I want cooked chicken in my freezer. The entire cooking time is in the oven. This frees me up to make the rest of dinner. More importantly, I can actually sit down for an entire 30 minutes and do nothing. These opportunities should not be squandered.



# Week-Night Baked Chicken

By: Chris Busby, KW-Realtor®, Culinary Artist, Potter

## INGREDIENTS/SHOPPING LIST

(Cast-Iron Skillet)

2 tsp. salt

2 tsp. paprika

1 tsp. pepper

½ tsp. onion powder

½ tsp. granulated garlic

chicken thighs, (about 3 lbs)

It is okay to crowd the pan.

2 tbsps. of unsalted butter

6 sprigs of fresh thyme

## SPECIAL NOTE

I love cooking with cast-iron pans. They last forever, they give consistent results, and they can become one of your best friends in a kitchen. This recipe starts with a cold oven. Place your 12" cast-iron pan in a cold oven. Turn oven up to 450°. When the oven reaches the proper temperature we can begin. This entire dish is cooked in the oven. It's one of the easiest and best ways to make dinner on a Wednesday night. This recipe uses classic chicken seasoning. Mix together in a separate dish.

## DIRECTIONS

1. I like to use chicken thighs for this recipe. A whole chicken works just as well. It is important to remove the extra skin, and extra fat from the chicken.
2. Dry off the chicken thighs, and liberally sprinkle them with all of the spice mixture. This is not the time to skimp. Season both sides of the chicken and set aside.
3. Remove hot cast-iron pan from the oven. Be very aware of how dangerous that pan is. Place the pats of butter in the pan and melt and add the sprigs of thyme. You will hear the herbs pop in the hot fat. Place the chicken thighs in the pan skin side down and place the pan in the hot oven for 15 minutes.
4. After the 15 minutes, remove from the oven and flip all the chicken. The chicken already has beautiful color. Returning the pan to the oven for an additional 10 minutes. You will want to temp. the chicken to make sure it reaches 175°.
5. Remove the pan from the oven and let the chicken rest for 10 minutes. Remove the thighs from the pan and set on serving tray. Remove thyme sprigs and throw away. Whisk up the drippings from the bottom of the pan and pour over the chicken and serve.



# A few FAQs when buying or selling a home

Because real estate buying and selling is something most people do at-most, a few times in their life, there are a multitude of questions that come up. Having an experienced Realtor® to work with is the best way to not only answer these questions but to ensure that you have someone providing advice to you, and guiding you in a way that benefits you. It can also save you time, money and headache depending on the scenario. I would like to answer a few common questions for you to start. If you would like to talk further, let's set a time to meet.

Who pays for the closing costs; the buyer or seller?	Do I really need to pay for the inspection?	What can we take, what has to stay?	Can we ask for something while in escrow?	What is escrow anyway?
<p>Each party in a transaction has their own closing costs. The seller has theirs, the buyer has theirs. It is not uncommon for a buyer to ask a seller to contribute to their closing costs. This happens more with first time home owners. It is also more likely to happen in a buyers market than in a sellers market, however everything is negotiable. The legal limit for this contribution is max. 3% of the sales price of the property. This can be used as a negotiating tactic with homes that may not have an offer right away, or with motivated sellers. Each state will have their own rules concerning how closings go and who can pay for what. It is important to talk to your agent about what they can do for you and how best to negotiate the offer.</p>	<p>The inspection is one of the most important things you can do when buying a home. Even if you don't address items that the inspector finds, you come away with a better understanding of potential issues. It is not uncommon for an inspector to find things that buyers ask the seller to correct before closing. Your Realtor® should write the purchase agreement to be contingent upon inspection. That window of time allows the buyer to step away from the purchase if indeed a solution to the issues the inspector finds can not be resolved.</p>	<p>When moving out of your home, sellers often want to take specific things with them like a unique light fixture, window treatments, appliances, or even unusual things like landscape plants. The truth is, once you list, if it is there, it needs to stay there unless you specify that you are not leaving it (such as appliances). If you are intending to take a special light fixture, or something, I recommend replacing it before ever starting the selling discussion with your Realtor®.</p>	<p>While it is frowned on and unconventional to ask for new things from the seller after your offer has been accepted, this is, again where that inspection comes in to be a benefit. If what you are wanting to ask is tied to the conditions of the home, then you have cause. If you are just wanting them to sell you the sectional in the basement and some other furniture pieces... consult with your Realtor®.</p>	<p>The term escrow, or "in escrow" refers to the practice of placing assets into the hands of a third party to handle the transaction. This can include the work the title company does for closing, the earnest money, and a multitude of other things that take place. It generally refers to the idea that you are in-process and when you close escrow, you are closing out those processes and redistributing those assets. What to understand this process better? Consult with your Realtor® or Banker/Mortgage Broker.</p>

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