

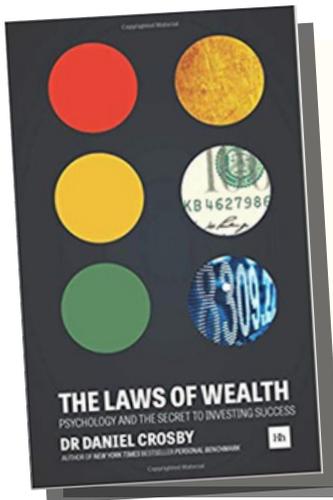


**INVESTOR'S  
READING  
LIST 2020**

**UTAH INCOME PROPERTIES, LLC**

*Selected By Yuki Inui*  
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# RECOMMENDED BOOKS FOR SOPHISTICATED INVESTORS



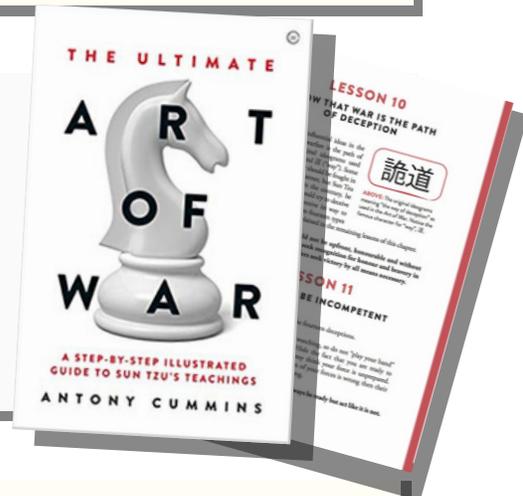
## **The Laws of Wealth:** Psychology and the secret to investing success *by Daniel Crosby*

In this book, psychologist and behavioral finance expert Daniel Crosby offers an accessible and applied take on a discipline that has long tended toward theory at the expense of the practical. Readers are treated to real, actionable guidance as the promise of behavioral finance is realised and practical applications for everyday investors are delivered.

**GOLD MEDALIST IN THE AXIOM BUSINESS BOOK AWARDS 2017**

## **The Ultimate Art of War:** A Step-by-Step Illustrated Guide to Sun Tzu's Teachings *by Antony Cummins*

This is the most accessible edition of Art of War ever produced, with the text broken down into digestible individual lessons, unique teaching illustrations to clarify the text, and step-by-step commentary that draws on the full range of recent translations and ancient commentators.



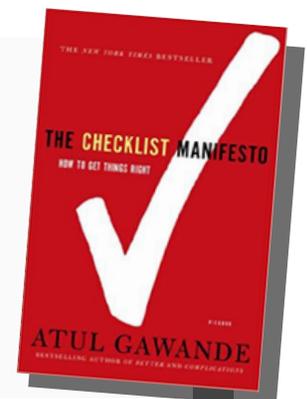
## **Switch:** How to Change Things When Change Is Hard *by Chip Heath & Dan Heath*

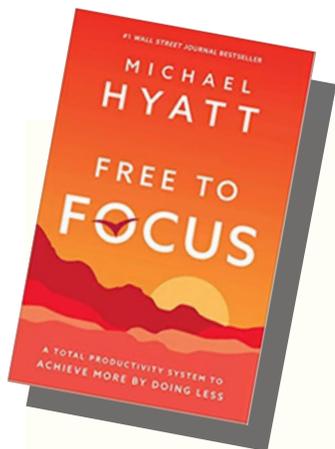
Why is it so hard to make lasting changes in our companies, in our communities, and in our own lives? The primary obstacle is a conflict that's built into our brains, say Chip and Dan Heath, authors of the critically acclaimed bestseller *Made to Stick*.



## **The Checklist Manifesto:** How to Get Things Right *by Atul Gawande*

We live in a world of great and increasing complexity, where even the most expert professionals struggle to master the tasks they face. Longer training, ever more advanced technologies—neither seems to prevent grievous errors. But in a hopeful turn, acclaimed surgeon and writer Atul Gawande finds a remedy in the humblest and simplest of techniques: the checklist.





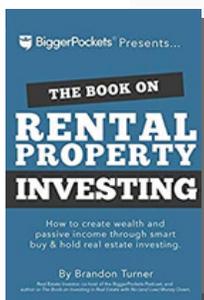
## Free to Focus: A Total Productivity System to Achieve More by Doing Less by Michael Hyatt

Slay distractions, reduce your task list, and free yourself from interruptions. Everyone gets 168 hours a week, but it never feels like enough, does it? Work gobbles up the lion's share—many professionals work as much as 70 hours a week—leaving less and less margin for rest, exercise, family, and friends. If we're not careful, we can trade what matters most for a task list that grows longer by the day. What's the solution?

In *Free to Focus*, New York Times bestselling author Michael Hyatt reveals nine proven ways to win at work so you are finally free to succeed at the rest of life: your health, relationships, and more. He helps you · **redefine your work so it works for you** · **filter your tasks and commitments** · **cut out the nonessentials** · **eliminate interruptions and distractions** · **set boundaries that protect your focus and drive results** · **leverage your time and energy for maximum productivity** · **build momentum for a lifetime of success**

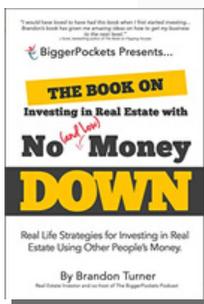


## LEARN THE BASICS OF PROPERTY INVESTING



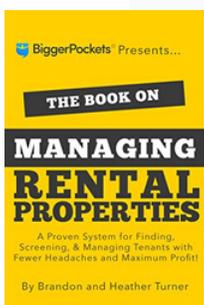
### The Book on Rental Property Investing: How to Create Wealth and Passive Income Through Smart Buy & Hold Real Estate Investing by Brandon Turner

Every strategy, tool, tip, and technique you need to become a millionaire rental property investor! If you're considering using rental properties to build wealth or obtain financial freedom, this book is a must-read.



### The Book on Investing in Real Estate with No (and Low) Money Down: Real Life Strategies for Investing in Real Estate Using Other People's Money by Brandon Turner

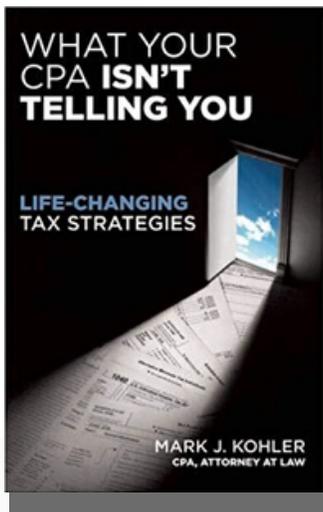
Is your lack of cash holding you back from your real estate dreams? Discover the real-life strategies that smart investors are using in today's market to invest in real estate with creativity—instead of their own cash.



### The Book on Managing Rental Properties: A Proven System for Finding, Screening, and Managing Tenants With Fewer Headaches and Maximum Profit by Brandon & Heather Turner

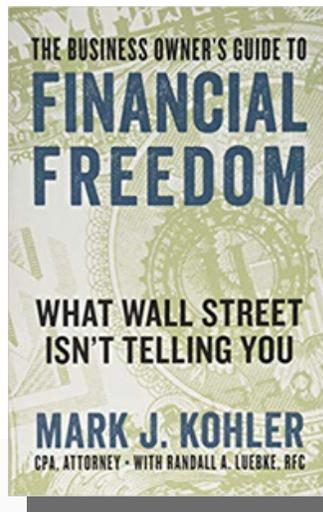
From the top-selling author of *The Book on Rental Property Investing*, this companion book will be your comprehensive guide to effectively managing tenants in your rental properties.

# LIFE-CHANGING TAX & LEGAL SOLUTIONS



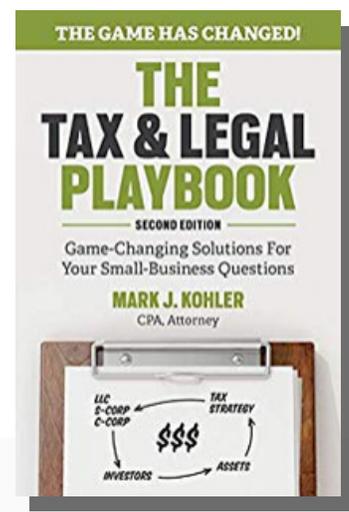
**What Your CPA Isn't Telling You:** Life-Changing Tax Strategies  
by Mark J. Kohler

Tackling the fundamental question asked by all taxpayers – “How can I save on my taxes?,” attorney and CPA Mark Kohler empowers frustrated taxpayers to dismiss the common CPA jargon that their tax payment “is what it is” and ignore widely used tax talk like “you just make too much money.”



**The Business Owner's Guide to Financial Freedom:** What Wall Street Isn't Telling You  
by Mark J. Kohler

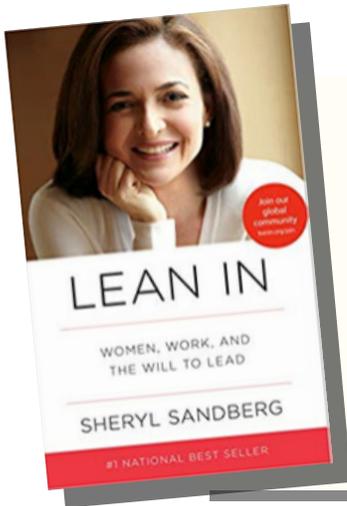
Tailored for small business owners and entrepreneur like yourself who are looking for long-term financial planning and wealth management, The Business Owner's Guide to Financial Freedom reveals the secrets behind successfully investing in your business while bypassing Wall Street-influenced financial planners.



**The Tax and Legal Playbook:** Game-Changing Solutions To Your Small Business Questions  
by Mark J. Kohler

The changes to the tax code are complex (especially for the small-business owner), but you don't have to go it alone. CPA and Attorney Mark J. Kohler delivers a comprehensive analysis of the new tax and legal structure you desperately need to help make the new tax law work for you.

# GREAT READS FOR EMPOWERED WOMEN

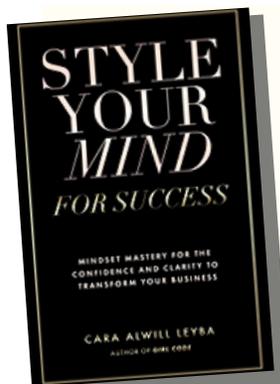
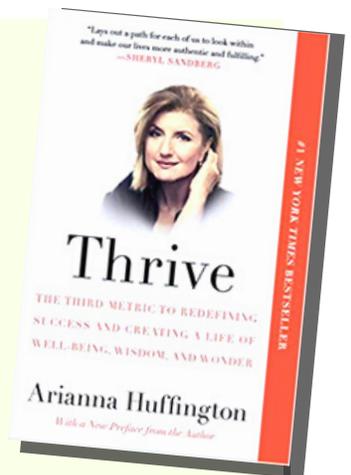


## **Lean In: Women, Work, and the Will to Lead** by Sheryl Sandberg

Sandberg is chief operating officer of Facebook and coauthor of Option B with Adam Grant. In 2010, she gave an electrifying TED talk in which she described how women unintentionally hold themselves back in their careers. Her talk, which has been viewed more than six million times, encouraged women to “sit at the table,” seek challenges, take risks, and pursue their goals with gusto.

## **Thrive: The Third Metric to Redefining Success and Creating a Life of Well-Being, Wisdom, and Wonder** by Arianna Huffington

In *Thrive*, Arianna Huffington makes an impassioned and compelling case for the need to redefine what it means to be successful in today's world. Arianna Huffington's personal wake-up call came in the form of a broken cheekbone and a nasty gash over her eye--the result of a fall brought on by exhaustion and lack of sleep. As the cofounder and editor-in-chief of the Huffington Post Media Group--one of the fastest growing media companies in the world--celebrated as one of the world's most influential women, and gracing the covers of magazines, she was, by any traditional measure, extraordinarily successful. Yet as she found herself going from brain MRI to CAT scan to echocardiogram, to find out if there was any underlying medical problem beyond exhaustion, she wondered is this really what success feels like?



## **Style Your Mind For Success:** A Workbook for Women Entrepreneurs Who Want to Gain More Confidence and Clarity in Their Business by Cara Alwill Leyba

What if you decided you were no longer available for average? Imagine waking up every day, feeling absolutely certain that you are about to do your best work. Imagine being so obsessed with your own life, that the idea of comparing yourself to a stranger on social media seems laughable.



**Editor:**  
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Real Estate Investor  
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