

Calm returns to Rosarito Beach after two super busy weekends of the 2022 Baja Beach Fest

Photo by Cesar Fernandez /Shutterstock



## Graham Mackintosh

Bear Tribe Adventures

BY MARTINA DOBESH

Graham Macintosh is a gifted storyteller. He has enthralled his readers with the freedom and beauty found in Baja California for nearly

four decades. He has gifted his readers and Facebook followers with high adventure walking alone the circumference of the peninsula and lived

to write about it in his first bestselling book, *Into a Desert Place*. He has shown us the hidden wonders that we might never have the privilege to see. His words accompanied by his photography make us feel like we are there with him or even more want to be with him. He shares experiences few of us will ever know. His books inform as well as entertain us and show us how little we need in order to be extremely happy; unless of course you are *Marooned with very little Beer*. Graham's humor and gentle nature offers us a true window into a life lived fully in love with Baja California.

Graham resides in the northern state of Baja, but it is hard to find him there. It is almost like the house he rents on a hilltop overlooking the Pacific is only a pack station where he comes to regroup for

**CONTINUED ON PAGE 1**



## What I've Learned About Renting in Mexico

BY SHARON LETTS

Baja California has been my go-to since 1965, when my parents first brought my sister and I down from Redondo Beach, California, when I was just six years old. Redondo is Sister City to Ensenada, so we always felt a connection.

We'd stay at the Hotel del Sol in the Tourista district near the beach in Ensenada. At that time there was no marina, and we'd ride horses on the beach, hang at the pool, do back-to-school shopping

downtown - and get our dental work done.

In 1980, when I was 21 years old, I first stayed at Dmitrys' La Fonda, and have come back to La Mision ever since.

Approaching retirement, but still working as a writer, I moved down to Baja Norte full time, as it's easier to live here than in pricey California, making La Mision my home.

This year, on July 1, I

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# Que Pasa In Baja?

BY OLIVER QUINTERO



**Millions to keep oceans clean.** Baja California Governor Marina del Pilar stated that a joint investment of 474 million USD between the US and Mexican governments was being made to avoid any leaks of contaminated residual waters to the ocean.

On August 18, authorities

Antonio de los Buenos area in Tijuana.

**New hospital for Ensenada.** Authorities from the Mexican Institute of Social Security (IMSS) announced that a new specialties hospital will begin construction in 2023 and will have an investment of 125 million USD.

The hospital is a huge win for the local community which has been asking for a new hospital for the last 12 years and has not had any new public healthcare infrastructure in the last 30 years.

**Work on Trans Peninsular Continues.** The new bridge

vehicles pass through the bridge every day, from locals to people passing by on their way to the southern parts of the peninsula, which makes it one of the public works with the highest impact.

Work on the bridge started on July 2021 and was scheduled to be completed by January 2022 but delays extended the works to July 2022 when it was partially for circulation.

**First Stone Placed on Otoy II Border Crossing.** Announced as the biggest border investment of the century by authorities from both countries, the Otoy II border crossing will help lower waiting times to enter the USA from Mexico.

The governor of Baja California along with the vice governor of California and several other authorities placed the first stone on the American side construction this last Monday, August 22<sup>nd</sup>.

“This new border crossing will have tangible effects for the whole community, as it will also lower crossing times for the current crossing points”, said Governor Marina del Pilar.

Construction on the Mexican side is said to start in the following weeks, and the new crossing is scheduled to open by the end of 2024.

**Medical Tourism Creates Deficit in Public Hospitals.** The regional delegate of the Mexican Institute of Social Security, Desiree Sagarnaga, stated that the reason behind the small deficit of specialist doctors in public hospitals is because they prefer their private practice over working in public hospitals since its way better paid, especially considering the huge amount of medical tourism that comes to our region.

“We have available jobs for specialist doctors that we just can’t fill, right now we have 14 available jobs for internists which we cannot fill. They are being promoted everywhere, and I’m not talking about remote locations, these are jobs in Tijuana, Ensenada

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from both sides of the border signed “Act 328” of the International Commission of Limits and Water, which states that both governments will pitch in to find a definitive solution to the water contamination problem that has been affecting the area for years.

The money will be used to modernize the International Water Treatment Plant, located in Tijuana and possibly to install a new one in the San

The hospital will have 216-beds, a family medicine unit which will have 14 doctor offices and 7 more for preventive medicine.

The new healthcare facility will be located in the Chapultepec Ejido (think near Estero Beach), and will also include a baseball field, which was the only requirement the Ejido asked from IMSS in order to donate the land to them.

and lateral roads in the trans peninsular highway, next to Sam’s Club in Ensenada will be completely finished by October 30<sup>th</sup> and will end up costing up to 22 million USD, said Governor Marina del Pilar.

The bridge has been already open for circulation for a little more than a month but work on its lateral streets continues to this day.

A little more than 50,000

and Mexicali. Even with those challenges, we have a deficit of less than 10%, from 800 specialist jobs that we have in IMSS, we are only missing about 50, everything else is covered”, said Sagarnaga.

**Registered Sex Workers Doubles in Tijuana.** According to the Municipal Medical Services office in Tijuana, from 2018 (before the pandemic) to this date the number of registered sex workers in the city increased from 5,436 to 10,774. That’s double the amount in just 4 years.

Adding to that, authorities said that there are 18,653 which have their sanitary card inactive and another 4,000 which have been temporarily suspended, which makes the total amount of sex workers over 30,000.

**State Authorities Check**  
**CONTINUED ON PAGE 8**

# What Mexico Has Taught Me

BY THE UNKNOWN GRINGO



## The Legendary Mexican Mechanic

In the States we have a habit of immediately throwing things away when they break. Most of us don't know how to fix things because we are a nation of people with specialized skills. A plumber probably can't fix a lawn mower and a dentist probably can't fix his leaking kitchen faucet. We usually just go out and replace the broken object with a new one. In Mexico they don't throw anything out until it is truly shot. A refrigerator will get fixed. A bicycle will get fixed. And cars? The country is widely known for its legendary mechanics who can bring a

dead vehicle on the side of the road back to life. It's happened to me twice.

**First time.** My buddy and I were on motorcycles. We had left Ensenada that morning and had gone through the Guadalupe Valley on Route 3, heading towards Tecate to cross back into the States. A half mile from the border, next to the municipal baseball field, my bike quit running and smoke started coming out of the right hand grip. Smoke means fire to me so I turned off the ignition and came to a halt. Dead bike. My buddy walks over to a restaurant we can see, gets a recommendation and directions from a customer for a mechanic, then rides off to find

him. I start taking parts and luggage off the bike. My buddy comes back and says the mechanic is coming. He shows up in a pick-up truck with a wood plank, we load my bike in, and go to his shop. Sixto's shop is very rustic. Half indoors and half outdoors. We start taking the bike apart....blah, blah, blah.....he sends me on foot to an auto parts store for a generic electrical switch which he installs while by-passing a lot of the bike's factory wiring. The bike runs. Sixto saves the day. Forty bucks. I ride home and get the bike completely fixed at my leisure at my local shop.

If the bike had died a mile later, past the border, in the States.....I would have gotten

# What To Do If You're Stopped By The Police

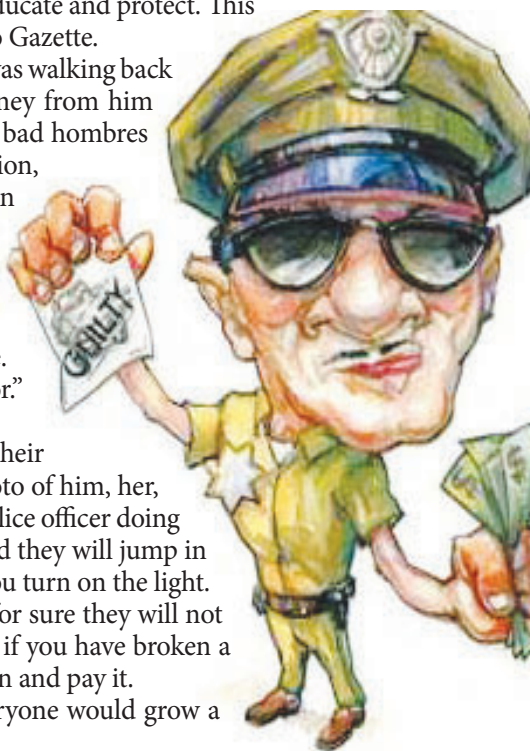
**Ed Note.** We have received comments from the local community asking us what do we have against the local police force. The answer is nothing, there are several great elements among the force, but unfortunately it is also common to find cases like the one we report below, specially with tourists or expats, which we feel is part of our duty to educate and protect. This is why we print this note on every edition of the Gringo Gazette.

We recently got a report from a local Gringo who was walking back home and a police cruiser stopped him and took money from him to let him go. That's extortion anywhere, and there are bad hombres anywhere. If you are stopped for an alleged traffic violation, ask for a ticket and go down to the police station later on or the next day, and pay it. They will take your driver's license to ensure that you show up, and that's OK. They do not want your license, and there's nothing they can do with it. You will get it back. And no, do not give them money if they ask you to pay the ticket to them right there. Just keep asking for a ticket, "Dar may un teeket por favor." Be polite and firm.

If they get nasty, write down their last name from their name badge, or pull out your cell phone and take a photo of him, her, or them. No, it's not illegal to photograph or record a police officer doing it's job. That's like holding a mirror up to a vampire, and they will jump in their vehicle and scurry away like cockroaches when you turn on the light.

It's extremely rare for them to write a ticket, and for sure they will not cite you when you haven't done anything wrong. And, if you have broken a law, the ticket is ridiculously small. Man up and fo down and pay it.

This police extortion would stop in a week if everyone would grow a back bone and stand up to them. 🦅



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on my cell phone and called AAA for a tow to a dealership in San Diego (expensive) and found out if the mechanic could fix my bike just enough for me to get home or would American liability policies force him to do a very extensive fix. Then, would he have had all the parts or would I have been forced to leave my bike there and take a bus home to Los Angeles to return later? Rent a car? A hotel stay if he could get the parts shipped next day? Money, time, money, time. I didn't

have to find out.

Sixto moved to Guadalajara for several years. Then I heard that he has moved back to Tecate but is in a different shop west of town. I need to find him. I want to thank him again.

**Second time.** Four of us in a large and heavy vehicle driving in the Guadalupe Valley on a dirt road just north of San Antonio Necua that heads towards the L.A. Cetto winery and Route 3. I had wanted to show my friends the camp-

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## GRAHAM MACKINTOSH...

continued from page 1

his return to his true home on the islands of LA Baja. These days he is not traveling alone or walking with a burro. Now at 70 he is the leader of a group of bears, and delighting his loyal followers with a new EBook series, beginning with "Paddy's Huggy Adventures." But don't think for a moment that he is putting aside adventure for an armchair in front of the TV. Most who know him know that one day his bones will be bleaching in the sun after having been cleaned by the feral cats of Guardian Angel Island. He has weathered two years of world lockdown living freely in Nature's beauty, and teaching his family of bears how to live off the grid. As we read along, we are informed as well. The photo journey is a great teaching tool for children and those young at heart. It introduces all of us to the magical world and the "road less traveled."

However he does admit that he took some flak from his more macho readers, telling him, "Enough with the bears already!" Graham grins and shrugs his shoulders letting the naysayer comments slide off, "I do understand it, I have a cynical side and I probably would have thought the same thing when I was younger."

Over lunch, I asked Graham how the family of Teddy's began and the story goes all the way back to his childhood when he was a little boy living in a flat in London. He begins his tale, "On my 70 birthday, it was an astounding thing! I'd gone on this long desert hike, reflecting on my parents and how I had been taken care of. We were poor and it must have been so hard on my mother caring for me and my two brothers. She would take in piecemeal and would sew the eyes and noses on big teddy bears to be sold in expensive shops in London. We couldn't afford to have one of our own, but she would let me play with them. I was thinking

about the bears as I reached the beach, and there right in front of me was a bear looking up with sorrowful eyes! I surely couldn't take the bear, what if someone was looking for it? I returned the next day and Paddy's Adventures began."

The conversation took an unexpected turn as all good stories do. Macintosh comes from a Celtic/Druid background, so when Graham admits he feels like he has a spiritual connection with nature it is very likely the truth as his ancestor certainly did. I mentioned that beachcombing was like a walking meditation and it was like he had manifested the bear from his thoughts. He pondered that and said, "I've never watched anything on meditation. I love the silence and the separation from people." I suggested, "There are all kinds of ways to meditate. This is the Graham Macintosh's Desert Walking kind, and it is so much easier in nature." He exclaimed, "This is so true! I feel it experientially, it is something you feel, something rare and beautiful; it could be called religious or a thousand different words could describe it. There is such joy found in nature and beachcombing is my favorite. The amount of material on the beach is astounding." And he began to tell the stories which

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sound very much like modern day podcasts on "Manifesting what you Desire." This awareness started with his musing and finding Paddy on the beach that day.

He continued to share more of his beachcombing surprises. "I needed a brush one day to clean up with. I took a walk, and yep, there is a brush. Almost sounds like a miracle! On another day some friends were going out fishing, but they forgot their gaff. I walked only a hundred

yards on the beach and there was one buried in the sand. The guys couldn't believe it! What are the odds? You begin to think there are miracles going on about which most people have no idea. This is too amazing that something appears when you need it or think about it. You can be very cynical about that, but when you have experienced it, you think WOW! There is something in it." The storyteller was on a roll now, "This last Christmas I was climbing a very rocky trail. I heard a rock dislodge and come crashing down and thought, 'if I look up, I'll get that rock right in my face.' I stood still and my life flashed before my eyes. If it hit me it would be an instant goodbye. The boulder landed two yards in front of me, my first thought was, and 'I have to make provision for my bears!'" You gotta love him thinking of his family first. He revealed a secret, "A few times I have tried to conjure up a mermaid, but unfortunately I didn't quite get the visualization right. When I really looked, Oh, my god, I saw she had whiskers! She was a lovely sea lion!" Graham admits that

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## WHAT I'VE LEARNED ABOUT...

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celebrated my seventh year as a full-time Ex-Pat, but it hasn't been without pratfalls and lessons learned.

**Civil Codes & Lies**

My latest landlord fully took advantage of my naivety of rights for renters. For those of you who aren't aware, the renter laws in Mexico are set up for tenants, due to landlords like mine who take advantage. Tenants actually have more rights than property owners - but this is a little known fact in real time.

I moved into my current apartment, "As-Is," according to the landlord, with no lease agreement offered. Without a lease or contract, the terms automatically fall to a "month to month" lease, with Civil Codes as guidelines for both landlord and tenant.

Note: If your lease expires without a renewal, the agreement automatically falls to a month to month contract, with Civil Codes as guidelines.

The first year I was in this

apartment I spent \$600 of my own money to make it livable - painting walls, having a closet built-in, installing hardware and hanging widow coverings, and even cleaning the place to make it move-in ready. The work was so intensive I had several friends helping me. The refrigerator alone took one friend a couple hours to scrub down, it was so filthy.

What I did not know was, there is absolutely no such thing as an "As-Is" rental. Just as in California - where they have some of the best renter's laws in the country, the landlord must clean, paint, and make any necessary repairs to make the property move-in ready, livable and safe.

In my case, I had electrical issues from the start. Going on three years in this unit, I now know that Health & Safety Civil Codes are very real, and a landlord must build and maintain to code for our safety - just like in the states.

Brown-outs and appliance blow-outs were common, with an explosion and fire under the stairwell where my breakers are located during

the second year.

I would later hire an electrician myself (they have never brought in a real electrician), and learned the entire apartment was overloaded on two breakers where there should be four. An outlet that wasn't working was taken out of the wall was completely burned up, and there would be more.

Water would go out regularly as well, as initially the landlord was redirecting city water unlawfully onto the property from a neighbor's line. Evidently, a gentleman's agreement was renigged on when my landlord stopped reimbursing the neighbor for water and they cut our entire complex off.

When the (too small for the complex) pila was finally built for this property, the pump for the pila feeding the entire complex was illegally plugged, then hardwired into my unit via an extension cord - with nothing to code, far from it - further overloading my two breakers.

Everytime something would blow, the landlord told me they fixed it, but all they did was replace burnt up wiring, never fixing the safety issues with the breakers.

I also learned that all the ceiling lights, now including two fans I paid for, are all wired with extension cords, not electrical wiring to code.

When my electric hot water tank blew, replaced by a faulty on-demand unit, it was apparent they did not replace the working electric tank because they knew full well it would just blow again without the support of a proper amount of breakers.

Infrastructure issues abound in Mexico, and I'm not one of those privileged Gringos demanding unreasonable repairs. I just need to see safety codes met.

**The Truth**

The truth is, Mexico is not the wild west, and you are not at the mercy of a

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## WHAT MEXICO HAS TAUGHT...

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ground, Kumeyaay museum/gift shop, and restaurant in the village. The vehicle stops running where the dirt road crosses a dry creek bed and I am the logical volunteer to walk out and find help. I get to L.A. Cetto and ask them about a mechanic. They recommend a local guy and call him. He says he'll stop by the winery on his way to get me. Good to go. Meanwhile, one of my buddies decides I've been gone too long and he goes cross country in the other direction to find help. He gets to an auto parts store on Route 3 and they recommend the same guy. His name is Jeremias, from Ejido Emiliano Zapata, and he shows up with a lot of tools in a small car. He can't tow us out of that creek bed, so he works his magic right there. He finds an electrical short in the wiring even though he can't see it by using his portable diagnostic tools. Wraps the shorted wire with electrician's tape. The wire was bare from rubbing on the engine and was sandwiched way down between the engine and fire wall.

We drive to Jeremias's garage on Route 3 and he does more work with 120-volt power tools and a strong work light. Fifty five bucks and we give him a bottle of mezcal.

Back on the road.

**Side note.** The way my spinning brain works with any problem, I was also ready with Plan B which had me willing to walk the two miles to Route 3 with my stuff if things didn't go well. I would have hitchhiked or flagged down a rural bus to Tecate. Walked across the border and found public transportation to Los Angeles. Great fun. Problem? I had finally bought the heavy bronze Mexican church bell that I had lusted over for years. It was in the vehicle. Couldn't carry that two miles. Hadn't bought it for years from my favorite shop in Ensenada because I couldn't have taken that home on my motorcycle. I hadn't gone to Ensenada in a car for years. I was going to BURY IT IN THE CREEK BED and cover it with big rocks so I could find it.....WHEN? And get it home HOW? I'm the one who gave Jeremias the bottle of mezcal. ✍

## GRAHAM MACKINTOSH...

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humor carries him through and the bears keeping him laughing.

It was inevitable that Paddy wasn't going to stay single for very long. Graham sets the scene, "I was sitting under a lavender bush one day and the fragrance reminded me

of my mother. Everything in the house was lavender, if she had any money to spare; she would buy lavender bath salts. Shortly after this, I get a phone call from Marcie Hall whose mother had made a lavender bear for her and she was gifting it to Paddy so he had a pal. See what I mean, the miracle goes on. Of course the story doesn't end there. The new couple had only a short time to explore the LA Bay and the islands, before Junior came along. This is a PG rated story and Graham assured me that both baby bears were adopted. A friend from Ensenada found Junior orphaned on a beach in Ensenada saying he looked so forlorn couldn't Graham take him? Little Billy came from Magdalena. I asked if there were any more babies planned, Graham scoffed and blurted out, "Oh no! The kayak couldn't take it!"

It takes courage for an author to transition from his popular rugged nomad adventure to family man. Humbly he corrected me saying he never actually felt like that. "I always knew that I am very ordinary and anyone could do what I do. I never felt like superman, so it was actually easy for me to go in this direction. I think I'm coming across more as a crazy guy that needs to hug his bears and I believe

I am beyond the roughed traveler persona now; I am

more about aging gracefully into the adventure."

I ask, "What about the future?" In a serious moment he answered, "My point of view is now that I am 70; I don't have to plan so far into the future. Maybe I have 10 years at the most. I plan the next trip. While I am able and fit, I would like to get out there as much as possible to enjoy this wonderful treasure of the Sea of Cortez, the Islands and Baja California. Last year I took Paddy and Lavender to Guardian Angel Island for Christmas and it has been the most incredible year since

then. This Christmas and for the New Year 2022 we will take the juveniles out there to show them the joys of Christmas on the island. We are going to love decorating the cactus with star fish. I'll live vicariously through sharing their family experience."

**All photos by Graham Mackintosh**

**Editor's Note:** Martina is a freelance writer and published this story along with nearly seventy others in her book *Dust in My Sandals*, Tales from a Baja Traveler. See our ad and order online today! ✍



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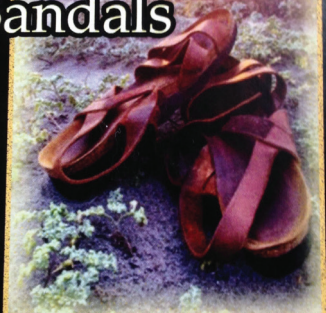
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## WHAT I'VE LEARNED ABOUT...

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negligent landlord woefully and knowingly putting you in harms way. You do not have to pay for your repairs yourself - especially if they fall to Health & Safety laws per Civil Codes. That's the law.

Article 2298 of Civil Code reads, Improvements to the property must be reimbursed by the landlord to the tenant, even if it was agreed otherwise in the contract stipulating that the improvements would remain on behalf of the leased property.

In other words, the landlord can't handover property "As-Is," and they can't put it in a lease agreement or contract as such.

The Civil Codes override any stipulation in a contract that takes away their legal obligations.

This Civil Code also states that landlords must...

Maintain property in good condition so that tenant may use it.

Pay for major repairs, such as structural and maintenance of properties common areas.

Pay or reimburse for improvements to the property, as the case may be.

Guarantee the peaceful and unobstructed use of the property.

As a side, the tenants must notify the landlord if repairs

are necessary. Since my landlords don't fix anything, with a standard response of, "You can move out if you don't like it," I ended up taking many repairs off the rent, as is legal to do so if they refuse to fix or repair.

**Got Hot Water?**

Ask any Expat (as I did) and it's common knowledge that on-demand hot water tanks don't work well in Mexico, in general, due to issues with water pressure. Supplying hot water is mandatory, per Civil Code in all Mexican States.

This is a much misunderstood fact, as I've been told repeatedly by Mexicans and Expat's alike that hardly any of the locals have hot water, and no one demands it. Many Americans install their own hot water heaters, supported by propane or gas.

Yes, the gas is your responsibility, but a hot water unit is fully the landlord's duty to install and make sure it works consistently.

Functioning electrical, running water, and a heating element for said water, is not a luxury in Mexico, it's a necessity for health and safety - just like in the states.

My landlord stating to me, "If you don't like cold showers, you can move out," is not only a cold and heartless thing to say, it's against Civil Code and the law.

**Illegal Eviction**

When a landlord evicts someone in Mexico, it's no different than in the states - they must serve you with a legal eviction notice, with a legal reason to evict clearly stated, as follows:

Non payment of rent  
Damage to property  
Excessive noise, harassing other tenants

They can not evict you because you are requesting needed repairs - especially if they fall into the Health & Safety category via Civil Codes.

They cannot evict you because you are no longer getting along and they don't like you any more. That's just childish.

There are also no verbal evictions allowed. There are no evictions written out in a social media message. There must be no incidents, as in my case, where the landlord tells you over the fence you have two weeks to move out.

Eviction notices must give

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to sign, as my landlord tried to tell me. No agreement goes into effect until both parties agree - that's the lan-

to the landlord for trespassing. It makes no difference if you own the place or not. Your tenant is paying for the

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30 days from time served, and must be served in the same way a contract or lease agreement is served, with one copy in Spanish to sign, and another copy in English, or the language of your country for review.

These two documents must also come with an unbiased translator, to insure the Spanish copy you legally must sign matches the English (or your country's) language document.

Note: There's also no such thing as having just 24 hours

guage in the Civil Code. If no agreement can be made, or the document doesn't follow codes/law, then you can automatically go into a verbal month to month contract, following Civil Codes as guidelines for all parties.

Landlords cannot threaten you by bullying, as in my case. They cannot take you out in the middle of the night, and they cannot forcefully move you out. In legal terms, this is nothing short of breaking and entering, with hefty charges and fines

privacy and efficacy of that space.

The legal eviction proceeding can take up to 18 months, well over a year, with court dates. There's no easy fix if you want to stay. Hiring an attorney or paralegal who knows their way around the magistrates and necessary agencies for complaints on infractions is key.

**Resolve & Consequences**

So, what to do if your landlord is negligent in making  
**CONTINUED ON PAGE 8**

**QUE PASA IN BAJA?...**

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**Up on Beaty Clinics.** The State Commission for Protection Against Sanitary Risks (COEPRIS) announced that it has an ongoing campaign focused on checking that beauty clinics along Baja have their proper permits in order and that it has already suspended 9 of 45 reviewed to date, for not complying with the state standards or having the necessary permits for their operations.

**Baja Beach Fest 2022 Finishes Without Major Problems.** Even though this year's festival was tainted by the acts of violence perpetrated by cartels who lighted several cars, trucks, and buses on fire in several parts of the state during the first weekend of the Baja Beach Fest, the festival continued without any violent problems.

The festival was full, just as we have seen in other years, bringing an estimated 50 million dollars to the local economy.

One of the only problems reported by concertgoers was the lack of cell phone reception, which is common in massive events as the local carriers have a difficult time to balance the huge extra load on their networks. ✍

**WHAT I'VE LEARNED ABOUT...**

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ing needed repairs? Luckily, there's a process that's little known, but is far better than anything they have in the states.

If you know your landlord is negligent to Health & Safety Civil Codes - especially for dangerous electrical issues and a lack of hot water, you can file a complaint with

the magistrate in your region.

At that point, you will be paying your rent to the magistrate or the courts/judge. The court will then issue a summons for the landlord, stating that if they want the rent, they must show proof of compliance and repairs.

Breaking the law, providing unsafe living conditions, being made to pay for your own upgrades and repairs - none of this is legal in Mexico, and most landlords know this. If they act like they don't, they are lying and shrugging their responsibilities, plain and simple.

**Mexico isn't the wild west. It's not lawless.**

One great example of this is when the police pull you over for curb money. They know it's against the law, but as long as we keep paying them off, they will keep asking. I personally have driven



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away from police unlawfully asking for curb cash, with no retaliation. They know it's wrong.

Know your rights. Don't let landlords with a criminal mentality bully you.

For those of us who love Mexico and love being here, shame on those landlords with a criminal mentality

who give the rest of Mexicans a bad name.

As for myself, as of this writing, I've been without a fully functioning kitchen for two weeks due to electrical issues. I'm leaving my current unsafe and corrupt situation. But, if I can make a difference for those remaining, I will.

I love Mexico and the people here too much to continue propagating the negative stigma of lawlessness, while watching as my fellow Expats get taken advantage of by negligent landlords out of ignorance.

Know your rights, learn the laws, and have a nice and safe life here south of the border.

**Viva la Mexico!**

Much of the information here was given by Rafael Solorzano, Esq., a real estate attorney in Rosarito. Find him on Facebook, <https://www.facebook.com/Beretta-man7> ✍

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