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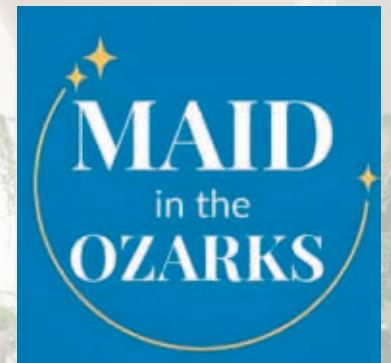
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The residents of Rivercut: We are always looking for residents to follow up on leads, find great stories and send us ideas. Let's celebrate the great things happening in our community! No contribution is too small. Please email tanner.hawkins@n2co.com with your pictures, suggestions, or requests.

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AREA DIRECTOR



Tanner Hawkins
(417) 414-0781
tanner.hawkins@strollmag.com

FAMILY PHOTOGRAPHER



Esther Ziegler
(417) 761-1388
hello@estherziegler.com

PET PHOTOGRAPHER



Hannah DeVries
(417) 619-6592
hannah@portraitnovella.com

PHOTOGRAPHER



Sherri Thompson
(417) 840-9162
urbanrebelpets@gmail.com

BUSINESS WRITER



Bella George
(417) 824-1469
bella@goodchoicewriting.com

STROLL RIVERCUT AMBASSADOR



Kayla Woerman
(417) 231-1719
kaylawoerman@kw.com

EVENT PLANNER



Donna Bieber
(417) 234-2372
donnieberrealtor@gmail.com

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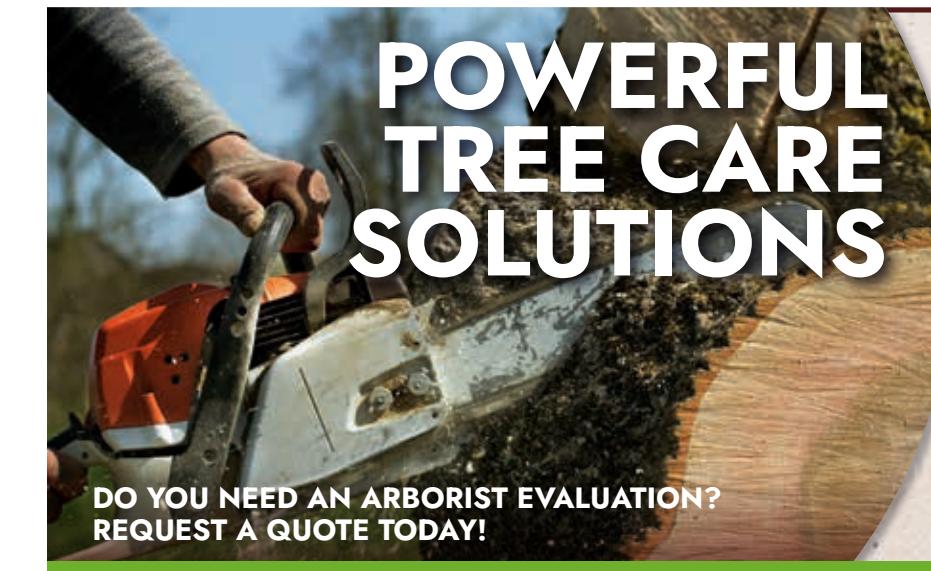
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BY TANNER HAWKINS

Since our first issue in January of 2024, *Stroll Rivercut* has grown in fantastic ways. What started at 28 pages has nearly doubled in size, and the issue you hold in your hands marks the two-year anniversary of a magazine created and written by residents just like you! What an incredible journey it's been, and how wonderful it's been to hear from you just how much *Stroll Rivercut* means to the community.

With the new year, we want to ask you - What do you want *Stroll Rivercut* to be in 2026? What kinds of stories would you like to see? What kinds of events would you like to do? We're already planning for a second annual Halloween Golf Cart parade and a Christmas parade, but what else would you like?



Tanner Hawkins

Editor & Publisher
(417) 414-0781

What makes *Stroll* great is the fact that it's only about what you want, and we value your feedback and input. We really want to hear from you! Send us a message about what you love about *Stroll* and what you'd like to see us implement in 2026! Share your thoughts to tanner.hawkins@strollmag.com. Here's to another incredible year!

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Want to get involved and make some friends in Rivercut? Check out what your neighbors are doing and give them a shout if you want to join!

RIVERCUT WEBSITE

Thanks to resident collaboration, Rivercut now has its own website which is currently being used to assist with the Rivercut Garage Sales! Just go to www.rivercutcommunity.com. Barbie Lake is looking to form a committee to help with the annual Spring/Fall sales, so if you are interested, reach out to her at rivercutcommunity@gmail.com.

BUNCO

Bunco is a simple game to learn that's lots of fun! A group of residents meets the second Tuesday of each month at the Riverhouse to play. 7:00-8:00pm is a social hour and they play Bunco from 8:00-9:00pm. Contact Virginia Jones at 417-848-2711 or vjones1023@gmail.com to learn more.

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PICKLEBALL

Women of Rivercut, come play Pickleball with us! We have all levels of skill and Robin can get you in touch with the right people. Contact Robin House on Facebook Messenger or at jack.robinhouse@gmail.com.

COMMUNITY CHAT

Get on the new Rivercut Neighbors community chat group on GroupMe. Just scan the QR code to get started!

Know of a community event that should be listed here for residents to see? Send us an email at tanner.hawkins@strollmag.com.

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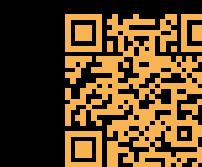
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Come experience the thrill that only a live Symphony can give! Now's your last chance to get tickets to see *The Clown* on January 17 with your Rivercut neighbors. Tickets are normally \$35, but Rivercut is being offered them at \$20. Simply scan the QR code to get your discounted tickets! Act fast, and we'll see you there!

The Clown starts at 7:30pm and is playing at the Juanita K. Hammons Hall for the Performing Arts. The address is 525 S. John Q. Hammons Parkway, Springfield, MO 65802.



ABOUT "THE CLOWN"

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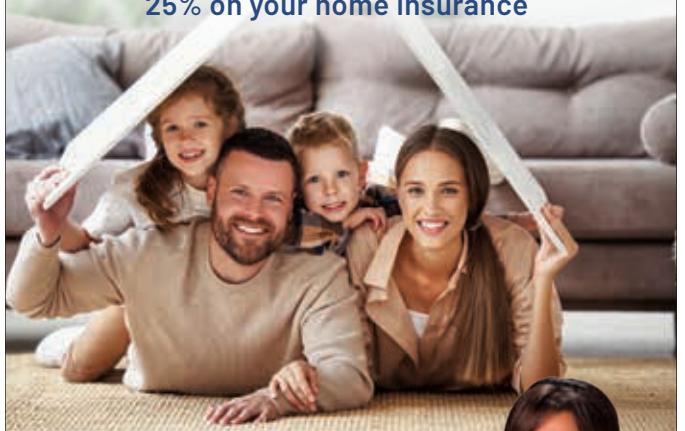


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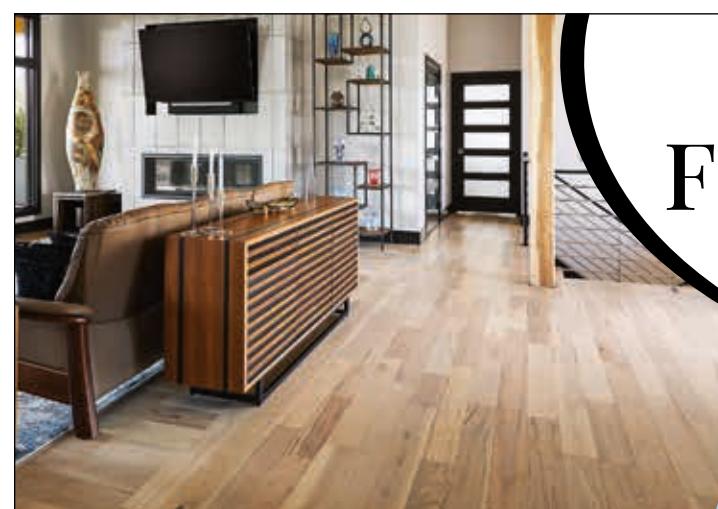
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WHEN A COMMUNITY CARES

BY MICHAEL & ERIN SUTTON,
PHOTOGRAPHY BY ESTHER ZIEGLER STUDIO



THE SUTTONS

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Introducing the Sutton family!

We're the Suttons - a family of four that loves Rivercut! Michael is the proud husband and father of the family, and he's also a business owner, coach, and St. Jude Fundraiser. Erin is the loving mother, and she volunteers at the school through PTA and the math buddies program. She also volunteers for St. Jude. We met while both selling real estate for Carol Jones Realtors.

We have two children: Maxwell and Graham. Maxwell is 14 years old and is a freshman at Kickapoo. He loves golf! His little brother Graham is 12 years old. He's in 6th grade and goes to Wilson's Creek. Our family loves to travel together and go on as many adventures as we can!

What brought you to Rivercut?

Erin grew up in Nixa and Michael grew up in Macon, MO. He came to Springfield for college and decided to stay here. We moved into the neighborhood in September of 2019 and have loved it ever since! Before that, we were just down the road in Stone Meadow. We needed more space, and when we viewed this house in Rivercut, we fell in love with the views and now call it our home. We really enjoy Rivercut - especially all of our neighbors.

What colleges did you attend and what do you do for a living?
Michael attended MSU and has a BS in finance and a minor in insurance. Erin attended MSSU in Joplin and has

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a BA in English literature. She went on to have a career in real estate before staying home to raise their kids.

We both sold real estate for a while, but Michael went on to sell mortgages and then into insurance. He now owns a commercial insurance brokerage called Roark and Sutton, LLC, which specializes in the commercial trucking industry. The Sutton's also have some rental property that they own and manage with a partner. Erin helps with the rental properties, but she spends most of her time volunteering at the schools and St. Jude Children's Hospital.

What do Maxwell and Graham like to do?

Maxwell spends as much time as possible on the golf course. During the summers, he is busy playing in golf tournaments, golfing with friends, or golfing with his dad and brother. Golf is non-stop! He is really looking forward to joining some of neighbors and his friends on the Kickapoo golf team in the spring.



Graham enjoys many different sports. In the summer, he is usually at the golf course, the pool, or fishing in our neighborhood pond. Sometimes he does all three in the same day! This school year, he joined the Wilson's Creek cross country team and will join the track team in the spring. He also likes to play basketball and then flag football with his dad as his coach.

Do you have any pets?

We currently do not have any pets but enjoy playing with our neighbor's dogs Bailey, Bella, and Beau. We are very busy and love to travel, so this works best for us right now. Although, we would eventually like to get another dog...or two! Maybe when we aren't so busy!

Can you share any challenges your family has faced?

Right after we moved to the neighborhood, our youngest son Graham was diagnosed with Non Hodgkin's

CONTINUED ▶



Lymphoma. So, we moved into Rivercut in September of 2019 and then moved to Memphis in December of 2019 for his treatment. We spent the next four months there, and we weren't even allowed to leave on the weekends due to his treatment plan.

Graham was cancer free and released to come home in April of 2020. When we came home, our friends and family had lined our neighborhood streets to welcome us back. We also got to meet many of our neighbors that day. Graham is a healthy kid today and we owe it all to St. Jude Children's Hospital.

What kinds of things do you like to do in Springfield?

Some of our favorite spots are Retro Metro, Casa Bella, and Avanzare. Michael also loves a coffee from Roots coffee bar! Erin enjoys walking around the neighborhood when the weather is nice, and Maxwell and Graham often ride their bikes or scooters around. Rivercut is a great place for scooters!

How do you like to get involved in the community?

As for neighborhood events, we are very busy with sports and activities so we don't do as many of those as we would like. Erin has participated in the ornament exchange at Christmas time and always has a great time with the neighborhood ladies... Some of them are very fun!

For the greater area, we started a golf tournament in Graham's honor to help raise awareness and money for St. Jude so they can continue their mission of saving children's lives. Our G-Strong golf tournament is held the first Monday of October



on the Rivercut Golf Course. This was our fifth year, and we surpassed \$500,000 raised in total. We are forever grateful to St. Jude and will continue to do what we can to show our gratitude.

What's your favorite part of living in the neighborhood?

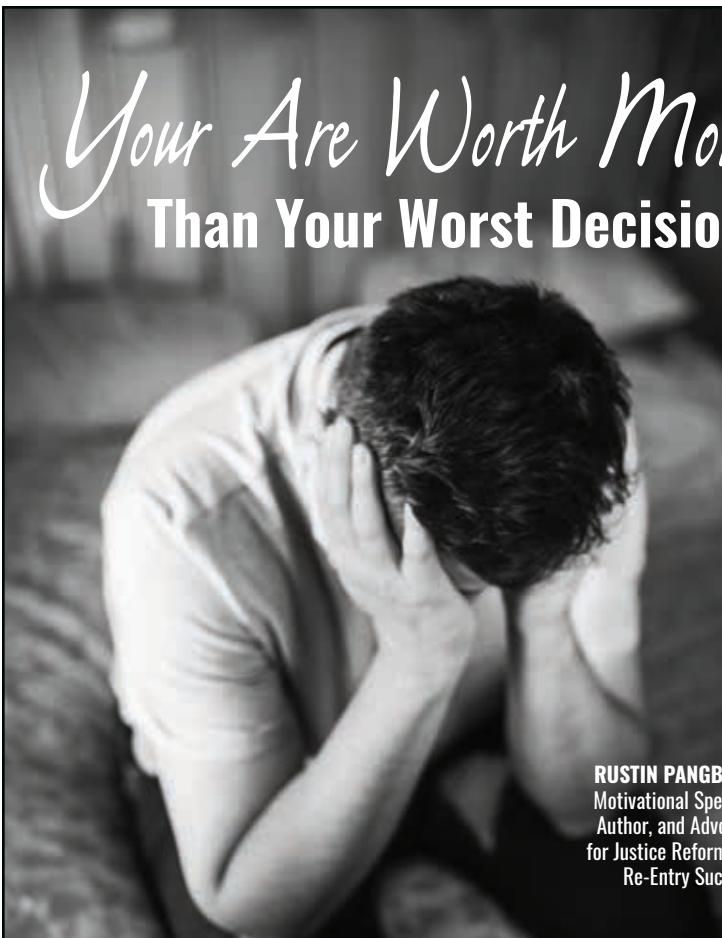
Our favorite family memory in the neighborhood was when we came home from St. Jude to see our friends, family, and neighbors welcoming us back. This was the first time that we met many of our neighbors, and want to thank everyone for welcoming us back like they did - we were really touched!

We also enjoyed COVID in the neighborhood because everyone was home and out walking. It was a great time to get to know people. Michael has never met a stranger and talked to everyone! We made friends with many of our neighbors during that time. Some have turned into lifetime friendships that we cherish. This is a special community, and we are grateful to call it our home!

Want to know your neighbors better? Here's a great way to introduce yourself to the community! To recommend a family, couple, neighbor, or new residents for an upcoming issue, simply email tanner.hawkins@strollmag.com.

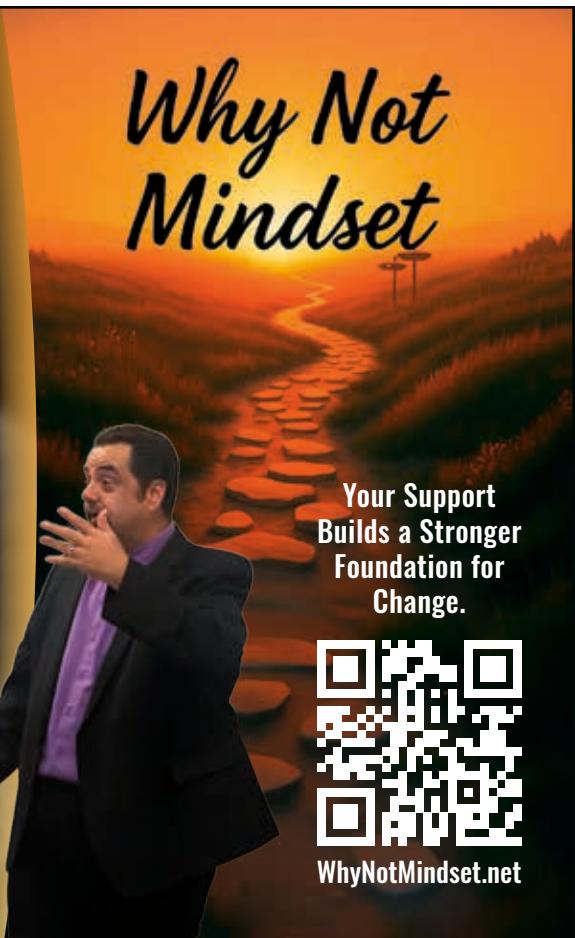


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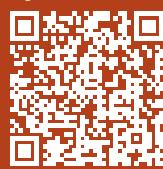
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GIDDY FOR GUINEA PIGS

12-year-old Hallie loves animals of all shapes and sizes, and her love was sparked by her very own guinea pigs - Peanut and Cozmo!

BY HALLIE SQUIBB



Meet the pet owner Hallie:

My name is Hallie Squibb. I'm 12 years old and in 7th grade at Cherokee. My dad's name is Steve, mom's name is Amie, and my sister's name is Leah. We have lived in Rivercut since July, and my favorite part about living here is watching the squirrels and golfers in the backyard. When I grow up, I want to be a veterinarian because I love animals. It seems super fun because I get to do my favorite thing all day long!

Tell us about your furry friends!

I have two guinea pigs. One is an American Guinea Pig and the other is an English Crested Guinea Pig. They are both males and about 3.5 years old. The tan one is named Peanut and the white one is Cozmo. They joined our family in August three years ago when my parents gave me guinea pigs for having teeth pulled. It made me a little less anxious about getting my teeth pulled!

I almost named Peanut "Teddy" when we got him, but I thought Peanut suited him more because he was kind of shaped like a peanut and looked like one. For Cozmo, I don't really know how I thought of his name. I just thought that would be a cute name and wanted it to be unique.

Can Guinea Pigs do tricks?

They actually can! Some tricks they can do are standing on their back feet and spinning in a circle. Teaching them tricks was actually super easy. I took their favorite treats (which are pea flakes), and I had them follow it with their noses in a circle. Once they completed a circle I gave it to them.



This is super easy because they love the treats and they're very food motivated.

How are Peanut and Cozmo unique?

Every time they hear chopping on a cutting board they get super excited thinking it's their daily salad. They start wheeking at the top of their lungs because they are so happy.

What's the cutest thing about them?

The cutest part about them is definitely their soft, fluffy noses. You can easily boop them

and when they sniff you, you can feel their little whiskers tickling you. It's so cute!

If they had superpowers, what would they be?

I think if Cozmo had a superpower it would be mind control, and Peanut's would be teleportation. My guinea pigs' favorite treats are pea flakes which are little dried peas. They love them so much and eat them everyday. Peanut would want to teleport to where we keep his pea flakes!

CONTINUED ▶

Tails are Wagging and Pets are Bragging!



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What have you learned from caring for Peanut and Cozmo?

I have learned so much from taking care of guinea pigs - like how much responsibility it actually is. I've also learned that they all have their own personalities and different preferences. For example, Cozmo is very picky and doesn't like a lot of treats, but Peanut will eat just about anything I put in front of his face. They are unique just like people are.



What kind of adventure would be suited to Peanut and Cozmo?

Guinea pigs usually stay inside, but if they could go somewhere I think they would enjoy the farmers market with all of the fresh fruits and veggies. That or a big garden with lots of veggies. They'd be in heaven!

What else would you like to share with your neighbors?

I've started a dog walking business because I love dogs and I want to earn some extra money to get my own dog. In our old neighborhood, I used to pet sit for my neighbors when they went out of town. Text or call my mom Amie at 417-353-8575 for more information.

Made for Medicine

Madhav's family was featured in the November 2025 issue, but Madhav's mission and goals are worthy of their own story! Madhav is on a mission to help as many people as he can.

BY MADHAV NAIR, PHOTOGRAPHY BY SHERRI THOMPSON PHOTOGRAPHY



What's your name, age and grade?

I'm Madhav Nair. I'm 15 years old and am currently a sophomore in high school at Greenwood Laboratory School. I have lived in Rivercut for about 12 years, and my favorite part about it is the immaculate view of the golf course and ponds. I always love to take up an opportunity to take a leisurely walk around the pond and play golf on the course. The rolling hills are truly breathtaking - especially during sunset hours.

Madhav and his mother Seema.



What's your current passion, and what inspired you to pursue it?

My current path is to become a doctor. I deeply enjoy learning about different bodily functions and how they shape the way we talk, act, and interact. My inspiration for this was my dad who is a cardiologist at Mercy Hospital. It was truly amazing to think that everyday, my father was saving countless lives. This therefore prompted my interest to spark.

What are you currently involved in that aligns with your passions?

As of now, the main things that I am a part of that align with my passions are Health Occupation Students of America (HOSA), the

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Medical Explorers programs at Mercy and Cox, volunteering at Mercy, and the Exercise Physiology Lab at Missouri State University. Each one of these has gradually helped shape my passion for medicine.

HOSA is a competitive club for medically oriented high school students. In HOSA, I competed in Medical Terminology last year and got the chance to compete at the International Leadership Conference in Nashville.

Mercy Medical Explorers is a program that allows high school students to shadow at hospitals. I shadow various specialties, nurses, and medical assistants. I also volunteer at Mercy. There, I volunteered at the gift shop, patient escort, and patient transport for endoscopy patients.

At the Exercise Physiology Lab at MSU, I occasionally help out and observe. The research done at this lab mainly



Madhav always tries to be a good role model for his sister Meera!



investigates different research questions about exercise physiology. Some research can include studies based around weight loss medication, assessing muscle quality (echo intensity), and so on. All of these different programs have helped me learn more about the medical field.

Who has inspired you along the way?

One specific role model that shaped my ambitions is my father. Since childhood, seeing my father go to the hospital early and come back late, I knew he was helping save a lot of people. And now, whenever I need help while studying (especially if it's about medicine), my father doesn't hesitate to help. I can easily recall numerous nights in which



we would stay up late and he would help me understand the most confusing of topics, even after a long day of work. His constant support helped inspire me to continue studying medicine, and his dedication is something I want to emulate.

How do you hope to make a positive impact on the world?

I hope to make a positive impact on the world by becoming a doctor. Doctors work extremely hard and save countless lives every single day, gradually making the world a better place. I hope that one day, I will be able to do that as well.

From a toddler taking their first dance class to a professional baseball player, athletes and students are inspiring and we want to share their stories! To recommend an Athlete of the Month, reach out to tanner.hawkins@strollmag.com.

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Local Insight, Local Support

Rivercut business owner Lynette Weatherford helps businesses navigate the challenges that come with having employees so they can focus on important, incoming generating tasks. If you own a business, you'll want to meet Lynette.

BY LYNETTE WEATHERFORD

Hey Rivercut! Many of you know me. I'm Lynette Weatherford, and my husband and I live on South Weatherwood Trail. On top of calling Rivercut our home, I'm also the owner of HR Advantage - a local Human Resource Service and consulting firm.

There are many successful business owners in our community, and I understand firsthand the dedication, energy, and heart it takes to run a successful business. Business owners already carry a full plate overseeing operations, maintaining customer satisfaction, and juggling day-to-day demands. When employees are part of the equation, an entirely new layer of responsibility and stress emerges: compliance, management oversight, documentation, and simply ensuring that the "people side" of the business is handled the right way. While employees are often essential to a thriving business, this addition to the business brings along some of the greatest headaches business owners face.

That's where professional HR support can make a real difference. Our firm partners with business owners and leadership teams to take the administrative and compliance burden off their shoulders, giving them back time and capacity to focus on growth, service excellence, and what matters most - their business!

HOW WE HELP LOCAL BUSINESSES THRIVE

My team and I offer practical, hands-on HR support customized to the needs of small and mid-sized organizations, including:

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- Employee relations support and coaching for leadership and managers
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- Termination guidance and risk-mitigation practices
- Safety, workers' compensation, and return-to-work guidance
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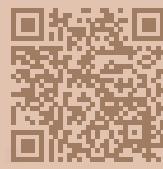
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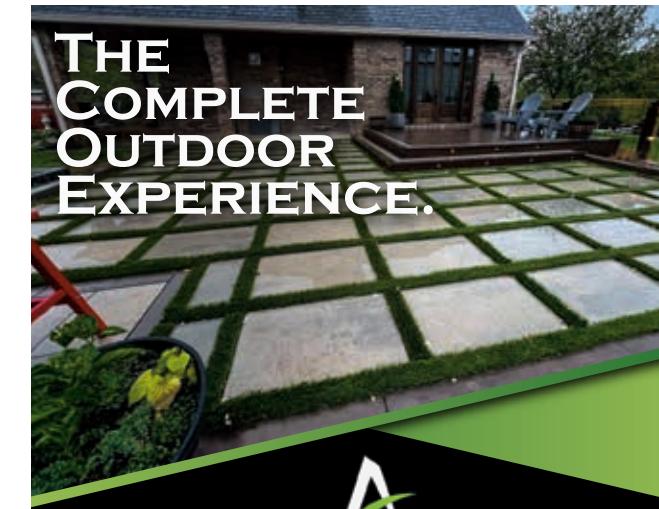
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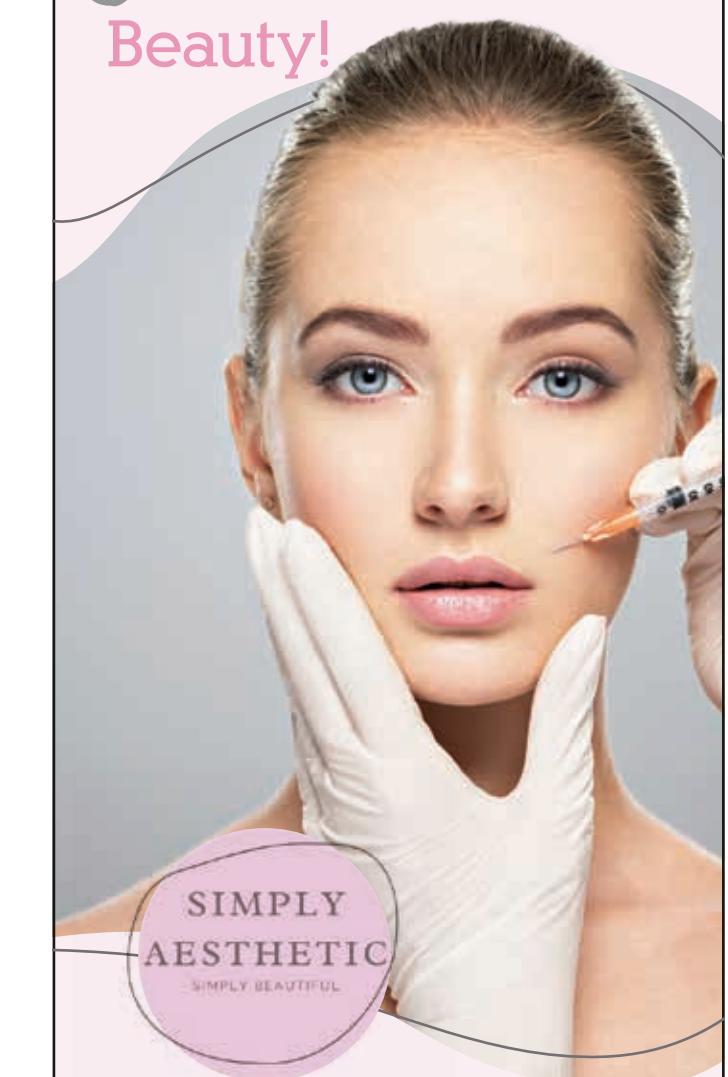
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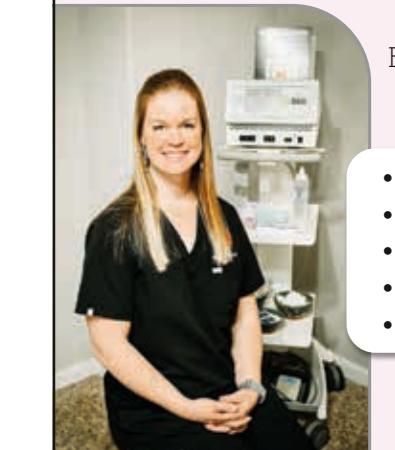
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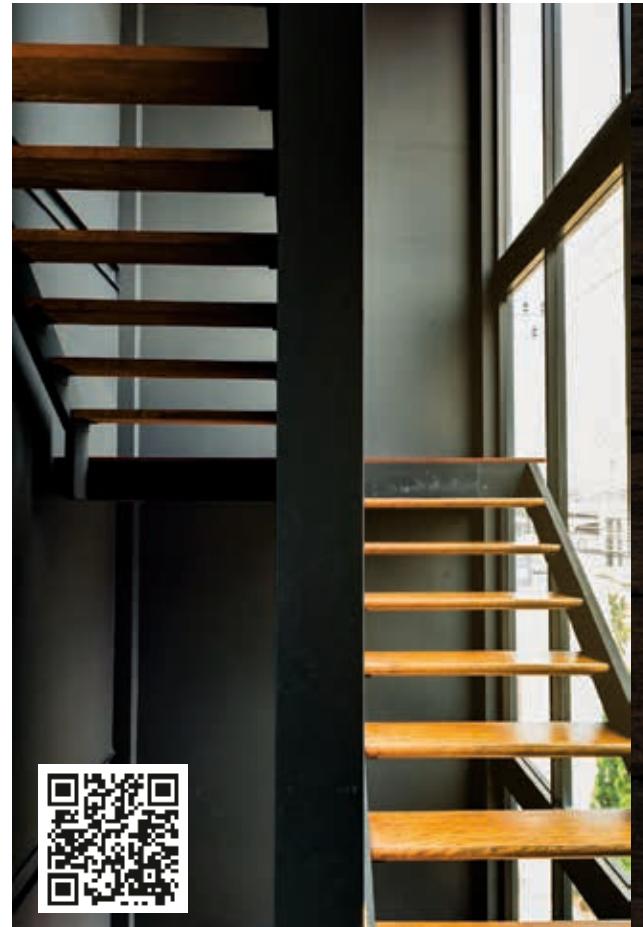
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INGREDIENTS

- 2 cups all-purpose flour
- 1 1/2 teaspoons baking soda
- 1/2 teaspoon salt
- 4 overripe bananas
- 1 cup sugar
- 3/4 cup (1-1/2 sticks) unsalted butter, melted and cooled
- 2 large eggs
- 1 teaspoon pure vanilla extract
- 1/2 cup pecans, finely chopped
- Confectioners' sugar

INSTRUCTIONS

1. Preheat oven to 350°F and lightly grease a 9x5-inch loaf pan.
2. In a large bowl, combine the flour, baking soda, and salt; set aside.
3. Mash 2 of the bananas with a fork in a small bowl so they still have a bit of texture.
4. With an electric mixer fitted with a wire whisk, whip the remaining bananas and sugar together for a good 3 minutes; you want a light and fluffy banana cream.
5. Add the melted butter, eggs, and vanilla; beat well and scrape down the sides of the bowl.
6. Mix in the dry ingredients just until incorporated; no need to overly blend.
7. Fold in the nuts and the mashed bananas with a rubber spatula.
8. Pour the batter into the prepared loaf pan. Give the pan a good rap on the counter to get any air bubbles out.
9. Bake for about 1 hour and 15 minutes, until golden brown and a toothpick inserted into the center of the loaf comes out clean. Don't get nervous if the banana bread develops a crack down the center of the loaf; that's no mistake, it's typical. Rotate the pan periodically to ensure even browning.
10. Cool the bread in the pan for 10 minutes or so, and then turn out onto a wire rack to cool completely before slicing.
11. Toast the slices of banana bread, dust with confectioners' sugar, and serve.



Have a recipe your neighbors would love to know about? Email us at tanner.hawkins@strollmag.com.

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The World Awaits You

Why Your Next Vacation Needs a Travel Architect!

BY BELLA GEORGE

Underneath the continuous day-in, day-out, hustle-and-bustle of life, we all have a shared dream.

When can we go on vacation? With so many options, how does one choose? What's your mood? A special celebration? Kid-friendly options? Decisions. Decisions. It can be daunting, and you don't have the time to research – what do you do?

Hire an Expert - Someone who believes in personally crafting your bucket-list trip.

Sophisticated Traveler

Imagine the moonlight reflected off the Danube River, casting a soft glow on the medieval architecture of a quiet European village. The air is crisp, the atmosphere is hushed, and the only sound is the gentle lap of water against the hull. For Belinda Pearson, this isn't just a postcard moment; it is a masterclass in *the art of travel*.

Belinda took this 7-day river cruise in November through the heart of Europe, cruising through Austria, Romania, Bulgaria, Serbia, Croatia, Hungary, and Germany. She enjoyed seeing the deep layers of the past and listening to the locals' family stories from communist rule. She savored educational shore trips during the day, cultural diversity enlightenment, and deeply relaxing evenings. For a seasoned travel agent and logistics expert like Belinda, it was also research.

"So, many people don't get out of Missouri. There's a whole world to see!", she says." Belinda's mission is a perfectly planned itinerary every time. She saves people money with direct connections, helps you navigate the complexities of travel, and enables you to experience the trip that speaks to your soul.

From Logistics to Luxury

Why is Belinda such an expert in the customized travel industry? **Her roots.**

A native of southern Missouri, she unknowingly started her career working for the Branson Tour Company in the traditional "brick and mortar". Belinda acquired her detail-orientedness by managing group itineraries and routing buses. However, her true logistical expertise was forged during a long tenure at Missouri State University.

Starting at MSU in 1994, Belinda worked in the Management Development Institute. Her days were consumed by high-stakes organization: workshops and conference setups, negotiating hotel contracts for hundreds, managing travel speakers, and overseeing catering - a skill requiring precision and foresight.



When her department at MSU closed, **Belinda opted for retirement and reinvention**. She took her travel foundation to create her entrepreneurship, bringing many of her loyal clients with her.

The Great Debate: Ocean vs. River Cruises

One of the most common questions Belinda fields is about the changing landscape of cruises. With her recent return from the Danube, she enjoys educating clients on the nuances between the two major styles.

Ocean Cruises: The Floating Resorts: These are what people picture when they think of cruises - a floating city built for 3,000 guests and fifteen stories high. It's ideal for travelers seeking a high-energy "resort" vibe. They have endless amenities: multiple dining venues, Broadway-style theaters, casinos, sprawling spas, and constant entertainment, and these are the centerpiece of your vacation. While they visit multiple ports, the experience is heavily weighted toward the onboard parties, pools, and a bustling atmosphere.

River Cruises: The Intimate Cultural Deep-Dive: Often overlooked, this intimate sailing adventure is created for 250 guests and three stories high. River ships dock directly in the heart of historic cities and charming towns, eliminating long commutes from port to city center. These allow you to enjoy city day tours and the relaxing atmosphere of nighttime travel. River cruises appeal to travelers who value enrichment and authenticity over nightlife and spectacle.

The Art of the "Blend"

Belinda's expertise extends far in custom travel. She prides herself on her ability to "blend" itineraries to suit diverse groups. It's not just booking the ticket. It's matching the right travel destination for you.

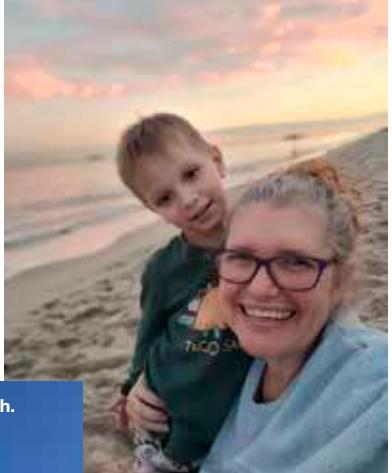
A prime example – Belinda recently curated a family trip to Scotland. The men were sports enthusiasts; the women loved history and scenery. Belinda didn't force them into a cookie-cutter package. Instead, she crafted a bespoke itinerary. She arranged for the men to explore the origins of golf at historic courses while the women enjoyed private castle tours.

By listening to her clients' desires, Belinda was able to arrange two extra days in England. She reunited the group for a magical train ride to London and a visit to Stonehenge, keeping the trip engaging for everyone.

CONTINUED ▶



Grandson Robbie and Belinda.



Belinda and her grandson Maciah.



"When our flight was canceled, Belinda didn't just get us home—she secured a refund for the inconvenience. She was there for us before and during the trip to ensure everything was perfect. I highly recommend Pearson Travel Planning!"

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Sharman Moser specializes in booking wedding and national parks vacations.



"We wouldn't consider using anyone else. We simply told Belinda what we wanted for our family trip to Mexico, and she handled the rest. The process was easy, smooth, and completely stress-free."

—ROY SIGMAN

Photo: Belinda

How did she customize and save this family money? By avoiding the middleman and booking directly with individual locations and vendors – a strategy saving her clients money compared to big-box booking sites. Furthermore – your safety is a priority from the moment you leave to the moment you return. Internet booking services may not offer this safety net.

A Family Affair

While Belinda is the face of her custom travel business, she is supported by a network of independent agents who operate like a family. Her team includes friends like Drew (Sports Travel) and Sharman (Weddings and National Parks), but the most personal connection is her daughter and business partner, Amanda (Special Needs and Accessibility).

Amanda's niche sprang from her youngest son with Down Syndrome. That reality shifted the entire family's perspective on what "accessible travel" truly means. Together, they are passionate about helping families with special needs see the world without fear. If you have a similar situation, ask Belinda about cruise line services such as "Autism on the Seas". This service allows caregivers to take a break and relax while ensuring their child is safe and enjoying the trip too.

It is this compassion — driven by her love for her own grandsons — that defines Belinda's agency. She even maintains a sweet tradition of taking each grandson on a solo trip to experience their first flight and beach vacation, fostering a love of exploration in the next generation.

Life in the Ozarks

When Belinda isn't chasing her personal goal of visiting every NFL stadium in America (she is halfway there!), she finds peace at home. She loves the "vibe" research involved in travel, like finding the best local eats near a stadium, but she is equally happy cooking in her own kitchen or clearing her mind at her lake cabin.

While out and about, you might find Belinda at the Mercy Gift Shop, supporting the Down Syndrome Association of the Ozarks, or playing a round of golf at Rivercut.



Amanda Bowden is Belinda's special needs booking agent, here pictured with her son Isaiah.

Your Next Chapter Awaits

Journey to Dubai – This insider package deal includes almost everything — luxury stays, immersive tours, and most meals, all at an exclusive rate of \$1,199. Belinda can help book your flight as well. Invite up to 10 others, and they can get this great offer.

“Don’t Be Afraid to Use a Travel Agent”

Need a getaway, either alone or with the family? Stop dreaming and start planning with Belinda! They handle the details up to two years in advance – often beating online prices! She brings the precision of a travel architect, the heart of a grandmother, and the expertise of a world traveler to every itinerary she touches.



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REAL ESTATE RESOURCE

This is your neighborhood Real Estate Resource page. This information can be useful when trying to compare property values or for just keeping a pulse on the real estate market in our area. For questions regarding the properties listed, or about real estate in general, consult a real estate professional.

The information contained herein has been obtained through sources deemed reliable by The N2 Company, but cannot be guaranteed for its accuracy. Any information of special interest should be obtained through independent verification.

Address	Neighborhood	Sale Price	Sold Date	DOM	Beds	Baths	SqFt	Parking
3133 W Fieldstone Way	Rivercut	\$449,900	11/12/25	9	3	2	2,353	3
6046 S Parkhaven Lane	Rivercut	\$665,000	09/15/25	73	3	4	4,600	3
6421 S Valley Brook Ct	Rivercut	\$835,000	08/19/25	8	4	4	4,569	3
3214 W Shimmerstone Ct	Rivercut	\$472,000	07/17/25	6	4	3	2,645	3
3242 W Windward Pass	Rivercut	\$719,900	07/16/25	12	6	5	4,709	3
6398 S Riverbend Road	Rivercut	\$789,900	06/16/25	2	4	3	4,366	3
6313 S Weatherwood Trail	Rivercut	\$749,900	06/11/25	13	5	3.5	4,420	3
6232 S Riverbend Road	Rivercut	\$875,000	06/05/25	24	5	5	5,448	3
3121 W Buckshot Lane	Rivercut	\$389,900	06/05/25	2	3	2	2,083	2
3219 W Rivulet Pass	Rivercut	\$649,000	06/02/25	2	5	3.5	3,580	3
6244 S Weatherwood Trail	Rivercut	\$469,900	04/11/25	188	3	2.5	3,166	3
5958 S Northern Ridge Road	Rivercut	\$499,900	04/09/25	27	4	3	2,666	3
3279 W Ridge Run Street	Rivercut	\$569,900	03/26/25	1	4	3	3,214	3
6211 S Riverbend Road	Rivercut	\$750,000	03/24/25	4	5	3	5,235	3
3198 W Bluffview Street	Rivercut	\$820,000	03/14/25	56	5	3	4,562	3
6172 S Riverbend Road	Rivercut	\$495,000	12/03/24	65	5	3	3,338	3
6041 S Brightwater Trail	Rivercut	\$589,000	11/26/24	2	4	3	4,093	3
3200 W Rivulet Pass	Rivercut	\$585,000	11/04/24	1	4	4	3,085	3
6232 S Riverbend Road	Rivercut	\$750,000	10/07/24	74	5	4	5,448	3
5945 S Brightwater Trail	Rivercut	\$579,900	09/06/24	2	4	3	3,800	3

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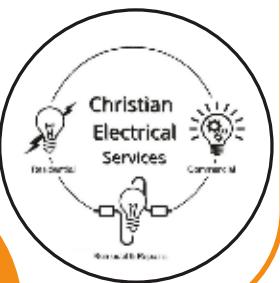
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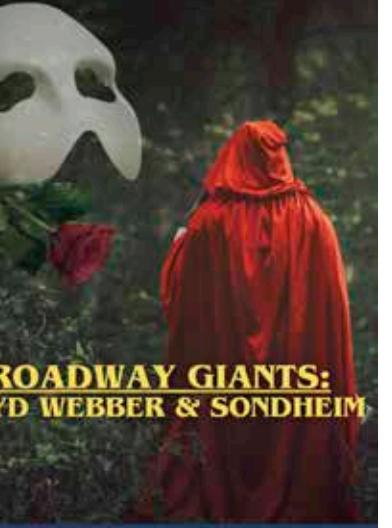
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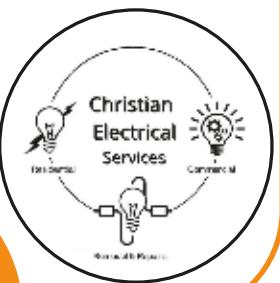
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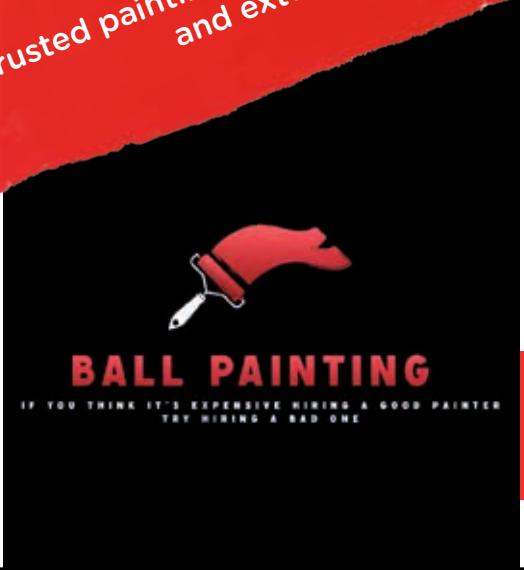


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