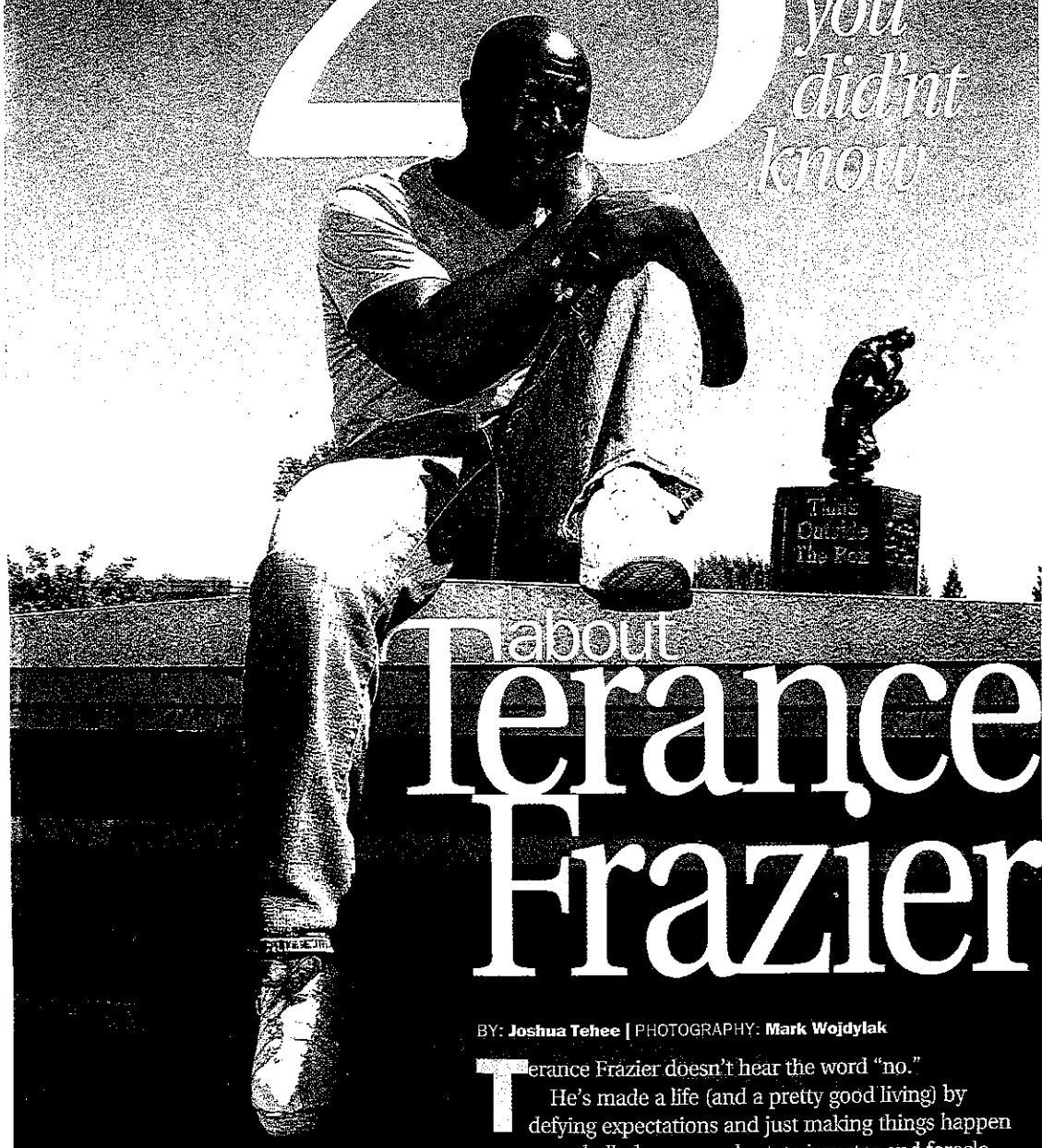


25 things you didn't know



About Terance Frazier

BY: Joshua Tehee | PHOTOGRAPHY: Mark Wojdylak

Terance Frazier doesn't hear the word "no." He's made a life (and a pretty good living) by defying expectations and just making things happen — as a pro ball player, a real estate investor and foreclosure expert, as a civic leader and coach. "Whenever people say this or that can't happen, that's usually when I get the phone call," he says. "I'm the cleaner."

A hot property

1 Though playing baseball (for the Oakland A's specifically) was always his dream, Frazier started in real estate at the age of 13. He worked for a family business in Oakland, often going down to the courthouse to do research on foreclosed homes.

2 His own business started at a foreclosure auction, where he bought a house, sight-unseen, for \$150. It ended up being partially burned and needed \$15,000 in repairs — money he didn't have.

3 He's known for working with properties no other developers will touch — like the home of serial killer Marcus Wesson, which he helped the city buy and demolish.

4 He and his team also transformed a 1950s foreclosed apartment complex, near Belmont Avenue and Fulton Street into Fultonia, a 39-unit apartment and retail complex.

5 For his work, July 1, 2005, was officially named "Frazier Realty and Investments Day" by then Fresno Mayor Alan Autry.

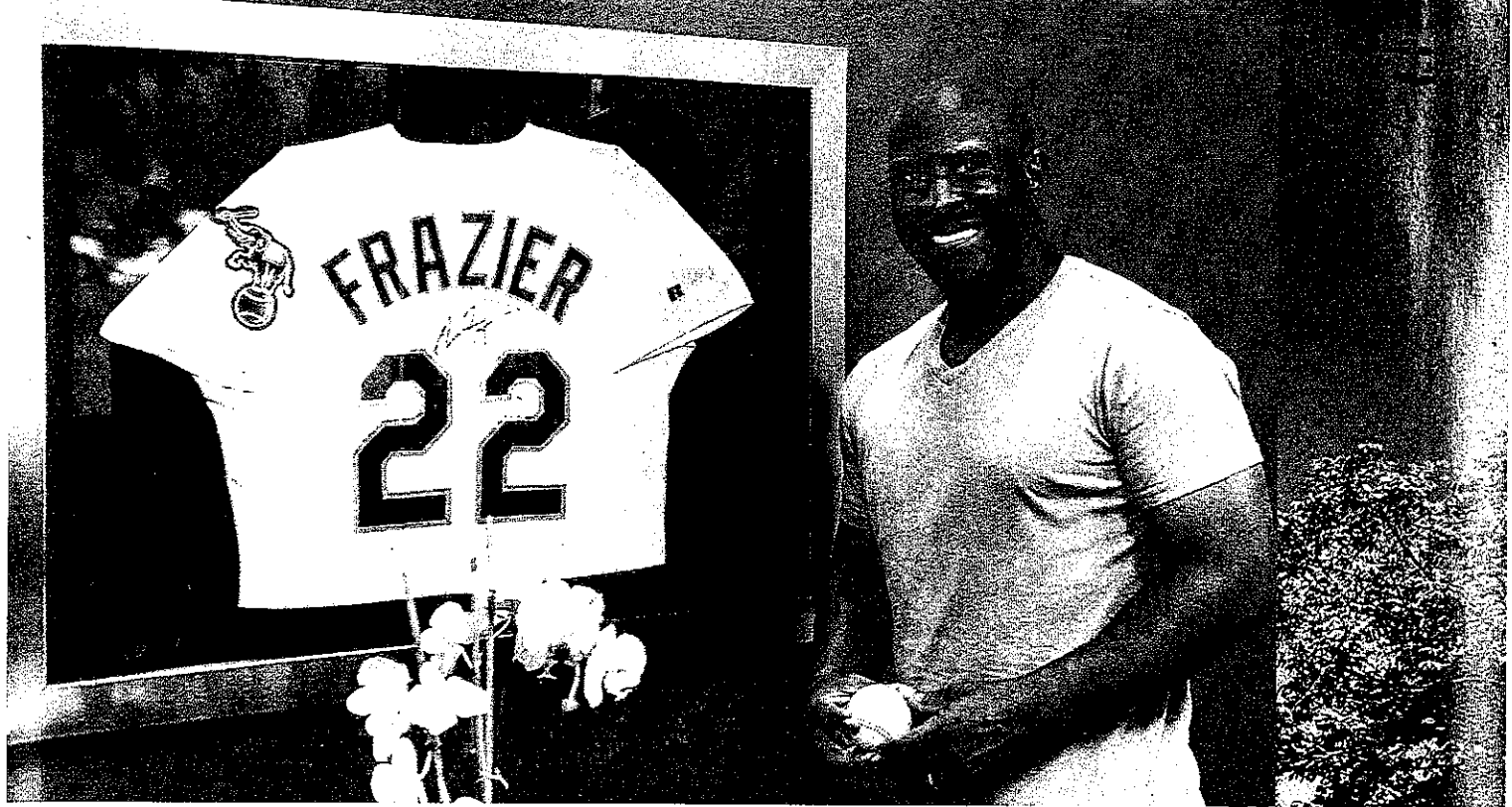
Playing ball

6 Frazier came to Fresno in 1992 to play baseball at Fresno State, where he played for three years — but not consecutively. He lost his scholarship and transferred to the University of New Mexico, then returned a year later.

7 He hit .338 his senior year at Fresno State and was signed by the Oakland A's to play in the minors.

8 He was one of the most animated hitters in pro ball and was known to talk to himself (quite visibly) while at bat.

9 He played exactly one regular season game in the majors — as a replacement player during the MLB strike in 1995.



That spring he was the league's leading hitter.

He also led the team in stolen bases and outfield assists. Teammates rubbed his shoulders for luck, asked for lottery numbers and adopted his pregame ritual — peanut butter and jelly sandwiches.

His gig with the A's was terminated on April Fool's Day.

His pay for his stint in the majors: somewhere between \$5,000 and \$10,000.

His next job was playing for the St. Paul Saints, an independent team in Minnesota. He got a direct offer from the team's owner — actor/comedian Bill Murray. He was traded at the end of the year.

After the game

After his pro-ball career, Frazier couldn't get hired at McDonald's — literally. He did work as a stay-at-home dad.

He fell back on his criminal justice degree and interned as an investigator with the Federal Defender's office.

He gave up on baseball. For years, he wouldn't even watch it on TV. When he returned to the game, it was for the kids. He was asked to step in for a team without a coach.

Of the 15 players on that team, 14 of them got drafted or went on to play college ball.

Frazier has a list on his phone of every kid he's helped who's been drafted or went on to play college ball. There are more than 30. He recently added two more — Jose Baraza and Isaiah Yates.

His Central Cal Baseball Academy — a nonprofit traveling team he founded and funded in the early 2000s — began with just six players. Each found a friend so they would have enough players. There are now teams in nine divisions.

The academy is a melting pot, with players from all economic and social backgrounds. To keep everyone equal, Frazier kept the uniforms the same from year to year. He used to make the kids paint their shoes black each

season, so no one could tell whose were new.

At home

Frazier understands poverty and struggle. At 15, he was homeless. He drifted between friends' homes (though sometimes found himself on the streets) for two years before being taken in by the parents of a teammate.

In turn, he's made his home open to those in need, often taking in family and friends. He's been known to give gifts to random families and spends time with his own family serving meals at the Fresno Rescue Mission.

Though he managed to stay away from drugs and never drank or smoked growing up — a rarity in his neighborhood, he says — Frazier has become a connoisseur of fine wine.

Though he has more than a few televisions in his house (he won't say how many) he doesn't watch them. He's too busy. When he did watch TV as a kid, his favorite show was "Alf."