

INCOME AND EXPENSES FROM REAL ESTATE RENTAL PROPERTY

Client's Name: _____

Tax Year: 20_____

Type and location of each rental property

- A. _____
B. _____
C. _____

For each rental property listed, did you or your family use it for personal purposes for more than the greater of 14 days or 10% of the total days rented at fair rental value during the tax year?

If yes, please circle A, B, and or C

RENTAL INCOME	PROPERTY A	PROPERTY B	PROPERTY C
Rental income for year	\$	\$	\$

RENTAL EXPENSES	PROPERTY A	PROPERTY B	PROPERTY C
Mortgage Interest, 1st loan			
Mortgage Interest, other loans			
Real Estate taxes			
Insurance, Fire, and Hazard			
Repairs, Miscellaneous			
Advertising			
Association Dues			
Auto travel (miles driven)			
Cleaning and Maintenance			
Electrical Repair			
FHA or other mortgage insurance			
Gardening			
Legal and Professional Fees			
Licenses and Permits			
Management Fees and Wages			
Painting and Decorating			
Plumbing Repair			
Roof Repair			
Supplies			
Telephone			
Utilities/Water/Garbage			
Liability Insurance			
Other			
Other			
Other			
PERCENTAGE OF OWNERSHIP IF NOT 100%			

THE IRS/FTB requires that the taxpayers(s) be advised that it is their individual responsibility to keep or maintain actual receipts and completed personal checks used for the acquisition of any item or services expensed on their individual income tax return. While Associated Income Tax Services of Visalia, Inc. does not require to view these receipts/invoices/checks, it will be necessary to produce these receipts if audited or questioned by the IRS/FTB to prove the expenses.

Signature: _____

Date: _____

Associated Income Tax Services of Visalia, Inc.

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