

# Rental Income & Expenses

IFN Business & Tax Services, LLC

<b>Last Name:</b>	<b>First Name:</b>	<b>Tax Year:</b>
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Did you pay any individual \$600 or more for contract labor? Y  N  If yes, did you file a Form 1099-MISC? Y  N

Property	Street	City	State	Zip code
A. Address of Property A				
B. Address of Property B				
C. Address of Property C				
D. Address of Property D				

Property Type	Property A	Property B	Property C	Property D
Single Family(S), Duplex(D), Multi-family(M), or Commercial(C) →				

<b>1</b>	Complete this item for new rental or first time filer & provide closing documents			
	a	Date made available to rent		
	b	Date purchased		
	c	Total cost of purchase		
	d	First time filers only: Provide previous year's tax return with rental info		

Was property used for personal purposes for more than the greater of 14 days or 10% of the total days rented? →	<b>Days used</b>	<b>Days used</b>	<b>Days used</b>	<b>Days used</b>

	Description	<b>Amount</b>	<b>Amount</b>	<b>Amount</b>	<b>Amount</b>
2	Rent payment received (1099-MISC Y <input type="checkbox"/> N <input type="checkbox"/> )				
3	Advertising Expenses				
4	Auto Mileage ( <b>enter actual mileage</b> )				
5	Travel expenses (car rental, lodging, transportation)				
6	Meals & Entertainment				
7	Cleaning & maintenance				
8	Commissions				
9	Insurance				
10	Legal & professional fees				
11	Management fees				
12	Mortgage interest paid				
13	Other interest paid				
14	Repairs ( major repairs, roof, appliance, etc see #20)				
15	Supplies				
16	Taxes				
17	Utilities				
18	Other				
19	Other				

**20 Equipment & improvements or sold equipment**  
 Treat the cost of improvements made to real property as the purchase of a new asset.

Description	Date purchased	Cost/ Basis	Date Sold	Selling Price