

CPA Tax Advisors Real Estate Rental Deduction Finder

Complete a separate set of questions for each property you own.

If CPA Tax Advisors did not prepare your tax return last year, please provide us with a copy of the HUD closing statement and depreciation schedule or form 4562 for each year that the property has been used as rental .

Type (Duplex, Condo, etc.)	Address
#1.	
#2.	
#3.	
#4	

	Property #1	Property #2	Property #3	Property #4
Date Purchased				
Date Placed into service as rental				
Purchase Price (including land)				
Land Value when purchased				
Number of days rented during the year				
Number of days you personally used the property				
Number of days property was used by relatives				
Number of days spent on maintenance and repairs				
Do you actively manage this rental?				
Current Year Revenues				
Rent Received				
Current Year Expenses				
Advertising				
Auto (Miles)				
Travel				
Cleaning & Maintenance				
Commissions				
Insurance				
Legal/Professional Fees				
Management Fees				
Mortgage Interest				
Other Interest				
Mortgage Insurance/PMI				
Repairs -if over \$500, list separately				
Supplies				
Property Taxes				
Utilities				
Bank Fees				
HOA Fees				
Janitorial				
Lawncare				
Lot Rent				
Wages				

If you collected interest on a loan during this tax year, provide the following information about the payer.

Name: _____

Address: _____

Social Security number: _____ Amount collected: Interest \$ _____ Principal \$ _____