

Bank Owned - REO

1463 Leland Dr

Decatur GA 30037

## Income Tax Analysis



Jeffrey Sandford  
404-555-1212

	Month 1	Month 2	Month 3	Month 4	Month 5	Month 6
<b>Projected Sales Price</b>	<b>\$ 299,000</b>	<b>\$ 299,000</b>	<b>\$ 299,000</b>	<b>\$ 299,000</b>	<b>\$ 299,000</b>	<b>\$ 299,000</b>
Estimated Selling Expenses	(20,930)	(20,930)	(20,930)	(20,930)	(20,930)	(20,930)
Cumulative Improvements Made	(8,095)	(11,195)	(11,595)	(11,595)	(11,595)	(11,595)
Interest Expense	(2,023)	(3,984)	(5,911)	(7,832)	(9,754)	(11,676)
Other Holding Expenses Less Rents <i>(if Any)</i>	803	1,606	2,409	3,212	4,015	4,818
Original Cost of Property	(205,000)	(205,000)	(205,000)	(205,000)	(205,000)	(205,000)
<b>Taxable Gain (Loss) on Property Sale</b>	<b>\$ 63,755</b>	<b>\$ 59,497</b>	<b>\$ 57,973</b>	<b>\$ 56,855</b>	<b>\$ 55,736</b>	<b>\$ 54,617</b>
Combined Federal & State Tax Rate	34.00%	34.00%	34.00%	34.00%	34.00%	34.00%
<b>Tax (Expense) Benefit from Sale</b>	<b>(21,677)</b>	<b>(20,229)</b>	<b>(19,711)</b>	<b>(19,331)</b>	<b>(18,950)</b>	<b>(18,570)</b>