

Real Estate Taxation ©

Objective: Many parties buy, operate, lease, and sell real estate without taking into consideration the tax consequences. This course will provide an overview of many tax issues that arise in the ownership, operation, leasing, and disposition of real estate. It will address both commercial and residential real estate tax issues, and also note many pitfalls that should be avoided.

What you will learn:

- How mortgage foreclosures are taxed
- The tax consequences of debt restructurings
- What should be included in the tax basis of property that is acquired
- How various acquisition expenses should be treated
- When the use of tax losses will be restricted by the passive loss rules
- How the sale of commercial real estate should be treated
- The treatment of installment sales and renegotiated deals
- How to defer the recognition of gain through a like-kind exchange
- When the gain from the sale of a principal residence can be excluded
- The tax treatment of renting your principal residence
- How involuntary conversions should be handled
- How family limited partnerships, funded with real estate, should be structured
- Pitfalls to avoid

CPE: 4 or 8 hours

Level: Basic

Category: Taxation

Prerequisites: None

Instructor: Dennis Gerschick