

**U.S. Income Tax Return
 for Homeowners Associations**

2017

▶ Go to www.irs.gov/Form1120H for instructions and the latest information.

For calendar year 2017 or tax year beginning _____, 2017, and ending _____, 20____

TYPE OR PRINT	Name EAGLES LANDING CONDOMINIUM ASSOCIATION	Employer identification number
	Number, street, and room or suite no. If a P.O. box, see instructions. PO BOX 206	Date association formed 05-13-1983
	City or town, state or province, country, and ZIP or foreign postal code ESTES PARK CO 80517	

Check if:	(1) Final return	(2) Name change	(3) Address change	(4) Amended return
A Check type of homeowners association:	Condominium management association	Residential real estate association	Timeshare association	

B Total exempt function income. Must meet 60% gross income test. See instructions	B	202,604#1
C Total expenditures made for purposes described in 90% expenditure test. See instructions	C	157,765#2
D Association's total expenditures for the tax year. See instructions	D	157,765#3
E Tax-exempt interest received or accrued during the tax year	E	

Gross Income (excluding exempt function income)

1 Dividends	1	
2 Taxable interest	2	
3 Gross rents	3	
4 Gross royalties	4	
5 Capital gain net income (attach Schedule D (Form 1120))	5	
6 Net gain or (loss) from Form 4797, Part II, line 17 (attach Form 4797)	6	
7 Other income (excluding exempt function income) (attach statement)	7	
8 Gross income (excluding exempt function income). Add lines 1 through 7	8	

Deductions (directly connected to the production of gross income, excluding exempt function income)

9 Salaries and wages	9	
10 Repairs and maintenance	10	
11 Rents	11	
12 Taxes and licenses	12	
13 Interest	13	
14 Depreciation (attach Form 4562)	14	
15 Other deductions (attach statement)	15	
16 Total deductions. Add lines 9 through 15	16	
17 Taxable income before specific deduction of \$100. Subtract line 16 from line 8	17	
18 Specific deduction of \$100	18	\$100

Tax and Payments

19 Taxable income. Subtract line 18 from line 17	19	-100
20 Enter 30% (0.30) of line 19. (Timeshare associations, enter 32% (0.32) of line 19.)	20	0
21 Tax credits (see instructions)	21	
22 Total tax. Subtract line 21 from line 20. See instructions for recapture of certain credits	22	
23 a 2016 overpayment credited to 2017	23a	
b 2017 estimated tax payments	23b	
c Total ▶	23c	
d Tax deposited with Form 7004	23d	
e Credit for tax paid on undistributed capital gains (attach Form 2439)	23e	
f Credit for federal tax paid on fuels (attach Form 4136)	23f	
g Add lines 23c through 23f	23g	
24 Amount owed. Subtract line 23g from line 22. See instructions	24	
25 Overpayment. Subtract line 22 from line 23g	25	
26 Enter amount of line 25 you want: Credited to 2018 estimated tax ▶	26	
	26	Refunded ▶

Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.

Sign Here

Signature of officer	Date	Title	
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May the IRS discuss this return with the preparer shown below? See instrs.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
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Paid Preparer Use Only	Print/Type preparer's name DANA SCHMIDT	Preparer's signature 	Date	Check <input type="checkbox"/> if self-employed	PTIN 	
	Firm's name ▶ H AND R BLOCK	Firm's EIN ▶				
	Firm's address ▶ 1140 MANFORD AVE BLDG B	Phone no. 9705866106				

2017 DETAIL STATEMENTS

EAGLES LANDING CONDOMINIUM ASS

STATEMENT #1 - TOTAL EXEMPT FUNCTION INCOME (FORM 1120-H LINE B)

ASSOCIATION DUES, & ASSESSMENTS.....	202,604	
TOTAL CARRIED TO FORM 1120-H LINE B.....		202,604

STATEMENT #2 - EXPEND PURPOSES IN 90% TEST (FORM 1120-H LINE C)

BOOKKEEPING.....	5,735
INSURANCE.....	8,528
LEGAL & PROFESSIONAL.....	3,172
PROPERTY MANAGER.....	16,068
TRASH SERVICE.....	7,744
OFFICE SUPPLIES.....	476
UTILITIES EXPENSE.....	32,997
UNCLASSIFIED EXPENSES	
WEB SITE EXPENSE.....	165
SNOW REMOVAL.....	8,068
BANK FEES.....	492
FLOOD EXPENSES.....	675
LANDSCAPING.....	6,490
MAINTENANCE SUPPLIES.....	1,226
CAP IMPROVEMENT EXPENSES.....	65,929

TOTAL CARRIED TO FORM 1120-H LINE C.....	157,765
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STATEMENT #3 - ASSOC TOTAL EXPEND FOR TAX YR (FORM 1120-H LINE D)

TOTAL EXPENDITURES FOR TAX YEAR

TOTAL CARRIED TO FORM 1120-H LINE D

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DR 0112 (10/13/17)
 COLORADO DEPARTMENT OF REVENUE
 Colorado.gov/Tax
(0023)

2017 Colorado C Corporation Income Tax Return

Do not submit federal return, forms or schedules when filing this return.

Fiscal Year Beginning (MM/DD/17)		Year Ending (MM/DD/YY)	
		2017	
Name of Corporation		Colorado Account Number	
EAGLES LANDING CONDOMINIUM ASSOCIATION			
Address		FEIN	
PO BOX 206			
City		State	ZIP
ESTES PARK		CO	80517
Final Return <input type="checkbox"/>		If you are submitting a statement disclosing a listed or reported transaction, mark this box <input type="checkbox"/>	

A. Apportionment of Income. This return is being filed for:

- (42) A corporation not apportioning income;
- (43) A corporation engaged in interstate business apportioning income using single-factor apportionment (DR 0112SF required);
- (44) A corporation engaged in interstate business apportioning income using special regulation (DR 0112SF required);
- (45) A corporation electing to pay a tax on its gross Colorado sales;
- (46) A corporation claiming an exemption under P.L. 86-272;
- (47) Other appointment method, must be pre-approved by the department (fill in below)

B. Separate/Consolidate/Combined Filing. This return is being filed for:

- 17 CO1121 BWF 1120 Form Software Copyright 1996 - 2018 HRB Tax Group, Inc.
- A single corporation filing a separate return;
- An affiliated group of corporations required to file a combined return (Schedule C required);
- An affiliated group of corporations electing to file a consolidated report. **Warning:** such election is binding for four years. If your election was made in a prior year, enter the year of election in line below. (Schedule C required);
- An affiliated group of corporations required to file a combined return that includes another affiliated, consolidated group (Schedule C required)

Enter the year of election (YYYY)

Federal Taxable Income		Round to nearest dollar	
1. Federal taxable income from Federal form 1120 or 990-T	1	-100	00
2. Federal taxable income of companies not included in this return	2		00
3. Net federal taxable income, subtract line 2 from line 1	3	-100	00
Additions			
4. Federal net operating loss deduction	4		00
5. Colorado income tax deduction	5		00
6. Other additions, submit explanation	6		00
7. Sum of lines 3 through 6	7	-100	00



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Name		Account Number
EAGLES LANDING CONDOMINIUM ASSOCIATION		
Subtractions		
8. Exempt federal interest	● 8	00
9. Excludable foreign source income	● 9	00
10. Colorado source capital gain (assets acquired on or after 5/9/94, held five years)	● 10	00
11. Colorado Marijuana Business Deduction	● 11	00
12. Agricultural asset lease deduction. Enter CADA certificate number and submit a copy of your certificate with your return	● 12	00
● CADA Certificate Number		
13. Other subtractions, submit explanation	● 13	00
14. Sum of lines 8 through 13	14	0 00
Taxable Income		
15. Modified federal taxable income, subtract line 14 from line 7	15	-100 00
16. Colorado taxable income before net operating loss deduction	● 16	-100 00
17. Colorado net operating loss deduction	● 17	00
18. Colorado taxable income, subtract line 17 from line 16	18	-100 00
17 CO1122 BWF 1120 Form Software Copyright 1996 - 2018 HRB Tax Group, Inc.		
19. Tax, 4.63% of the amount on line 18	● 19	00
Credits		
20. Sum of nonrefundable credits from line 26, form DR-0112CR (the sum of lines 20 and 21 cannot exceed tax on line 19). You must submit the DR 0112CR with your return.	● 20	00
21. Non-refundable Enterprise Zone credits used - as calculated, or from the DR 1366 line 87 (the sum of lines 20 and 21 cannot exceed tax on line 19). You must submit the DR 1366 with your return.	● 21	00
22. Net tax, sum of lines 20 and 21. Subtract that sum from line 19.	22	00
23. Recapture of prior year credits	● 23	00
24. Sum of lines 22 and 23	24	00
25. Estimated tax and extension payments and credits	● 25	00
26. W-2G Withholding from lottery winnings, you must submit the W-2G(s) with your return.	● 26	0 00
27. Gross Conservation Easement Credit from the DR 1305G line 33, you must submit the DR 1305G with your return.	● 27	00
28. Innovative Motor Vehicle Credit from form DR 0617, you must submit the DR 0617(s) with your return.	● 28	00
29. Business Personal Property Credit: Use the worksheet in the 112 book instructions to calculate, you must submit copy of assessor's statement with your return.	● 29	00



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Name			Account Number	
EAGLES LANDING CONDOMINIUM ASSOCIATION				

30. Renewable Energy Tax Credit from form DR 1366 line 88, you must submit the DR 1366 with your return.	● 30	00
31. Sum of lines 25 through 30	31	00
32. Net tax due. Subtract line 31 from line 24	32	00
33. Penalty	● 33	00
34. Interest	● 34	00
35. Estimated tax penalty due	● 35	00
36. Total due. Enter the sum of lines 32 through 35	● 36	00
37. Overpayment, subtract line 24 from line 31	37	00
38. Amount from line 37 to carry forward for future year estimated tax	● 38	0 00
39. Amount from line 37 to be refunded	● 39	0 00

Direct Deposit

Routing Number

Type:

Checking

Savings

Account Number

The State may convert your check to a one-time electronic banking transaction. Your bank account may be debited as early as the same day received by the State. If converted, your check will not be returned. If your check is rejected due to insufficient or uncollected funds, the Department of Revenue may collect the payment directly from your bank account electronically.

Pay electronically at Colorado.gov/RevenueOnline or

Mail and Make Checks Payable to: Colorado Department of Revenue

Denver, CO 80261-0006

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Name						Account Number	
EAGLES LANDING CONDOMINIUM ASSOCIATION							
C. The corporation's books are in care of:							
Last Name		First Name		Middle Initial	Phone Number		
Address				City	State	Zip	
D. Business code number per federal return (NAICS)				E. Year corporation began doing business in Colorado			
●				● 1983			
F. May the Colorado Department of Revenue discuss this return with the paid preparer show below (see instructions)						● <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
G. Kind of business in detail CONDOMINIUM ASSOCIATION							
H. Has the Internal Revenue Service made any adjustments in the corporation's income or tax or have you filed amended federal income tax returns at any time during the last four years?						● <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If yes, for which year(s)? (YYYY)							
Did you file amended Colorado returns to reflect such changes or submit copies of the Federal Agent's reports?						<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Last Name of person or firm preparing return		First Name		Middle Initial			
SCHMIDT		DANA					
Address of person or firm preparing return					Phone Number		
1140 MANFORD AVE BLDG B					970-586-6106		
City					State	Zip	
ESTES PARK					CO	80517	
Under penalties of perjury in the second degree, I declare that I have examined this return and to the best of my knowledge is true, correct and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.							
Signature or Title of Officer					Date (MM/DD/YY)		
Do Not Submit Federal Return, Forms or Schedules when Filing this Return							

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<p>If you are filing this return with a check or payment, please mail the return to:</p> <p>COLORADO DEPARTMENT OF REVENUE Denver, CO 80261-0006</p>	<p>If you are filing this return without a check or payment, please mail the return to:</p> <p>COLORADO DEPARTMENT OF REVENUE Denver, CO 80261-0005</p>
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