

REAL ESTATE

INCREASE YOUR REAL ESTATE WEALTH BY DEFERRING YOUR CAPITAL GAINS TAXES

The 1031 Tax Advantage for Real Estate Investors is a highly accessible guide to making the most of this powerful option. Timothy Harris and Linda Monroe bring their practical knowledge and legal expertise to the complex topic of tax-deferred "like-kind" exchanges, explaining the intricacies of 1031 in jargon-free language and dispelling common misconceptions.

Framing their approach around their client's most frequently asked questions, the authors present detailed, step-by-step advice on all the required elements for a successful exchange. Through clear explanations of necessary tax concepts as well as example situations of actual investors, you'll learn how to:

- Learn to use the IRS identification rules
- Understand exchanges involving related parties and the implications of seller financing
- Use real estate proceeds to minimize tax consequences
- Navigate the complexities of personal property exchanges, refinancing of exchange property, and exchanges done in reverse order
- Take advantage of tax-deferred investor pools and TIC (Tenant-in-Common) benefits

Timothy S. Harris is the former President of *TIMCOR Exchange Corporation*, one of the nation's leading 1031 exchange accommodators. He has been a member of the State Bar of California since 1974.

Linda Monroe is the former Executive Vice President and Corporate Counsel to *TIMCOR Exchange Corporation*. A member of the State Bar of California since 1976, she lectures frequently on 1031 exchanges.

The 1031 TAX ADVANTAGE for REAL ESTATE INVESTORS

Harris
Monroe

The 1031 TAX ADVANTAGE for REAL ESTATE INVESTORS

Defer Capital Gains Tax on
Your Investments

Pass Property to
Your Estate—All Tax Deferred

Exchange "Like Property"
and Increase Your ROI

Timothy S. Harris
Linda Monroe

ISBN-13: 978-0-07-147896-0

ISBN-10: 0-07-147896-5



\$29.95 U.S.A.

£11.99 UK

\$22.95 CAN

The McGraw-Hill Companies

mhprofessional.com

Mc
Graw
Hill