Smart Seg Services

COST SEGREGATION STUDY REVIEW

Healthcare Facility Example

We are pleased to provide this Cost Segregation Study Review for a Healthcard Facility. The following chart outlines the "benchmark" estimate for the expected results. We look forward to visiting with you to review these favorable economic results.

PHASE I: Preliminary Analysis and Identification

Building Cost	$ 1,125,000		
Date Acquired	February 2004		
Tax Year:	**2005**	**2006**	**2008**
Current Method			
Accumulated Depreciation Reported			
39 year straight line method	$ 54,124	$ 82,969	$ 140,659
Alternative Method			
Cost Segregation Study Depreciation			
5 yr.	$ 167,400	$ 208,440	$ 267,538
15 yr.	$ 24,638	$ 35,674	$ 54,547
39 yr.	$ 34,639	$ 53,100	$ 90,022
Total	$ 226,677	$ 297,214	$ 412,106
Results for Tax Year:	**2005**	**2006**	**2008**
Increased Depreciation Expense	$ 172,553	$ 214,245	$ 271,447
Tax Rate (estimated)	36%	36%	36%
Tax Savings Benefit	**$ 62,119**	**$ 77,128**	**$ 97,721**

These results represent a benchmark of the expected results. The tax reduction benefit for tax year 2005 is $62,119, and the accumulated tax reduction benefit for tax year 2006 is $77,128. The tax reduction benefit accumulates to $97,721 in tax year 2008.