

**Schedule E - Rental Limitation on
Deductions When Used for Personal Use**

(Keep for your records)

2020

Name(s) as shown on return

Tax ID Number

Percent of business use		_____
1.	Enter rents received	_____
2. a.	Rental portion of deductible mortgage interest	_____
b.	Rental portion of real estate taxes	_____
c.	Rental expenses directly related only to the rental activity:	
	Advertising	_____
	Auto and travel	_____
	Commissions	_____
	Legal and other professional fees	_____
	Management fees	_____
d.	Fully deductible rental expenses. Add lines 2a through 2c	_____
3.	Subtract line 2d from line 1. If zero or less, enter -0-	_____
4. a.	Rental portion of expenses directly related to operating/maintaining the dwelling unit:	
	Cleaning and maintenance	_____
	Insurance	_____
	Other interest	_____
	Repairs	_____
	Supplies	_____
	Utilities	_____
	Other	_____
	Operating expenses disallowed in prior years	_____
b.	Total of line 4a	_____
c.	Allowable operating expenses. Enter the smaller of line 3 or line 4b	_____
5.	Subtract line 4c from line 3. If zero or less, enter -0-	_____
6. a.	Rental portion of depreciation of the unit	_____
b.	Allowable depreciation. Enter the smaller of line 5 or line 6a	_____
7. a.	Operating expenses to be carried over to next year.	
	Subtract line 4c from line 4b	_____
b.	Excess depreciation to be carried over to next year.	
	Subtract line 6b from line 6a	_____