

**2002 Corporate Return**  
**Oakbrook Village Homeowners Assoc.**

1140 S. 111th E. Ave.  
Tulsa, OK 74128

**Cynthia Pogue Baker, CPA, PC**  
7912 East 31st Court, Suite 100  
Tulsa, OK 74145

Department of the Treasury Internal Revenue Service

For calendar year 2002 or tax year beginning , 2002, and ending

Use IRS label. Otherwise, please print or type. Oakbrook Village Homeowners Assoc. 1140 S. 111th E. Ave. Tulsa, OK 74128 CLIENT'S COPY Employer identification number (see instructions) 73-1013726 Date association formed 1/01/1976

Check if: 1 Final return 2 Name change 3 Address change 4 Amended return

A Check type of homeowner's association: [X] Condominium management association Residential real estate association Timeshare association

Table with 2 columns: Description (B-E) and Amount. B: 469,480; C: 455,576; D: 464,507; E: (blank)

Gross Income (excluding exempt function income)

Table with 2 columns: Description (1-8) and Amount. 1: (blank); 2: 1,782; 3: (blank); 4: (blank); 5: (blank); 6: (blank); 7: 2,081; 8: 3,863

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

Table with 2 columns: Description (9-18) and Amount. 9: 2,598; 10: (blank); 11: (blank); 12: (blank); 13: (blank); 14: (blank); 15: 6,333; 16: 8,931; 17: -5,068; 18: \$100

Tax and Payments

Table with 2 columns: Description (19-26) and Amount. 19: -5,168; 20: 0; 21: (blank); 22: 0; 23: (blank); 24: 0; 25: 0; 26: (blank)

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 CLIENT'S COPY Date Title

Paid Preparer's Use Only Preparer's signature Cynthia Pogue Baker, CPA Date 3/13/03 Check if self-employed [ ] Preparer's SSN or PTIN 523-84-0717 Firm's name (or yours if self-employed), address, and ZIP code Cynthia Pogue Baker, CPA, PC 7912 East 31st Court, Suite 100 Tulsa, OK 74145

**Depreciation and Amortization**  
**(Including Information on Listed Property)**

▶ See separate instructions.  
▶ Attach to your tax return.

Name(s) shown on return

Oakbrook Village Homeowners Assoc.

Identifying number

73-1013726

Business or activity to which this form relates

Form 1120

**Election To Expense Certain Tangible Property Under Section 179**

Note: If you have any listed property, complete Part V before you complete Part I.

1	Maximum amount. See instructions for a higher limit for certain businesses	1	\$24,000.
2	Total cost of section 179 property placed in service (see instructions)	2	
3	Threshold cost of section 179 property before reduction in limitation	3	\$200,000.
4	Reduction in limitation. Subtract line 3 from line 2. If zero or less, enter -0-	4	
5	Dollar limitation for tax year. Subtract line 4 from line 1. If zero or less, enter -0-. If married filing separately, see instructions	5	
6	(a) Description of property	(b) Cost (business use only)	(c) Elected cost
7	Listed property. Enter the amount from line 29	7	
8	Total elected cost of section 179 property. Add amounts in column (c), lines 6 and 7	8	
9	Tentative deduction. Enter the smaller of line 5 or line 8	9	
10	Carryover of disallowed deduction from line 13 of your 2001 Form 4562	10	
11	Business income limitation. Enter the smaller of business income (not less than zero) or line 5 (see instrs)	11	
12	Section 179 expense deduction. Add lines 9 and 10, but do not enter more than line 11	12	
13	Carryover of disallowed deduction to 2003. Add lines 9 and 10, less line 12	▶ 13	

Note: Do not use Part II or Part III below for listed property. Instead, use Part V.

**Special Depreciation Allowance and Other Depreciation (Do not include listed property.)**

14	Special depreciation allowance for qualified property (other than listed property) placed in service during the tax year (see instructions)	14	126.
15	Property subject to section 168(f)(1) election (see instructions)	15	
16	Other depreciation (including ACRS) (see instructions)	16	1,850.

**MACRS Depreciation (Do not include listed property.) (See instructions)**

**Section A**

17	MACRS deductions for assets placed in service in tax years beginning before 2002	17	379.
18	If you are electing under section 168(i)(4) to group any assets placed in service during the tax year into one or more general asset accounts, check here <input type="checkbox"/>		

**Section B - Assets Placed in Service During 2002 Tax Year Using the General Depreciation System**

(a) Classification of property	(b) Month and year placed in service	(c) Basis for depreciation (business/investment use only - see instructions)	(d) Recovery period	(e) Convention	(f) Method	(g) Depreciation deduction
19 a 3-year property		227.	3	HY	200DB	75.
b 5-year property		159.	5	HY	200DB	32.
c 7-year property						
d 10-year property						
e 15-year property						
f 20-year property						
g 25-year property			25 yrs		S/L	
h Residential rental property			27.5 yrs	MM	S/L	
i Nonresidential real property			27.5 yrs	MM	S/L	
			39 yrs	MM	S/L	
				MM	S/L	

**Section C - Assets Placed in Service During 2002 Tax Year Using the Alternative Depreciation System**

20 a Class life					S/L	
b 12-year			12 yrs		S/L	
c 40-year			40 yrs	MM	S/L	

**Summary (see instructions)**

21	Listed property. Enter amount from line 28	21	
22	Total. Add amounts from line 12, lines 14 through 17, lines 19 and 20 in column (g), and line 21. Enter here and on the appropriate lines of your return. Partnerships and S corporations - see instructions	22	2,462.
23	For assets shown above and placed in service during the current year, enter the portion of the basis attributable to section 263A costs	23	

**Statement 1**  
**Form 1120-H, Line 7**  
**Other Income**

Election Use Proceeds .....	\$	320.
Miscellaneous Income .....		<u>1,761.</u>
Total	\$	<u><u>2,081.</u></u>

**Statement 2**  
**Form 1120-H, Line 15**  
**Other Deductions**

Accounting .....	\$	73.
Bank Charges .....		61.
Insurance .....		5,466.
Legal .....		324.
Office Supplies .....		176.
Postage .....		96.
Telephone .....		137.
Total	\$	<u><u>6,333.</u></u>

# State of Oklahoma Corporation Income Tax Return

Tax Year  
2002  
Form 512

This form must be filed on or before the 15th day of the third month after the close of the taxable year.

For the year January 1 — December 31, 2002, or other taxable year  
beginning , 2002 ending ,

A Federal Identification Number 73-1013726  
B Business Code Number 531110

Corporate Name:  
**Oakbrook Village Homeowners Assoc.**

Street Address:  
**1140 S. 111th E. Ave.**

City, State and ZIP Code:  
**Tulsa, OK 74128**

Extension	Type of Return Filed	
	Separate	Consolidated (see instructions)
If you have applied for an extension from the IRS, check here → <input type="checkbox"/> and enclose a copy.	Oklahoma → <input checked="" type="checkbox"/>	or <input type="checkbox"/>
	Federal → <input checked="" type="checkbox"/>	or <input type="checkbox"/>

If this is a final return, please check here:

**Notice:** Enter the amount of net operating loss as shown on Schedule A, line 29a or Schedule B, line 6d. \$

1	Oklahoma taxable income (as shown on Schedule A or B)	1	-5,168.
2	Tax: 6% of line 1	2	0.
<b>Less: (lines 3-6)</b>			
3	Investment/New Jobs Credit (please enclose Form 506)	3	
4	Gas used in manufacturing (see instructions and enclose schedule)	4	
5	Hazardous waste control (see instructions)	5	
6	Other credits (see instructions)	6	
7	Total (add lines 3, 4, 5 and 6)	7	0.
8	Balance of tax due (line 2 less line 7, but not less than zero)	8	0.
9	Amount paid on 2002 estimate	9	
10	Amount paid with extension request	10	
11	Oklahoma withholding on royalty payments (enclose Form 1099 or 500A)	11	
12	Total credits (add lines 9, 10 and 11)	12	0.
13	Overpayment (line 12 minus line 8)	13	
14	Amount of line 13 to be credited on 2003 estimated tax	14	
<b>Deductions from refund: If you wish to donate from your tax refund, mark and enter amount.</b>			
15	Oklahoma Wildlife Diversity Program <input type="checkbox"/> \$2 <input type="checkbox"/> \$5 <input type="checkbox"/> \$	15	
16	Veterans Affairs Capital Improvement <input type="checkbox"/> \$2 <input type="checkbox"/> \$5 <input type="checkbox"/> \$	16	
17	Breast Cancer Research Program <input type="checkbox"/> \$2 <input type="checkbox"/> \$5 <input type="checkbox"/> \$	17	
18	Oklahoma City Bombing Memorial Fund <input type="checkbox"/> \$2 <input type="checkbox"/> \$5 <input type="checkbox"/> \$	18	
19	Oklahoma Schools for the Deaf/Blind <input type="checkbox"/> \$2 <input type="checkbox"/> \$5 <input type="checkbox"/> \$	19	
20	Total (add lines 14, 15, 16, 17, 18 and 19)	20	
21	Amount of line 13 to be refunded to you (line 13 minus line 20)	21	
22	Tax due (line 8 minus line 12)	22	0.
23	Underpayment of estimated tax interest (enclose Form OW-8-P)	23	
24	For delinquent payment, add penalty of 5% \$ plus interest of 1.25% per month \$	24	
25	Total tax, penalty and interest (add lines 22, 23 and 24)	25	

If the Oklahoma Tax Commission may discuss this return with your tax preparer, please check here:

Under penalties of perjury, I declare that I have examined this return, including any accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct and complete. If prepared by person other than the taxpayer, his/her declaration is based on all information of which he/she has any knowledge.

Make check payable to the Oklahoma Tax Commission

Corporate Seal	Signature of Officer	Date
	Title	
	Phone Number	

Signature of Preparer	Date
	3/13/03
Preparer's Address	523-84-0717
	Cynthia Pogue Baker, CPA, PC
	7912 East 31st Court, Suite 100
	Tulsa, OK 74145
Phone Number	
	(918) 660-0887

The Oklahoma Tax Commission is not required to give actual notice to taxpayers of changes in any state tax law.

**Schedule A**

Schedule A is for corporations whose income is all within Oklahoma and/or for corporations whose income is partly within and partly without Oklahoma (not unitary). Enclose a complete copy of your federal return.

Important: All applicable lines and schedules must be filled in.

		Column A As reported on Federal Return	Column B Total applicable to Oklahoma
<b>Gross Income (lines 1 through 11)</b>			
1	Gross receipts or gross sales _____ (less: returns and allowances)		
2	Less: Cost of goods sold.....		
3	Gross profit (line 1 minus line 2).....		
4	Dividends.....		
5	Interest on obligations of the United States and U.S. instrumentalities.....		
6	<b>a</b> Other interest.....	1,782.	1,782.
	<b>b</b> Municipal interest.....		
7	Gross rents.....		
8	Gross royalties.....		
9	<b>a</b> Net capital gains.....		
	<b>b</b> Ordinary gain or (loss).....		
10	Other income (enclose schedule)..... See Statement 1.....	2,081.	2,081.
11	<b>Total income</b> (add lines 3 through 10).....	3,863.	3,863.
<b>Deductions (lines 12 through 27)</b>			
12	Compensation of officers.....		
13	Salaries and wages.....	2,598.	2,598.
14	Repairs.....		
15	Bad debts.....		
16	Rents.....		
17	Taxes.....		
18	Interest.....		
19	Contributions.....		
20	Amortization.....		
21	Depreciation.....		
22	Depletion (see instructions below).....		
23	Advertising.....		
24	Pension, profit-sharing plans, etc.....		
25	Employee benefit programs.....		
26	Other deductions (enclose schedule)..... See Statement 2.....	6,333.	6,333.
27	<b>Total deductions</b> (add lines 12 through 26).....	8,931.	8,931.
<b>Totals (lines 28 through 30)</b>			
28	Taxable income before net operating loss deductions and special deductions.....	-5,068.	-5,068.
29	Less: <b>a</b> Net operating loss deduction (schedule)..... See St. 3.....	0.	0.
	<b>b</b> Special deductions.....	100.	100.
30	Taxable income (line 28 minus lines 29a and b) Enter here and line 1, page 1.....	-5,168.	-5,168.

Note: Indicate method used to allocate expenses to Oklahoma and enclose schedule of computations.

**Oklahoma Depletion in Lieu of Federal Depletion**

Oklahoma depletion on oil and gas may be computed at 22% of gross income derived from each Oklahoma property during the taxable year. Major oil companies, as defined in Section 288.2 of Title 52 of the Oklahoma Statutes, when computing Oklahoma depletion shall be limited to 50% of the net income (computed without the allowance for depletion) from each property. Note: Depletion schedule by property must be enclosed with return.

**Location of Principal Accounting Records**

1140 S. 11th E. Ave., Tulsa, OK 74128

Address City State ZIP Code

Has the Internal Revenue Service redetermined your tax liability for prior years? No What years? \_\_\_\_\_

Has the statute of limitations been extended by consent for any prior years? No What years? \_\_\_\_\_

Did you file amended returns for the years stated above?  Yes  No

Business name and principal locations in Oklahoma Oakbrook Village Homeowners Assoc., Tulsa

Date of incorporation 1/01/1976 Date business began in Oklahoma 1/01/1976

Give name, address and relationship of all affiliated corporations - enclose federal Form 851

**Balance Sheets**

	Beginning of taxable year		End of taxable year	
	(A) Amount	(B) Total	(C) Amount	(D) Total
1 Cash		133,321.		124,622.
2 Trade notes and accounts receivable	12,634.		21,480.	
a Less allowance for bad debts		12,634.		21,480.
3 Inventories				
4 Government obligations:				
a U.S. and instrumentalities				
b State, subdivision, thereof, etc				
5 Other current assets (enclose schedule) See St. 4		5,827.		5,827.
6 Loans to shareholders				
7 Mortgage and real estate loans				
8 Other investments (enclose schedule)				
9 Buildings and other fixed depreciable assets	70,917.		72,007.	
a Less accumulated depreciation	30,364.	40,553.	32,909.	39,098.
10 Depletable assets				
a Less accumulated depletion				
11 Land (net of any amortization)				
12 Intangible assets (amortization only)				
a Less accumulated amortization				
13 Other assets (enclose schedule)				
14 Total assets		192,335.		191,027.
15 Accounts payable		17,601.		17,190.
16 Mortgages-notes-bonds payable in less than 1 year				
17 Other current liabilities (enclose schedule) See St. 5		1,522.		940.
18 Loans from stockholders				
19 Mortgages-notes-bonds payable in 1 year or more				
20 Other liabilities (enclose schedule) See St. 6		69,765.		60,614.
21 Capital stock: a preferred stock				
b common stock				
22 Paid-in capital surplus (enclose reconciliation)				
23 Retained earnings — appropriated (enclose schedule)				
24 Retained earnings — unappropriated		103,447.		112,283.
25 Adjustments to shareholder's equity (enclose schedule)				
26 Less cost of treasury stock				
27 Total liabilities and stockholders equity		192,335.		191,027.

**Reconciliation of Income per Books with Income per Return**

1 Net income per books	8,836.	7 Income recorded on books this year not included in this return (enclose schedule)	
2 Federal income tax		a Tax-exempt interest ... \$	
3 Excess of capital losses over capital gains		Statement 8	469,480.
4 Taxable income not recorded on books this year (enclose schedule)		469,480.	469,480.
5 Expenses recorded on books this year not deducted in this return (enclose schedule)		8 Deductions in this tax return not charged against book income this year (enclose schedule)	
a Depreciation ..... \$		a Depreciation ..... \$	
b Depletion ..... \$		b Depletion ..... \$	
Statement 7	455,576.	9 Total of lines 7 and 8	469,480.
455,576.	455,576.	10 Net income: line 6 less line 9	-5,068.
6 Total of lines 1 through 5	464,412.		

**Analysis of Unappropriated Retained Earning Per Books (line 24 above)**

1 Balance at beginning of year	103,447.	5 Distributions: a Cash	
2 Net income per books	8,836.	b Stock	
3 Other increases (enclose schedule)		c Property	
		6 Other decreases (enclose schedule)	
4 Total of lines 1, 2 and 3	112,283.	7 Total of lines 5 and 6	
		8 Balance at end of year (line 4 less line 7)	112,283.

Oakbrook Village Homeowners Assoc.

73-1013726

**Statement 1**  
**Form 512, Schedule A, Line 10**  
**Other Income**

Election Use Proceeds.....	\$	320.
Miscellaneous Income.....		1,761.
<b>Total</b>	<b>\$</b>	<b><u>2,081.</u></b>

**Statement 2**  
**Form 512, Schedule A, Line 26**  
**Other Deductions**

Accounting.....	\$	73.
Bank Charges.....		61.
Insurance.....		5,466.
Legal.....		324.
Office Supplies.....		176.
Postage.....		96.
Telephone.....		137.
<b>Total</b>	<b>\$</b>	<b><u>6,333.</u></b>

**Statement 3**  
**Form 512, Schedule A, Line 29(a)**  
**Net Operating Loss Deduction**

Carryover Generated From Year End 12/31/01	\$	3,934.
Available for Carryover to 2002.....		3,934.
<b>Net Operating Losses Available in 2002.....</b>	<b>\$</b>	<b><u>3,934.</u></b>
Taxable Income.....		-5,068.
<b>Total Net Operating Loss Deduction (Limited to Taxable Income).....</b>		<b><u>0.</u></b>

**Statement 4**  
**Form 512, Balance Sheet, Line 5**  
**Other Current Assets**

	<u>Beginning</u>	<u>Ending</u>
Prepaid Insurance.....	\$ 2,264.	\$ 2,264.
Prepaid Warranty.....	3,563.	3,563.
<b>Total</b>	<b>\$ <u>5,827.</u></b>	<b>\$ <u>5,827.</u></b>

Oakbrook Village Homeowners Assoc.

73-1013726

**Statement 5**  
**Form 512, Balance Sheet, Line 17**  
**Other Current Liabilities**

	<u>Beginning</u>	<u>Ending</u>
Hospitality Payable.....	\$ 49.	\$ 49.
Payroll Taxes Payable.....	1,473.	891.
Total	<u>\$ 1,522.</u>	<u>\$ 940.</u>

**Statement 6**  
**Form 512, Balance Sheet, Line 20**  
**Other Liabilities**

	<u>Beginning</u>	<u>Ending</u>
Reserve Accounts.....	\$ 69,763.	\$ 60,613.
Rounding.....	2.	1.
Total	<u>\$ 69,765.</u>	<u>\$ 60,614.</u>

**Statement 7**  
**Form 512, Schedule M-1, Line 5**  
**Book Expenses Not Deducted**

Exempt Function Expenses.....	\$ 455,576.
Total	<u>\$ 455,576.</u>

**Statement 8**  
**Form 512, Schedule M-1, Line 7**  
**Book Income Not On Return**

Exempt Function Income.....	\$ 469,480.
Total	<u>\$ 469,480.</u>