FILE

Form **1120-H** Department of the Treasury Internal Revenue Service

U.S. Income Tax Return for Homeowners Associations

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

OMB No. 1545-0123 **2024**

For calendar year 2024 or tax year beginning , and ending

TYPE OR PRINT

Name: AUTRY LAKE AT GATES FOUR TOWNHOME ASSOCIATION, INC.

Number, street, and room or suite no. If a P.O. box, see instructions.: 2709 THORNGROVE COURT

City or town, state or province, country, and ZIP or foreign postal code: FAYETTEVILLE, NC 28303

Employer identification number: 92-1834172

Date association formed: 01/19/2023

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 STATEMENT 1	B	4,936.
C	Total expenditures made for purposes described in 90% expenditure test SEE STATEMENT 2	C	11,234.
D	Association's total expenditures for the tax year	D	11,234.
E	Tax-exempt interest received or accrued during the tax year	E	0.

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	0.

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	0.
17	Taxable income before specific deduction of $100. Subtract line 16 from line 8	17	0.
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			21	
22	**Total tax.** Subtract line 21 from line 20. See instructions for recapture of certain credits			22	0.
23 a	Preceding year's overpayment credited to the current year	23a			
b	Current year's estimated tax payments	23b			
c	Tax deposited with Form 7004	23c			
d	Credit for tax paid on undistributed capital gains (attach Form 2439)	23d			
e	Credit for federal tax paid on fuels (attach Form 4136)	23e			
f	Elective payment election amount from Form 3800	23f			
g	**Total payments and credits.** Combine lines 23a through 23f			23g	0.
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 2025 estimated tax**		**Refunded**	26	

Sign Here

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.

Signature of officer | Date | Title

May the IRS discuss this return with the preparer shown below? See instr. ☒ Yes ☐ No

Paid Preparer Use Only

Print/Type preparer's name	Preparer's signature	Date	Check if self-employed	PTIN
CHRISTOPHER G DIXON	Christopher D. Dixon, CPA	01/27/25	☐	P00274879

Firm's name: HAIGH, BYRD & LAMBERT, LLP — Firm's EIN: 56-0587513

Firm's address: PO BOX 53349 FAYETTEVILLE, NC 28305-3349 — Phone no. (910)483-1437

FORM 1120-H	EXEMPT FUNCTION INCOME	STATEMENT 1

DESCRIPTION	AMOUNT
HOA MEMBERSHIP DUES	4,936.
TOTAL TO FORM 1120-H, ITEM B	4,936.

FORM 1120-H	EXPENDITURES DESCRIBED IN 90% TEST	STATEMENT 2

DESCRIPTION	AMOUNT
EXPENDITURES	11,234.
TOTAL TO FORM 1120-H, ITEM C	11,234.

CD-405 (39)
9-10-24

C Corporation Tax Return 2024

North Carolina Department of Revenue

DOR Use Only

For calendar year 2024, or other tax year beginning 24 and ending

AUTRY LAKE AT GATES FOUR TOWNHOME ASSOC
2709 THORNGROVE COURT
FAYETTEVILLE NC 28303

Federal Employer ID Number 921834172
N.C. Secretary of State ID Number 2105887
NAICS Code 531310

☐ Initial Return ☐ Short Year Return ☐ Captive REIT ☐ Non U.S./Foreign ☐ NC-Rehab ☐ NC-478 is attached
☐ Final Return ☐ Amended Return ☒ Tax Exempt ☐ Combined Return (Approved Taxpayers Only) ☐ Has Escheatable Property

Federal Extension Were you granted an automatic extension to file your 2024 federal income tax return (Form 1120)? ☐ Yes ☒ No

AUTR 2709 28303 921834172 2105887 531310

PP 560587513 PFSP F IR N FR N SR N AR N

TN RE N TE Y NF N CR N NCR N 478 N EP N FDEXT N

AUTRY LAKE AT GATES FOUR TOWNHOME ASSOCIATION INC

2709 THORNGROVE COURT FAYETTEVILLE NC 28303

GR	0	07	-100	19	0	31	0
TA	2040	08	0	21	0	EU	
01	0	10	0	23	0	32A	0
HCE	N	12	0	24A	0	32B	0
02	0	13	-100	24B	0	35	0
03	0	14	1000000	24C	0	36	0
04	0	15	-100	24D	0	37	0
05	0	16	0	24E	0	38	0
06	0	17	-100	26	0		
		18	0	27	0		

6300139026

Sch. A Computation of Franchise Tax

1. Net Worth	0	4. Tax Credits	0
Holding Company Exception	N	5. Franchise Tax Due	0
2. Total Franchise Tax Due	0	6. Franchise Tax Overpaid	0
3. Payment with Franchise Tax Extension	0		

I declare and certify that I have examined this return and accompanying schedules and statements, and to the best of my knowledge and belief, they are true, correct, and complete.

☐ **Refund Due** 0 ☐ **Payment Due** 0

☒ Check here if you authorize the North Carolina Department of Revenue to discuss this return and attachments with the paid preparer below.

Signature and Title of Officer: Date Corporate Phone Number

PAID PREPARER USE ONLY If prepared by a person other than taxpayer, this certification is based on all information of which the preparer has any knowledge.

Citron D. Orr, CPA 1/27/25 (910)483-1437 56-0587513 ☒ FEIN ☐ SSN ☐ PTIN

Signature of Paid Preparer: Date Preparer's Phone Number Preparer's FEIN, SSN, or PTIN

Mail to: NCDOR, P.O. Box 25000, Raleigh, N.C. 27640-0500. Returns are due by the 15th day of the 4th month after the end of the income year. 469461 09-10-24

Legal Name *(First 10 Characters)* AUTRY LAKE Federal Employer ID Number 921834172

CD-405 Line-by-Line Information

N.C. Education Endowment Fund: You may contribute to the N.C. Education Endowment Fund by making a contribution or designating some or all of your overpayment to the Fund. To make a contribution, enclose Form NC-EDU and your payment of 0

Sch. B Computation of Corporate Income Tax

7.	Federal Taxable Income Before NOL	<100>
8.	Adjustments to Federal Taxable Income	0
9.	Net Income Before Contributions	<100>
10.	Contributions to Donees Outside N.C.	0
11.	N.C. Taxable Income	<100>
12.	Nonapportionable Income	0
13.	Apportionable Income	<100>
14.	Apportionment Factor	100.0000%
15.	Income Apportioned to N.C.	-100
16.	Nonapportionable Income Allocated to N.C.	0
17.	Income Subject to N.C. Tax	-100
18.	% Depletion over Cost - N.C. Property	0
19.	State Net Loss (Attach schedule)	0
20.	Income Before Contributions to N.C. Donees	-100
21.	Contributions to N.C. Donees	0
22.	Net Taxable Income	-100
23.	N.C. Net Income Tax	0
24.	Payments and Credits	
	a. Income Tax Extension	0
	b. 2024 Estimated Tax (previous payments if amended)	0
	c. Partnership (include Form D-403, NC K-1)	0
	d. Nonresident Withholding (include 1099 or W-2)	0
	e. Tax Credits	0
25.	Add Lines 24a through 24e	0
26.	Income Tax Due	0
27.	Income Tax Overpaid	0

Tax Due or Refund

28.	Franchise Tax Due or Overpayment	0
29.	Income Tax Due or Overpayment	0
30.	Balance of Tax Due or Overpayment	0
31.	Underpayment of Estimated Income Tax	0
EU.	Exception to Underpayment of Estimated Tax	
32.	a. Interest	0
	b. Penalties	0
	c. Add Lines 32a and 32b	0
33.	Total Due	0
34.	Overpayment	0
35.	2025 Estimated Income Tax	0
36.	N.C. Nongame and Endangered Wildlife Fund	0
37.	N.C. Education Endowment Fund	0
38.	Amount to be Refunded	0

Sch. C Net Worth

1.	Total assets	0
2.	Total liabilities	0
3.	Line 1 minus Line 2	0
4.	Accumulated depreciation, depletion, and amortization permitted for income tax purposes (Attach sch)	0
5.	Line 3 minus Line 4	0
6.	Affiliated indebtedness (Attach schedule)	0
7.	Line 5 plus (or minus) Line 6	0
8.	Apportionment factor	0.0000%
9.	Net Worth	0

Sch. G Federal Taxable Income Before NOL Deduction

1.	a. Gross receipts or sales	0
	b. Returns and allowances	0
	c. Balance - Line 1a minus Line 1b	0
2.	Cost of goods sold (Attach schedule)	0
3.	Gross Profit (Line 1c minus Line 2)	0
4.	Dividends (Attach schedule)	0
5.	a. Interest on obligations of U.S. and its instrumentalities	0
	b. Other interest	0
6.	Gross rents	0
7.	Gross royalties (Attach schedule)	0
8.	Capital gain net income (Attach schedule)	0
9.	Net gain (loss) (Attach schedule)	0
10.	Other income (Attach schedule)	0
11.	Total Income	0
12.	Compensation of officers (Attach sch., including addresses)	0
13.	Salaries and wages (less employment credits)	0
14.	Repairs and maintenance	0
15.	Bad debts	0
16.	Rents	0
17.	Taxes and licenses	0
18.	Interest	0
19.	Charitable contributions	0
20.	a. Depreciation	0
	b. Depreciation included in cost of goods sold	0
	c. Balance - Line 20a minus 20b	0
21.	Depletion	0
22.	Advertising	0
23.	Pension, profit-sharing, and similar plans	0
24.	Employee benefit programs	0
25.	Energy efficient commercial buildings (Att. Form 7205)	0
26.	Other deductions (Attach schedule)	0
27.	Total Deductions	0
28.	Taxable Income Per Federal Return Before NOL and Special Deductions	0
29.	Special Deductions	100
30.	Federal Taxable Income Before NOL	-100

Legal Name *(First 10 Characters)* AUTRY LAKE Federal Employer ID Number 921834172

Sch. H Adjustments to Federal Taxable Income

1. Additions		
a. Taxes based on net income	1a.	0
b. Contributions	1b.	0
c. Royalties to related members	1c.	0
d. Net interest expense to related members	1d.	0
e. Expenses attributable to income not taxed	1e.	0
f. Bonus depreciation	1f.	0
g. Section 179 expense deduction	1g.	0
h. Other (Attach schedule)	1h.	0
2. Total Additions	2.	0
3. Deductions		
a. U.S. obligation interest (net of expenses) (Attach schedule)	3a.	0
b. Other deductible dividends	3b.	0
c. Royalties received from related members	3c.	0
d. Qualified interest expense to related members	3d.	0
e. Bonus depreciation	3e.	0
f. Section 179 expense deduction	3f.	0
g. Other (Attach schedule)	3g.	0
4. Total Deductions	4.	0
5. Adjustments to Federal Taxable Income	5.	0

Sch. I Contributions

1. Contributions to Donees Outside N.C.		
a. Total contributions to donees outside N.C.	1a.	0
b. Multiply Schedule B, Line 9 by 5%, if Line 9 is greater than zero. Otherwise enter zero.	1b.	0
c. Amount Deductible	1c.	0
2. Contributions to N.C. Donees		
a. Total contributions to N.C. donees other than those listed in Line 2d	2a.	0
b. Multiply Sch. B, Line 20 by 5%, if Line 20 is greater than zero. Otherwise enter zero.	2b.	0
c. Enter the lesser of Line 2a or 2b	2c.	0
d. Total contributions to the State of N.C. and its political subdivisions	2d.	0
e. Amount Deductible	2e.	0

Sch. F Other Information - All Taxpayers Must Complete this Schedule

1. a. State of incorporation	NORTH CAROLI
b. Date incorporated	01 06 21
2. Date of N.C. Certificate of Authority	
3. a. Reg or principal trade or bus. in N.C.	HOMEOWNERS A
b. Reg or principal trade or bus. everywhere	HOMEOWNERS A
4. Principal place bus. is directed or managed	FAYETTEVILLE
5. What was the last year the IRS redetermined the corporation's federal taxable income?	
6. a. Were adjustments reported to N.C.?	N
b. If so, when?	
7. Does this corporation finance or discount its receivables through a related or an affiliated company?	N
8. Is this corporation subject to franchise tax but not N.C. income tax because the corporation's income tax activities are protected under P.L. 86-272? (If yes, attach explanation)	N
9. Officers' names and addresses:	
President	
Vice-President	
Secretary	
Treasurer	

Explanation of Changes for Amended Return:

Legal Name *(First 10 Characters)* AUTRY LAKE — Federal Employer ID Number 921834172

Sch. L Balance Sheet per Books

Assets	Beginning of Tax Year (a)	Beginning of Tax Year (b)	End of Tax Year (c)	End of Tax Year (d)
1. Cash		1838		2040
2. a. Trade notes and accounts receivable	0		0	
b. Less allowance for bad debts	(0)	0	(0)	0
3. Inventories		0		0
4. a. U.S. government obligations		0		0
b. State and other obligations		0		0
5. Tax-exempt securities		0		0
6. Other current assets (Attach end of year sch)		0		0
7. Loans to shareholders		0		0
8. Mortgage and real estate loans		0		0
9. Other investments (Attach end of year sch)		0		0
10. a. Buildings and other depreciable assets	0		0	
b. Less accumulated depreciation	(0)	0	(0)	0
11. a. Depletable assets	0		0	
b. Less accumulated depletion	(0)	0	(0)	0
12. Land (net of any amortization)		0		0
13. a. Intangible assets (amortizable only)	0		0	
b. Less accumulated amortization	(0)	0	(0)	0
14. Other assets (Attach end of year sch.)		0		0
15. **Total Assets**		1838		2040
Liabilities and Shareholders' Equity				
16. Accounts payable		0		0
17. Mortgages, notes, and bonds payable in less than 1 year		0		0
18. Other current liabilities (Attach end of year schedule)		0		0
19. Loans from shareholders		0		0
20. Mortgages, notes, and bonds payable in 1 year or more		0		6500
21. Other liabilities (Attach end of year schedule)		0		0
22. Capital stock: a. Preferred Stock	0		0	
b. Common Stock	0	0	0	0
23. Additional paid-in capital		0		0
24. Retained earnings - Appropriated (Attach end of year schedule)		0		0
25. Retained earnings - Unappropriated		1838		-4460
26. Adjustments to shareholders' equity (Attach end of year schedule)		0		0
27. Less cost of treasury stock		(0)		(0)
28. **Total Liabilities and Shareholders' Equity**		1838		2040

Sch. M-1 Reconciliation of Income (Loss) per Books with Income per Return

1. Net income (loss) per books		-6298	7. Income recorded on books this year not included on this return:		
2. Federal income tax		0	Tax-exempt interest $	0	
3. Excess of capital losses over capital gains		0			
4. Income subject to tax not recorded on books this year:		0			0
5. Expenses recorded on books this year not deducted on this return:			8. Deductions on this return not charged against book income this year:		
a. Depreciation $	0		a. Depreciation $	0	
b. Charitable Contributions $	0		b. Charitable Contributions $	0	
c. Travel and entertainment $	0				0
		0	9. Add Lines 7 and 8		0
6. Add Lines 1 through 5		-6298	10. Income		-6298

This page must be filed with this form.

Legal Name *(First 10 Characters)* AUTRY LAKE Federal Employer ID Number 921834172

Sch. M-2 Retained Earnings Analysis

1. Balance at beginning of year	0	5. Distributions: a. Cash	0
2. Net income (loss) per books	0	b. Stock	0
3. Other increases:		c. Property	0
		6. Other decreases:	0
	0	7. Add Lines 5 and 6	0
4. Add Lines 1, 2, and 3	0	8. Balance at End of Year	0

Sch. N Nonapportionable Income

(A) Nonapportionable Income	(B) Gross Amounts	(C) Related Expenses	(D) Net Amounts	(E) Net Amounts Allocated Directly to N.C.
	0	0	0	0
	0	0	0	0
	0	0	0	0
	0	0	0	0
	0	0	0	0
1. Nonapportionable Income			0	
2. Nonapportionable Income Allocated to N.C.				0

Explanation of why income listed is nonapportionable income rather than apportionable income:

Sch. O Computation of Apportionment Factor

Part 1. Domestic and Other Corporations Not Apportioning Franchise or Income Outside N.C. 100.0000%

Part 2. Corporations Apportioning Franchise or Income to N.C. and to Other States

	1. Within North Carolina	2. Total Everywhere
1. Gross Receipts Subject to Apportionment	0	0
2. Gross Rents Subject to Apportionment	0	0
3. Gross Royalties Subject to Apportionment	0	0
4. Dividends Subject to Apportionment	0	0
5. Interest Subject to Apportionment	0	0
6. Other Apportionable Income	0	0
7. Share of Receipts from Noncorporate Entities Subject to Apportionment	0	0
8. **Total**	0	0
9. **N.C. Apportionment Factor**		0.0000%

Part 3. Special Apportionment Formulas 0.0000%

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AUTRY LAKE AT GATES FOUR TOWNHOME ASSOCI 92-1834172

NC SCH B CURRENT YEAR STATE INCOME/LOSS AND SNL DEDUCTION STATEMENT 1

1) INCOME BEFORE APPORTIONMENT	<100.>
2) TAX EXEMPT MUNICIPAL INTEREST	0.
3) U.S. INTEREST	0.
4) DEDUCTIBLE PORTION OF DIVIDENDS	0.
5) DEDUCTIBLE PORTION OF PRIOR YEAR CAPITAL LOSS	0.
6) OTHER TAX EXEMPT INCOME	0.
7) INCOME BEFORE APPORTIONMENT AND TAX EXEMPT INCOME	<100.>
8) NONBUSINESS INCOME (MULTISTATE CORPORATIONS ONLY)	0.
9) OTHER DEDUCTIONS FROM TAX EXEMPT INCOME	0.
10) TOTAL BUSINESS INCOME	<100.>
(IF ALL BUSINESS IS IN N.C. SKIP TO LINE 20)	
MULTISTATE CORPORATIONS	
11) APPORTIONMENT PERCENT	100.0000%
12) APPORTIONED BUSINESS INCOME	
13) APPORTIONABLE NORTH CAROLINA NONBUSINESS INCOME	
14) APPORTIONED NORTH CAROLINA NONBUSINESS INCOME	
15) OTHER APPORTIONABLE ADJUSTMENTS	0.
16) NONBUSINESS INCOME ALLOCATED TO NORTH CAROLINA	
17) NONBUSINESS INCOME NOT TAXABLE TO NORTH CAROLINA	0.
18) APPORTIONED NONBUSINESS INCOME NOT TAXABLE TO NC	0.
19) CONTRIBUTIONS TO NORTH CAROLINA DONEES	0.
20) TOTAL STATE NET INCOME (LOSS)	<100.>
21) STATE NET INCOME AS TAXABLE INCOME	<100.>

STATE NET LOSS DEDUCTION:

	STATE NET LOSS	TAXABLE INCOME LOSS SUSTAINED	NON TAXABLE LOSS SUSTAINED
2009	0.	0.	0.
2010	0.	0.	0.
2011	0.	0.	0.
2012	0.	0.	0.
2013	0.	0.	0.
2014	0.	0.	0.
2015	0.	0.	0.
2016	0.	0.	0.
2017	0.	0.	0.
2018	0.	0.	0.
2019	0.	0.	0.
2020	0.	0.	0.
2021	0.	0.	0.
2022	0.	0.	0.
2023	100.	100.	0.

NC SCH B | STATE NET LOSS (CONTINUED) | STATEMENT 2

	LOSS PREVIOUSLY APPLIED	TAXABLE LOSS APPLIED	NON TAXABLE LOSS APPLIED
2009	0.	0.	0.
2010	0.	0.	0.
2011	0.	0.	0.
2012	0.	0.	0.
2013	0.	0.	0.
2014	0.	0.	0.
2015	0.	0.	0.
2016	0.	0.	0.
2017	0.	0.	0.
2018	0.	0.	0.
2019	0.	0.	0.
2020	0.	0.	0.
2021	0.	0.	0.
2022	0.	0.	0.
2023	0.	0.	0.

	REMAINING	REMAINING	LOSS REMAINING
2009	0.	0.	0.
2010	0.	0.	0.
2011	0.	0.	0.
2012	0.	0.	0.
2013	0.	0.	0.
2014	0.	0.	0.
2015	0.	0.	0.
2016	0.	0.	0.
2017	0.	0.	0.
2018	0.	0.	0.
2019	0.	0.	0.
2020	0.	0.	0.
2021	0.	0.	0.
2022	0.	0.	0.
2023	100.	100.	0.
TOTAL	100.	100.	0.

TOTAL REMAINING LOSS	100.
TOTAL AVAILABLE LOSS	100.
CURRENT YEAR STATE GAIN OR LOSS	<100.>
STATE NET LOSS DEDUCTION	0.