



# FLIPPERS, INVESTORS, REHABBERS

## MASTERING QUICKBOOKS FOR REAL ESTATE



- **Buying Flips:** Use the HUD-1 Settlement to accurately “inventory” properties to the books.
- **Selling:** From the Income Statement to Zeroing out the Balance Sheet and calculating profit.
- **The 3 mistakes** that can tank your Chart of Accounts
- **Cash is King but it's not Profit:** Understanding Real Estate & Accounting basics. **D E A L E R** acronym.
- **Rehab Rehab Rehab:** Tracking expenses like a Pro. Use Products and Services for expense detail.
- **Multiple Businesses, One QuickBooks Subscription?** Yes, you can! Simple set-up. Save time and Money.
- **Classes vs Locations:** Learn the differences and how to use them correctly for quality reports
- **P&L vs the Balance Sheet:** Where does the profit Go? Unravel the mystery of tracking flip profits.

## ABOUT DAVE

Driven by a passion for transforming businesses, I specialize in creating financial strategies that fuel growth and success. As an Enrolled Agent with over 20 years of business experience, I thrive on optimizing financial operations for small to medium-sized enterprises.

Throughout my career, I have consistently delivered impactful results by guiding wholesale distribution, retail, and service firms through both startup and legacy stages. I specialize in navigating complex tax landscapes to maximize profitability. My strategic approach combines financial insights with operational efficiency, creating comprehensive, tailored solutions for each client.

## TAX & ACCOUNTING

**01**

### REAL ESTATE BOOKKEEPING

Essential for real estate flippers which need depreciation, amortization, capitalization and expenses tracked for tracking profit with data and reports.

**02**

### BILL PAY

Transform your Bill Pay process and unlock accurate, insightful business analytics. Data capture and Inventory control, precise and efficient A/P.

**03**

### BUSINESS PLANNING

Develop strategies that optimize tax savings, ensuring you retain more profit by taking advantage of deductions, credits, and tax-efficient structuring.

