

AUGUST 2023

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## IRS TAX TIPS

### Tax considerations when selling a home

Many people move during the summer. Taxpayers who are selling their home may qualify to exclude all or part of any gain from the sale from their income when filing their tax return. When selling a home, homeowners should think about:

#### Ownership and use

To claim the exclusion, the taxpayer must meet ownership and use tests. During the five-year period ending on the date of the sale, the homeowner must have owned the home and lived in it as their main home for at least two years.

#### Gains

Taxpayers who sell their main home for a capital gain may be able to exclude up to \$250,000 of that gain from their income. Taxpayers who file a joint return with their spouse may be able to exclude up to \$500,000. Homeowners excluding all the gain do not need to report the sale on their tax return unless a Form 1099-S was issued.

#### Losses

Some taxpayers experience a loss when their main home sells for less than what they paid for it. This loss is not deductible.

#### Multiple homes

Taxpayers who own more than one home can exclude the gain only on the sale of their main home. They must pay taxes on the gain from selling any other home.

#### Reported sale

Taxpayers who don't qualify to exclude all of the taxable gain from their income must report the gain from the sale of their home when they file their tax return. Anyone who chooses not to claim the exclusion must report the taxable gain on their tax return. Taxpayers who receive *Form 1099-S, Proceeds from Real Estate Transactions*, must report the sale on their tax return even if they have no taxable gain.

#### Mortgage debt

Generally, taxpayers must report forgiven or canceled debt as income on their tax return. This includes people who had a mortgage workout, foreclosure or other canceled mortgage debt on their home. Taxpayers who had debt discharged, in whole or in part on a qualified principal residence can't exclude that debt from income unless it was discharged before January 1, 2026, or a written agreement for the debt forgiveness was in place before January 1, 2026.

#### Possible exceptions

There are exceptions to these rules for some individuals, including persons with a disability, certain members of the military or intelligence community and Peace Corps workers.

The month of **August** was named in honor of Augustus Caesar, the Roman emperor and adopted son of Julius Caesar. Eventually, Augustus was shortened to simply, August.

#### Famous **August 12**

Birthdays:

1881 – Cecil B. DeMille, American director, and producer (died in 1959)

1926 – John Derek, American actor, director, and cinematographer (died in 1998)

1929 – Buck Owens, American singer-songwriter and guitarist (died in 2006)

1963 – Sir Mix-a-Lot, American rapper

It was on **August 28th, 1963** that Martin Luther King Jr. gave his “I Have a Dream” speech, to 250,000 people, on the steps of the Lincoln Memorial in Washington, DC.

## Thursday, August 17<sup>th</sup> – National Thrift Shop Day

**ABOUT:** A thrift store goes by many different names! This includes charity shop, second-hand store, resale shop, consignment store, and hospice shop. No matter what you call this type of store, it is essentially a retail establishment that sells used items. While these items have been used, there are still in good condition. These stores are run by charitable organizations. It is not uncommon for thrift stores to sometimes use some of the items that have been donated to help people get back on their feet during times of need or after a disaster in the area. Most of the items are donated by the public while the stores are staffed by volunteers.

If you consider yourself a bit of a bargain hunter, you are going to love National Thrift Shop Day! This day has been designed to encourage everyone to purchase second-hand items and to visit the thrift stores in their local area. See what treasures you can find!

**HISTORY:** Thrift shops have existed in the world for a long period of time. People looking to assist others in their lives by offering cheaper prices on used wares. Clothing was originally the start of thrift shops, however, it added furniture, housewares, and even toys over time. Any method of making some money on the item, while still helping out those with less money so they can have those items in their lives. These stores have been a haven for those in need, and even more so for individuals just starting to get on their feet.

The biggest draw for many is the reusing of items instead of them filling landfills and garbage piles. The reuse of many items, specifically electronic and household objects, has seen a boom in recent years as people are becoming more aware of the effect the items have in landfills. These small purchases help as they all start adding up as so many people have done them, creating a worldwide movement to reduce garbage in our landfills.

**HOW TO CELEBRATE:** Go on in, browse the selections, find some outfits to wear and enjoy the treasure hunt! Going into a thrift store is never the same experience, and the heap of items changes constantly. Thrift stores get new merchandise in regularly, and stock rotates out at a fast pace. Reuse the items people have donated, and assist monetarily in a fund that most likely helps others in need.

Another way to celebrate Thrift Store Day is by having a big clear-out at your home and taking the items that you no longer need to a thrift store. This is a great way to get rid of old stuff you don't use or wear anymore. Just make sure the products and items you are donating are in good working condition.

There are numerous charity organizations in your area who take donations, just search “Charitable Organizations near me” on google or your search bar.





## S'mores Bars

### Ingredients

- 1/2 cup sugar
- 1/4 cup butter, melted
- 1 large egg
- 1 teaspoon vanilla extract
- 1 1/4 cups graham cracker crumbs, divided
- 1/2 cup all-purpose flour
- 1/2 teaspoon baking powder
- 1/4 teaspoon salt
- 2 cups miniature marshmallows
- 1 3/4 cups milk *or* semi-sweet chocolate chips

### How to make

1. Heat oven to 375°F. Line 13x9-inch baking pan with aluminum foil, extending foil over edges. Spray foil with no-stick cooking spray; set aside.
2. Combine sugar, melted butter, egg and vanilla in bowl; mix well. Add 1 cup graham cracker crumbs, flour, baking powder and salt; stir just until combined. Press evenly into prepared pan.
3. Bake 8 minutes. Remove from oven; sprinkle partially baked crust with marshmallows, chocolate chips and remaining 1/4 cup graham cracker crumbs. Continue baking 5-10 minutes or until marshmallows are golden brown. Cool completely.

Prep Time: 20 min Total Time: 40 min 36 Bars

Nutrition (1 bar): 100 Calories, 4g Fat, 10mg Cholesterol, 60mg Sodium, 14g Carbs, 1g Protein

<https://www.landolakes.com/recipe/20341/s-more-bars/>

## August

Aug 2

Nat'l Ice Cream Sandwich Day

Aug 4

International Beer Day

Aug 7

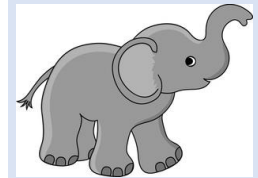
Nat'l Lighthouse Day

Aug 10

National S'mores Day

Aug 12

World Elephant Day



Aug 16

National Rum Day

Aug 19

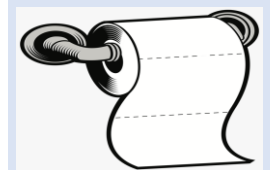
Nat'l Aviation Day

Aug 20

National Radio Day

Aug 26

National Toilet Paper Day



Aug 30

Frankenstein Day

Aug 31

National Trail Mix Day

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# THE WORD SEARCH BATTLE

## Pets

Difficulty: Hard



Play this puzzle online at: <https://www.wordsearchbattle.io/topic/pets>

BEARDED DRAGON  
 BIRD  
 BURRO  
 CAT  
 CHICKEN  
 COW

DOGS  
 DONKEY  
 DUCK  
 FERRET  
 GECKO  
 GEESE

GERBILS  
 GOAT  
 HAMSTER  
 IGUANA  
 LIZARD  
 LLAMA

MICE  
 PEA FOWL  
 PIGEON  
 RAT  
 SKINK  
 TARANTULA

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