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Form **990-PF**

Department of the Treasury
Internal Revenue Service

Return of Private Foundation
or Section 4947(a)(1) Nonexempt Charitable Trust Treated as a Private Foundation

Note. The foundation may be able to use a copy of this return to satisfy state reporting requirements

OMB No 1545-0052

2012

Open to Public Inspection

For calendar year 2012 or tax year beginning , and ending

Name of foundation: McFarlan Home

A Employer identification number: 38-1390531

Number and street (or P O box number if mail is not delivered to street address): 700 E. Kearsley | Room/suite:

B Telephone number (see instructions): 810-235-3077

City or town, state, and ZIP code: Flint MI 48503

C If exemption application is pending, check here ▶ ☐

G Check all that apply: ☐ Initial return ☐ Initial return of a former public charity ☐ Final return ☐ Amended return ☐ Address change ☐ Name change

D 1. Foreign organizations, check here ▶ ☐
2. Foreign organizations meeting the 85% test, check here and attach computation ▶ ☐

H Check type of organization: [X] Section 501(c)(3) exempt private foundation ☐ Section 4947(a)(1) nonexempt charitable trust ☐ Other taxable private foundation

E If private foundation status was terminated under section 507(b)(1)(A), check here ▶ ☐

I Fair market value of all assets at end of year (from Part II, col (c), line 16) ▶ $ 23,238,637

J Accounting method: [X] Cash ☐ Accrual ☐ Other (specify) (Part I, column (d) must be on cash basis)

F If the foundation is in a 60-month termination under section 507(b)(1)(B), check here ▶ ☐

Part I Analysis of Revenue and Expenses (The total of amounts in columns (b), (c), and (d) may not necessarily equal the amounts in column (a) (see instructions))

		(a) Revenue and expenses per books	(b) Net investment income	(c) Adjusted net income	(d) Disbursements for charitable purposes (cash basis only)
Revenue					
1	Contributions, gifts, grants, etc , received (attach schedule)	5,000			
2	Check ▶ [X] if the foundation is **not** required to attach Sch B				
3	Interest on savings and temporary cash investments				
4	Dividends and interest from securities	618,473	618,473	618,473	
5a	Gross rents				
b	Net rental income or (loss)				
6a	Net gain or (loss) from sale of assets not on line 10 Stmt 1	800,102			
b	Gross sales price for all assets on line 6a 6,461,876				
7	Capital gain net income (from Part IV, line 2)		1,100		
8	Net short-term capital gain			0	
9	Income modifications				
10a	Gross sales less returns and allowances				
b	Less Cost of goods sold				
c	Gross profit or (loss) (attach schedule)				
11	Other income (attach schedule) Stmt 2	1,767,060	28,881	1,767,060	
12	**Total.** Add lines 1 through 11	3,190,635	648,454	2,385,533	
Operating and Administrative Expenses					
13	Compensation of officers, directors, trustees, etc	65,528			65,528
14	Other employee salaries and wages	394,908			394,908
15	Pension plans, employee benefits	136,800			136,800
16a	Legal fees (attach schedule) See Stmt 3	4,829			4,829
b	Accounting fees (attach schedule) Stmt 4	6,400			6,400
c	Other professional fees (attach schedule) Stmt 5	453,705	126,565	126,565	327,140
17	Interest				
18	Taxes (attach schedule) (see instructions) Stmt 6	40,797	3,352		37,445
19	Depreciation (attach schedule) and depletion Stmt 7	262,742			
20	Occupancy	369,694			369,694
21	Travel, conferences, and meetings				
22	Printing and publications				
23	Other expenses (att. sch) Stmt 8	513,329			513,329
24	**Total operating and administrative expenses.** Add lines 13 through 23	2,248,732	129,917	126,565	1,856,073
25	Contributions, gifts, grants paid	114,000			114,000
26	**Total expenses and disbursements.** Add lines 24 and 25	2,362,732	129,917	126,565	1,970,073
27	Subtract line 26 from line 12				
a	**Excess of revenue over expenses and disbursements**	827,903			
b	**Net investment income** (if negative, enter -0-)		518,537		
c	**Adjusted net income** (if negative, enter -0-)			2,258,968	

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Part II Balance Sheets — Attached schedules and amounts in the description column should be for end-of-year amounts only (See instructions)		Beginning of year (a) Book Value	End of year (b) Book Value	(c) Fair Market Value
Assets				
1 Cash – non-interest-bearing		159,911	167,041	167,041
2 Savings and temporary cash investments		437,333	1,252,619	1,252,619
3 Accounts receivable ▶				
Less allowance for doubtful accounts ▶		15,009		
4 Pledges receivable ▶				
Less allowance for doubtful accounts ▶				
5 Grants receivable				
6 Receivables due from officers, directors, trustees, and other disqualified persons (attach schedule) (see instructions)				
7 Other notes and loans receivable (att schedule) ▶ See Wrk	346,406			
Less allowance for doubtful accounts ▶	0	362,321	346,406	346,406
8 Inventories for sale or use				
9 Prepaid expenses and deferred charges				
10a Investments – U S and state government obligations (attach schedule)				
b Investments – corporate stock (attach schedule) See Stmt 9		9,262,211	10,257,437	14,505,666
c Investments – corporate bonds (attach schedule)				
11 Investments – land, buildings, and equipment basis ▶				
Less accumulated depreciation (attach sch) ▶				
12 Investments – mortgage loans				
13 Investments – other (attach schedule) See Statement 10		7,207,935	6,032,027	6,547,427
14 Land, buildings, and equipment basis ▶	8,189,322			
Less accumulated depreciation (attach sch) ▶ Stmt 11	2,661,169	5,347,129	5,528,153	
15 Other assets (describe ▶ See Statement 12)		57,622	419,478	419,478
16 **Total assets** (to be completed by all filers – see the instructions Also, see page 1, item I)		22,849,471	24,003,161	23,238,637
Liabilities				
17 Accounts payable and accrued expenses		55,966	55,487	
18 Grants payable				
19 Deferred revenue				
20 Loans from officers, directors, trustees, and other disqualified persons				
21 Mortgages and other notes payable (attach schedule)				
22 Other liabilities (describe ▶)				
23 **Total liabilities** (add lines 17 through 22)		55,966	55,487	
Net Assets or Fund Balances				
Foundations that follow SFAS 117, check here ▶ ☐ and complete lines 24 through 26 and lines 30 and 31.				
24 Unrestricted				
25 Temporarily restricted				
26 Permanently restricted				
Foundations that do not follow SFAS 117, check here ▶ ☒ and complete lines 27 through 31.				
27 Capital stock, trust principal, or current funds		15,407,249	15,407,249	
28 Paid-in or capital surplus, or land, bldg , and equipment fund				
29 Retained earnings, accumulated income, endowment, or other funds		7,386,256	8,540,425	
30 **Total net assets or fund balances** (see instructions)		22,793,505	23,947,674	
31 **Total liabilities and net assets/fund balances** (see instructions)		22,849,471	24,003,161	

Part III Analysis of Changes in Net Assets or Fund Balances

1 Total net assets or fund balances at beginning of year – Part II, column (a), line 30 (must agree with end-of-year figure reported on prior year's return)	1	22,793,505
2 Enter amount from Part I, line 27a	2	827,903
3 Other increases not included in line 2 (itemize) ▶ See Statement 13	3	326,266
4 Add lines 1, 2, and 3	4	23,947,674
5 Decreases not included in line 2 (itemize) ▶	5	
6 Total net assets or fund balances at end of year (line 4 minus line 5) – Part II, column (b), line 30	6	23,947,674

Part IV Capital Gains and Losses for Tax on Investment Income

	(a) List and describe the kind(s) of property sold (e g , real estate, 2-story brick warehouse, or common stock, 200 shs MLC Co)	(b) How acquired P – Purchase D – Donation	(c) Date acquired (mo , day, yr)	(d) Date sold (mo , day, yr)
1a	Summit			
b	Summit			
c				
d				
e				

	(e) Gross sales price	(f) Depreciation allowed (or allowable)	(g) Cost or other basis plus expense of sale	(h) Gain or (loss) (e) plus (f) minus (g)
a	805			805
b	295			295
c				
d				
e				

Complete only for assets showing gain in column (h) and owned by the foundation on 12/31/69

	(i) F M V as of 12/31/69	(j) Adjusted basis as of 12/31/69	(k) Excess of col (i) over col (j), if any	(l) Gains (Col (h) gain minus col (k), but not less than -0-) or Losses (from col (h))
a				805
b				295
c				
d				
e				

2	Capital gain net income or (net capital loss) { If gain, also enter in Part I, line 7 / If (loss), enter -0- in Part I, line 7 }	2	1,100
3	Net short-term capital gain or (loss) as defined in sections 1222(5) and (6) If gain, also enter in Part I, line 8, column (c) (see instructions) If (loss), enter -0- in Part I, line 8	3	

Part V Qualification Under Section 4940(e) for Reduced Tax on Net Investment Income

(For optional use by domestic private foundations subject to the section 4940(a) tax on net investment income)

If section 4940(d)(2) applies, leave this part blank N/A

Was the foundation liable for the section 4942 tax on the distributable amount of any year in the base period? ☐ Yes ☐ No

If "Yes," the foundation does not qualify under section 4940(e) Do not complete this part

1 Enter the appropriate amount in each column for each year, see the instructions before making any entries

(a) Base period years Calendar year (or tax year beginning in)	(b) Adjusted qualifying distributions	(c) Net value of noncharitable-use assets	(d) Distribution ratio (col (b) divided by col (c))
2011			
2010			
2009			
2008			
2007			

2	**Total** of line 1, column (d)	2	
3	Average distribution ratio for the 5-year base period – divide the total on line 2 by 5, or by the number of years the foundation has been in existence if less than 5 years	3	
4	Enter the net value of noncharitable-use assets for 2012 from Part X, line 5	4	
5	Multiply line 4 by line 3	5	
6	Enter 1% of net investment income (1% of Part I, line 27b)	6	
7	Add lines 5 and 6	7	
8	Enter qualifying distributions from Part XII, line 4	8	

If line 8 is equal to or greater than line 7, check the box in Part VI, line 1b, and complete that part using a 1% tax rate See the Part VI instructions

Part VI Excise Tax Based on Investment Income (Section 4940(a), 4940(b), 4940(e), or 4948 – see instructions)

1a	Exempt operating foundations described in section 4940(d)(2), check here ▶ [X] and enter "N/A" on line 1 Date of ruling or determination letter 12/18/86 (attach copy of letter if necessary—see instructions)		
b	Domestic foundations that meet the section 4940(e) requirements in Part V, check here ▶ [ ] and enter 1% of Part I, line 27b N/A ▶	1	
c	All other domestic foundations enter 2% of line 27b Exempt foreign organizations enter 4% of Part I, line 12, col (b)		
2	Tax under section 511 (domestic section 4947(a)(1) trusts and taxable foundations only Others enter -0-)	2	0
3	Add lines 1 and 2	3	
4	Subtitle A (income) tax (domestic section 4947(a)(1) trusts and taxable foundations only Others enter -0-)	4	0
5	**Tax based on investment income.** Subtract line 4 from line 3 If zero or less, enter -0-	5	0
6	Credits/Payments		
a	2012 estimated tax payments and 2011 overpayment credited to 2012 — 6a		
b	Exempt foreign organizations – tax withheld at source — 6b		
c	Tax paid with application for extension of time to file (Form 8868) — 6c		
d	Backup withholding erroneously withheld — 6d		
7	Total credits and payments Add lines 6a through 6d	7	
8	Enter any **penalty** for underpayment of estimated tax Check here [ ] if Form 2220 is attached	8	
9	**Tax due.** If the total of lines 5 and 8 is more than line 7, enter **amount owed** ▶	9	
10	**Overpayment.** If line 7 is more than the total of lines 5 and 8, enter the **amount overpaid** ▶	10	
11	Enter the amount of line 10 to be **Credited to 2013 estimated tax** ▶ Refunded ▶	11	

Part VII-A Statements Regarding Activities

			Yes	No
1a	During the tax year, did the foundation attempt to influence any national, state, or local legislation or did it participate or intervene in any political campaign?	1a		X
b	Did it spend more than $100 during the year (either directly or indirectly) for political purposes (see Instructions for the definition)?	1b		X
	If the answer is "Yes" to **1a** or **1b**, attach a detailed description of the activities and copies of any materials published or distributed by the foundation in connection with the activities			
c	Did the foundation file **Form 1120-POL** for this year?	1c		X
d	Enter the amount (if any) of tax on political expenditures (section 4955) imposed during the year **(1)** On the foundation ▶ $ ______ **(2)** On foundation managers ▶ $ ______			
e	Enter the reimbursement (if any) paid by the foundation during the year for political expenditure tax imposed on foundation managers ▶ $ ______			
2	Has the foundation engaged in any activities that have not previously been reported to the IRS? If "Yes," attach a detailed description of the activities	2		X
3	Has the foundation made any changes, not previously reported to the IRS, in its governing instrument, articles of incorporation, or bylaws, or other similar instruments? If "Yes," attach a conformed copy of the changes	3		X
4a	Did the foundation have unrelated business gross income of $1,000 or more during the year?	4a		X
b	If "Yes," has it filed a tax return on **Form 990-T** for this year? N/A	4b		
5	Was there a liquidation, termination, dissolution, or substantial contraction during the year? If "Yes," attach the statement required by General Instruction T.	5		X
6	Are the requirements of section 508(e) (relating to sections 4941 through 4945) satisfied either • By language in the governing instrument, or • By state legislation that effectively amends the governing instrument so that no mandatory directions that conflict with the state law remain in the governing instrument?	6	X	
7	Did the foundation have at least $5,000 in assets at any time during the year? If "Yes," complete Part II, col (c), and Part XV	7	X	
8a	Enter the states to which the foundation reports or with which it is registered (see instructions) ▶ MI			
b	If the answer is "Yes" to line 7, has the foundation furnished a copy of Form 990-PF to the Attorney General (or designate) of each state as required by General Instruction G? If "No," attach explanation	8b	X	
9	Is the foundation claiming status as a private operating foundation within the meaning of section 4942(j)(3) or 4942(j)(5) for calendar year 2012 or the taxable year beginning in 2012 (see instructions for Part XIV)? If "Yes," complete Part XIV	9	X	
10	Did any persons become substantial contributors during the tax year? If "Yes," attach a schedule listing their names and addresses	10		X

Part VII-A Statements Regarding Activities (continued)

			Yes	No
11	At any time during the year, did the foundation, directly or indirectly, own a controlled entity within the meaning of section 512(b)(13)? If "Yes," attach schedule (see instructions)	11		X
12	Did the foundation make a distribution to a donor advised fund over which the foundation or a disqualified person had advisory privileges? If "Yes," attach statement (see instructions)	12		X
13	Did the foundation comply with the public inspection requirements for its annual returns and exemption application?	13	X	

Website address ▶ N/A

14 The books are in care of ▶ Kim Winters Telephone no ▶ 513-632-4234
700 E. Kearsley St.
Located at ▶ Flint MI ZIP+4 ▶ 48503

15 Section 4947(a)(1) nonexempt charitable trusts filing Form 990-PF in lieu of Form 1041 – Check here ▶ ☐
and enter the amount of tax-exempt interest received or accrued during the year ▶ 15

			Yes	No
16	At any time during calendar year 2012, did the foundation have an interest in or a signature or other authority over a bank, securities, or other financial account in a foreign country?	16		X
	See the instructions for exceptions and filing requirements for Form TD F 90-22 1 If "Yes," enter the name of the foreign country ▶			

Part VII-B Statements Regarding Activities for Which Form 4720 May Be Required

File Form 4720 if any item is checked in the "Yes" column, unless an exception applies. Yes No

1a During the year did the foundation (either directly or indirectly)
(1) Engage in the sale or exchange, or leasing of property with a disqualified person? ☐ Yes ☒ No
(2) Borrow money from, lend money to, or otherwise extend credit to (or accept it from) a disqualified person? ☐ Yes ☒ No
(3) Furnish goods, services, or facilities to (or accept them from) a disqualified person? ☐ Yes ☒ No
(4) Pay compensation to, or pay or reimburse the expenses of, a disqualified person? ☐ Yes ☒ No
(5) Transfer any income or assets to a disqualified person (or make any of either available for the benefit or use of a disqualified person)? ☐ Yes ☒ No
(6) Agree to pay money or property to a government official? **(Exception.** Check "No" if the foundation agreed to make a grant to or to employ the official for a period after termination of government service, if terminating within 90 days) ☐ Yes ☒ No

b If any answer is "Yes" to 1a(1)–(6), did **any** of the acts fail to qualify under the exceptions described in Regulations section 53 4941(d)-3 or in a current notice regarding disaster assistance (see instructions)? N/A **1b**
Organizations relying on a current notice regarding disaster assistance check here ▶ ☐

c Did the foundation engage in a prior year in any of the acts described in 1a, other than excepted acts, that were not corrected before the first day of the tax year beginning in 2012? N/A **1c**

2 Taxes on failure to distribute income (section 4942) (does not apply for years the foundation was a private operating foundation defined in section 4942(j)(3) or 4942(j)(5))

a At the end of tax year 2012, did the foundation have any undistributed income (lines 6d and 6e, Part XIII) for tax year(s) beginning before 2012? ☐ Yes ☒ No
If "Yes," list the years ▶ 20 , 20 , 20 , 20

b Are there any years listed in 2a for which the foundation is **not** applying the provisions of section 4942(a)(2) (relating to incorrect valuation of assets) to the year's undistributed income? (If applying section 4942(a)(2) to **all** years listed, answer "No" and attach statement – see instructions) N/A **2b**

c If the provisions of section 4942(a)(2) are being applied to **any** of the years listed in 2a, list the years here
▶ 20 , 20 , 20 , 20

3a Did the foundation hold more than a 2% direct or indirect interest in any business enterprise at any time during the year? ☒ Yes ☐ No

			Yes	No
b	If "Yes," did it have excess business holdings in 2012 as a result of **(1)** any purchase by the foundation or disqualified persons after May 26, 1969, **(2)** the lapse of the 5-year period (or longer period approved by the Commissioner under section 4943(c)(7)) to dispose of holdings acquired by gift or bequest, or **(3)** the lapse of the 10-, 15-, or 20-year first phase holding period? (Use Schedule C, Form 4720, to determine if the foundation had excess business holdings in 2012)	3b		X
4a	Did the foundation invest during the year any amount in a manner that would jeopardize its charitable purposes?	4a		X
b	Did the foundation make any investment in a prior year (but after December 31, 1969) that could jeopardize its charitable purpose that had not been removed from jeopardy before the first day of the tax year beginning in 2012?	4b		X

Part VII-B Statements Regarding Activities for Which Form 4720 May Be Required (continued)

5a During the year did the foundation pay or incur any amount to			
(1) Carry on propaganda, or otherwise attempt to influence legislation (section 4945(e))?	☐ Yes ☒ No		
(2) Influence the outcome of any specific public election (see section 4955), or to carry on, directly or indirectly, any voter registration drive?	☐ Yes ☒ No		
(3) Provide a grant to an individual for travel, study, or other similar purposes?	☐ Yes ☒ No		
(4) Provide a grant to an organization other than a charitable, etc , organization described in section 509(a)(1), (2), or (3), or section 4940(d)(2)? (see instructions)	☐ Yes ☒ No		
(5) Provide for any purpose other than religious, charitable, scientific, literary, or educational purposes, or for the prevention of cruelty to children or animals?	☐ Yes ☒ No		
b If any answer is "Yes" to 5a(1)–(5), did **any** of the transactions fail to qualify under the exceptions described in Regulations section 53 4945 or in a current notice regarding disaster assistance (see instructions)?	N/A	**5b**	
Organizations relying on a current notice regarding disaster assistance check here	▶ ☐		
c If the answer is "Yes" to question 5a(4), does the foundation claim exemption from the tax because it maintained expenditure responsibility for the grant?	N/A ☐ Yes ☐ No		
If "Yes," attach the statement required by Regulations section 53 4945–5(d)			
6a Did the foundation, during the year, receive any funds, directly or indirectly, to pay premiums on a personal benefit contract?	☐ Yes ☒ No		
b Did the foundation, during the year, pay premiums, directly or indirectly, on a personal benefit contract?		**6b**	X
If "Yes" to 6b, file Form 8870			
7a At any time during the tax year, was the foundation a party to a prohibited tax shelter transaction?	☐ Yes ☒ No		
b If "Yes," did the foundation receive any proceeds or have any net income attributable to the transaction?	N/A	**7b**	

Part VIII Information About Officers, Directors, Trustees, Foundation Managers, Highly Paid Employees, and Contractors

1 List all officers, directors, trustees, foundation managers and their compensation (see instructions).

(a) Name and address	(b) Title, and average hours per week devoted to position	(c) Compensation (If not paid, enter -0-)	(d) Contributions to employee benefit plans and deferred compensation	(e) Expense account, other allowances
See Statement 14				

2 Compensation of five highest-paid employees (other than those included on line 1 – see instructions). If none, enter "NONE."

(a) Name and address of each employee paid more than $50,000	(b) Title, and average hours per week devoted to position	(c) Compensation	(d) Contributions to employee benefit plans and deferred compensation	(e) Expense account, other allowances
NONE				

Total number of other employees paid over $50,000 ▶ 0

Part VIII Information About Officers, Directors, Trustees, Foundation Managers, Highly Paid Employees, and Contractors (continued)

3 Five highest-paid independent contractors for professional services (see instructions). If none, enter "NONE."

(a) Name and address of each person paid more than $50,000	(b) Type of service	(c) Compensation
Piper Realty Company Flint 5454 Gateway Centre MI 48507	Management comp	326,745
Total number of others receiving over $50,000 for professional services ▶		0

Part IX-A Summary of Direct Charitable Activities

List the foundation's four largest direct charitable activities during the tax year Include relevant statistical information such as the number of organizations and other beneficiaries served, conferences convened, research papers produced, etc	Expenses
1 Operation of homes for elderly women and seniors with low and moderate income (285 units total)	1,856,073
2 Grants to other 501(c)(3) organizations	114,000
3	
4	

Part IX-B Summary of Program-Related Investments (see instructions)

Describe the two largest program-related investments made by the foundation during the tax year on lines 1 and 2	Amount
1 N/A	
2	
All other program-related investments See instructions 3	
Total. Add lines 1 through 3 ▶	

Part X Minimum Investment Return (All domestic foundations must complete this part. Foreign foundations, see instructions.)

1	Fair market value of assets not used (or held for use) directly in carrying out charitable, etc , purposes:		
a	Average monthly fair market value of securities	1a	20,811,223
b	Average of monthly cash balances	1b	845,433
c	Fair market value of all other assets (see instructions)	1c	0
d	**Total** (add lines 1a, b, and c)	1d	21,656,656
e	Reduction claimed for blockage or other factors reported on lines 1a and 1c (attach detailed explanation) — 1e: 0		
2	Acquisition indebtedness applicable to line 1 assets	2	0
3	Subtract line 2 from line 1d	3	21,656,656
4	Cash deemed held for charitable activities Enter 1½% of line 3 (for greater amount, see instructions)	4	324,850
5	**Net value of noncharitable-use assets.** Subtract line 4 from line 3 Enter here and on Part V, line 4	5	21,331,806
6	**Minimum investment return.** Enter 5% of line 5	6	1,066,590

Part XI Distributable Amount (see instructions) (Section 4942(j)(3) and (j)(5) private operating foundations and certain foreign organizations check here ▶ [X] and do not complete this part)

1	Minimum investment return from Part X, line 6	1	
2a	Tax on investment income for 2012 from Part VI, line 5 — 2a		
b	Income tax for 2012 (This does not include the tax from Part VI) — 2b		
c	Add lines 2a and 2b	2c	
3	Distributable amount before adjustments Subtract line 2c from line 1	3	
4	Recoveries of amounts treated as qualifying distributions	4	
5	Add lines 3 and 4	5	
6	Deduction from distributable amount (see instructions)	6	
7	**Distributable amount** as adjusted Subtract line 6 from line 5 Enter here and on Part XIII, line 1	7	

Part XII Qualifying Distributions (see instructions)

1	Amounts paid (including administrative expenses) to accomplish charitable, etc , purposes		
a	Expenses, contributions, gifts, etc – total from Part I, column (d), line 26	1a	1,970,073
b	Program-related investments – total from Part IX-B	1b	
2	Amounts paid to acquire assets used (or held for use) directly in carrying out charitable, etc , purposes	2	427,860
3	Amounts set aside for specific charitable projects that satisfy the		
a	Suitability test (prior IRS approval required)	3a	
b	Cash distribution test (attach the required schedule)	3b	
4	**Qualifying distributions.** Add lines 1a through 3b Enter here and on Part V, line 8, and Part XIII, line 4	4	2,397,933
5	Foundations that qualify under section 4940(e) for the reduced rate of tax on net investment income Enter 1% of Part I, line 27b (see instructions)	5	0
6	**Adjusted qualifying distributions.** Subtract line 5 from line 4	6	2,397,933

Note. The amount on line 6 will be used in Part V, column (b), in subsequent years when calculating whether the foundation qualifies for the section 4940(e) reduction of tax in those years

Part XIII Undistributed Income (see instructions)

		(a) Corpus	(b) Years prior to 2011	(c) 2011	(d) 2012
1 Distributable amount for 2012 from Part XI, line 7					
2 Undistributed income, if any, as of the end of 2012					
a Enter amount for 2011 only					
b Total for prior years 20____ , 20____ , 20____					
3 Excess distributions carryover, if any, to 2012					
a From 2007					
b From 2008					
c From 2009					
d From 2010					
e From 2011					
f Total of lines 3a through e					
4 Qualifying distributions for 2012 from Part XII, line 4 ▶ $ 2,397,933					
a Applied to 2011, but not more than line 2a					
b Applied to undistributed income of prior years (Election required – see instructions)					
c Treated as distributions out of corpus (Election required – see instructions)					
d Applied to 2012 distributable amount					
e Remaining amount distributed out of corpus		2,397,933			
5 Excess distributions carryover applied to 2012 (If an amount appears in column (d), the same amount must be shown in column (a).)					
6 **Enter the net total of each column as indicated below:**					
a Corpus Add lines 3f, 4c, and 4e Subtract line 5		2,397,933			
b Prior years' undistributed income Subtract line 4b from line 2b					
c Enter the amount of prior years' undistributed income for which a notice of deficiency has been issued, or on which the section 4942(a) tax has been previously assessed					
d Subtract line 6c from line 6b Taxable amount – see instructions					
e Undistributed income for 2011 Subtract line 4a from line 2a Taxable amount – see instructions					
f Undistributed income for 2012 Subtract lines 4d and 5 from line 1 This amount must be distributed in 2013					
7 Amounts treated as distributions out of corpus to satisfy requirements imposed by section 170(b)(1)(F) or 4942(g)(3) (see instructions)					
8 Excess distributions carryover from 2007 not applied on line 5 or line 7 (see instructions)					
9 **Excess distributions carryover to 2013.** Subtract lines 7 and 8 from line 6a					
10 Analysis of line 9					
a Excess from 2008					
b Excess from 2009					
c Excess from 2010					
d Excess from 2011					
e Excess from 2012					

Part XIV . Private Operating Foundations (see instructions and Part VII-A, question 9)

1a If the foundation has received a ruling or determination letter that it is a private operating foundation, and the ruling is effective for 2012, enter the date of the ruling ▶ 12/18/86

b Check box to indicate whether the foundation is a private operating foundation described in section [X] 4942(j)(3) or [ ] 4942(j)(5)

	Tax year (a) 2012	Prior 3 years (b) 2011	(c) 2010	(d) 2009	(e) Total
2a Enter the lesser of the adjusted net income from Part I or the minimum investment return from Part X for each year listed	1,066,590	1,014,751	1,002,245	934,343	4,017,929
b 85% of line 2a	906,602	862,538	851,908	794,192	3,415,240
c Qualifying distributions from Part XII, line 4 for each year listed	2,397,933	5,387,202	1,046,087	1,010,402	9,841,624
d Amounts included in line 2c not used directly for active conduct of exempt activities					
e Qualifying distributions made directly for active conduct of exempt activities Subtract line 2d from line 2c	2,397,933	5,387,202	1,046,087	1,010,402	9,841,624
3 Complete 3a, b, or c for the alternative test relied upon					
a "Assets" alternative test – enter (1) Value of all assets					
(2) Value of assets qualifying under section 4942(j)(3)(B)(i)					
b "Endowment" alternative test – enter 2/3 of minimum investment return shown in Part X, line 6 for each year listed	711,060	676,501	710,757	722,952	2,821,270
c "Support" alternative test – enter (1) Total support other than gross investment income (interest, dividends, rents, payments on securities loans (section 512(a)(5)), or royalties)					
(2) Support from general public and 5 or more exempt organizations as provided in section 4942(j)(3)(B)(iii)					
(3) Largest amount of support from an exempt organization					
(4) Gross investment income					

Part XV Supplementary Information (Complete this part only if the foundation had $5,000 or more in assets at any time during the year – see instructions.)

1 Information Regarding Foundation Managers:

a List any managers of the foundation who have contributed more than 2% of the total contributions received by the foundation before the close of any tax year (but only if they have contributed more than $5,000) (See section 507(d)(2))

N/A

b List any managers of the foundation who own 10% or more of the stock of a corporation (or an equally large portion of the ownership of a partnership or other entity) of which the foundation has a 10% or greater interest

N/A

2 Information Regarding Contribution, Grant, Gift, Loan, Scholarship, etc., Programs:

Check here ▶ [X] if the foundation only makes contributions to preselected charitable organizations and does not accept unsolicited requests for funds If the foundation makes gifts, grants, etc (see instructions) to individuals or organizations under other conditions, complete items 2a, b, c, and d

a The name, address, and telephone number or e-mail of the person to whom applications should be addressed

N/A

b The form in which applications should be submitted and information and materials they should include

N/A

c Any submission deadlines

N/A

d Any restrictions or limitations on awards, such as by geographical areas, charitable fields, kinds of institutions, or other factors

N/A

Part XV Supplementary Information (continued)

3 Grants and Contributions Paid During the Year or Approved for Future Payment

Recipient Name and address (home or business)	If recipient is an individual, show any relationship to any foundation manager or substantial contributor	Foundation status of recipient	Purpose of grant or contribution	Amount
a Paid during the year				
Valley Area Agency on Agi 711 N. Saginaw St. Flint MI 48503		501(C)(3)	Genl oper	45,000
Court Street Village 727 East St. Flint MI 48503		501(c)(3)	Genl oper	10,000
McLaren Foundation 401 S. Ballenger Flint MI 48532		501(c)(3)	Genl oper	10,000
Whaley Historical House 624 E. Kearsley St. Flint MI 48503		501(c)(3)	Genl oper	48,000
University of Michigan - Flint 303 E. Kearsley St. Flint MI 48502		501(c)(3)	Genl oper	1,000
Total			▶ 3a	114,000
b Approved for future payment N/A				
Total			▶ 3b	

Part XVI-A Analysis of Income-Producing Activities

Enter gross amounts unless otherwise indicated	Unrelated business income (a) Business code	Unrelated business income (b) Amount	Excluded by section 512, 513, or 514 (c) Exclusion code	Excluded by section 512, 513, or 514 (d) Amount	(e) Related or exempt function income (See instructions)
1 Program service revenue					
a					
b					
c					
d					
e					
f					
g Fees and contracts from government agencies					
2 Membership dues and assessments					
3 Interest on savings and temporary cash investments					
4 Dividends and interest from securities			14	618,473	
5 Net rental income or (loss) from real estate					
a Debt-financed property					
b Not debt-financed property					
6 Net rental income or (loss) from personal property					
7 Other investment income			14	28,881	
8 Gain or (loss) from sales of assets other than inventory			14	800,102	
9 Net income or (loss) from special events					
10 Gross profit or (loss) from sales of inventory					
11 Other revenue a					
b Rent					1,703,838
c Miscellaneous					34,341
d					
e					
12 Subtotal Add columns (b), (d), and (e)		0		1,447,456	1,738,179

13 **Total.** Add line 12, columns (b), (d), and (e) 13 3,185,635

(See worksheet in line 13 instructions to verify calculations)

Part XVI-B Relationship of Activities to the Accomplishment of Exempt Purposes

Line No. ▼	Explain below how each activity for which income is reported in column (e) of Part XVI-A contributed importantly to the accomplishment of the foundation's exempt purposes (other than by providing funds for such purposes) (See instructions)
11a	Rent from women in home
11b	Miscellaneous reimbursement for expenses

DAA

Part XVII Information Regarding Transfers To and Transactions and Relationships With Noncharitable Exempt Organizations

			Yes	No
1	Did the organization directly or indirectly engage in any of the following with any other organization described in section 501(c) of the Code (other than section 501(c)(3) organizations) or in section 527, relating to political organizations?			
a	Transfers from the reporting foundation to a noncharitable exempt organization of			
	(1) Cash	1a(1)		X
	(2) Other assets	1a(2)		X
b	Other transactions			
	(1) Sales of assets to a noncharitable exempt organization	1b(1)		X
	(2) Purchases of assets from a noncharitable exempt organization	1b(2)		X
	(3) Rental of facilities, equipment, or other assets	1b(3)		X
	(4) Reimbursement arrangements	1b(4)		X
	(5) Loans or loan guarantees	1b(5)		X
	(6) Performance of services or membership or fundraising solicitations	1b(6)		X
c	Sharing of facilities, equipment, mailing lists, other assets, or paid employees	1c		X

d If the answer to any of the above is "Yes," complete the following schedule Column (b) should always show the fair market value of the goods, other assets, or services given by the reporting foundation If the foundation received less than fair market value in any transaction or sharing arrangement, show in column (d) the value of the goods, other assets, or services received

(a) Line no	(b) Amount involved	(c) Name of noncharitable exempt organization	(d) Description of transfers, transactions, and sharing arrangements
N/A			

2a Is the foundation directly or indirectly affiliated with, or related to, one or more tax-exempt organizations described in section 501(c) of the Code (other than section 501(c)(3)) or in section 527? ☐ Yes ☒ No

b If "Yes," complete the following schedule

(a) Name of organization	(b) Type of organization	(c) Description of relationship
N/A		

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

May the IRS discuss this return with the preparer shown below (see instructions)? ☐ Yes ☐ No

Signature of officer or trustee | Date | Title: Treasurer

Paid Preparer Use Only

Print/Type preparer's name	Preparer's signature	Date	Check ☐ if self-employed
Jane M. Johnson		11/12/13	
Firm's name ▶ Yeo & Yeo, P.C.		PTIN	P00229032
Firm's address ▶ 4468 Oak Bridge Dr. Flint, MI 48532-5422		Firm's EIN ▶	38-2706146
		Phone no	810-732-3000

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Statement 1 - Form 990-PF, Part I, Line 6a - Sale of Assets

Description: Whom Sold	Description: Date Acquired	Description: Date Sold	How Received: Sale Price	Cost	Expense	Depreciation	Net Gain / Loss
Carpet disposal	Various	7/15/12	Purchase $	$ 15,905	$	$ 15,905	$
See attached Summit Statement	Various	Various	Purchase 2,741,442	2,694,180			47,262
See attached Summit Statement	Various	Various	Purchase 3,719,334	2,966,886			752,448
JM Smucker	Various	Various	Purchase	708			-708
Total			$ 6,460,776	$ 5,677,679	$ 0	$ 15,905	$ 799,002

Statement 2 - Form 990-PF, Part I, Line 11 - Other Income

Description	Revenue per Books	Net Investment Income	Adjusted Net Income
Trust income	$ 28,881	$ 28,881	$ 28,881
Rent	1,703,838		1,703,838
Miscellaneous	34,341		34,341
Total	$ 1,767,060	$ 28,881	$ 1,767,060

Statement 3 - Form 990-PF, Part I, Line 16a - Legal Fees

Description	Total	Net Investment	Adjusted Net	Charitable Purpose
Indirect Legal Fees	$ 4,829	$	$	$ 4,829
Total	$ 4,829	$ 0	$ 0	$ 4,829

Federal Statements

Statement 4 - Form 990-PF, Part I, Line 16b - Accounting Fees

Description	Total	Net Investment	Adjusted Net	Charitable Purpose
Indirect Accounting Fees	$ 6,400	$	$	$ 6,400
Total	$ 6,400	$ 0	$ 0	$ 6,400

Statement 5 - Form 990-PF, Part I, Line 16c - Other Professional Fees

Description	Total	Net Investment	Adjusted Net	Charitable Purpose
Investment management fees	$ 126,565	$ 126,565	$ 126,565	$
Payroll services	395			395
Management fees	326,745			326,745
Total	$ 453,705	$ 126,565	$ 126,565	$ 327,140

Statement 6 - Form 990-PF, Part I, Line 18 - Taxes

Description	Total	Net Investment	Adjusted Net	Charitable Purpose
Real estate taxes	$ 36,975	$	$	$ 36,975
Licenses and permits	470			470
Foreign taxes	3,352	3,352		
Total	$ 40,797	$ 3,352	$ 0	$ 37,445

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation

Description							
Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
BUILDING							
6/30/74	$ 664,376	$ 622,853	S/L	40	$ 16,609	$	$

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description							
Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
ARCHITECT FEES							
6/30/75	$ 2,760	$ 2,583	S/L	39	$ 71	$	$
ELECTRICAL							
6/30/75	905	848	S/L	39	23		
SOUTH WING							
6/30/76	68,710	64,189	S/L	38	1,808		
SOUTH WING							
12/31/77	8,025	7,593	S/L	37	217		
KITCHEN COOLING							
12/19/80	1,066	1,066	S/L	10			
KITCHEN AIR CONDITIONING							
8/28/81	11,996	11,996	S/L	15			
WINDOW REPLACEMENT							
10/02/89	5,781	5,781	S/L	10			
EXPANSION							
7/01/91	544,929	279,276	S/L	40	13,623		
PORCH ENCLOSURE							
1/23/90	3,800	3,800	S/L	10			
LANDSCAPING							
7/27/92	3,512	3,512	S/L	5			
29 GFIC							
12/24/93	843	843	S/L	5			
CHILLED WATER COIL							
5/03/93	5,500	5,500	S/L	10			
FIRE ALARM/SMOKE DETECTOR							
6/30/94	12,575	12,575	S/L	10			
REMODEL 2 ROOMS							
10/01/94	2,597	2,597	S/L	10			
SANITARY DRAIN							
12/14/94	2,232	2,232	S/L	10			
WROUGHT IRON RAIL							
7/26/94	675	675	S/L	10			
REMODEL 2 ROOMS							
4/11/95	11,029	11,029	S/L	10			

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
REMODEL SUITE 207 10/30/95	$ 9,146	$ 9,146	S/L	10	$	$	$
BASEMENT PARTITION 6/27/95	928	928	S/L	10			
PORCH ENCLOSURE 11/27/95	1,500	1,500	S/L	10			
PORCH ENCLOSURE 1/08/96	3,960	3,960	S/L	10			
REMODELING 4 ROOMS T SUITES 7/17/96	18,756	18,756	S/L	10			
LANDSCAPING 8/20/96	3,930	3,930	S/L	5			
ROOM 219 REMODELING 10/20/97	11,229	11,229	S/L	10			
HANDRAIL 1/05/98	570	570	S/L	10			
KITCHEN EXHAUST SYSTEM 5/04/98	4,200	4,200	S/L	10			
AIR CONDITIONING UNIT 6/29/98	2,950	2,950	S/L	10			
3 CEILING FANS 8/03/98	1,025	1,025	S/L	10			
STAIRTREADS 10/05/98	1,714	1,714	S/L	7			
LIGHT FIXTURES 11/16/98	3,339	3,339	S/L	10			
REMODEL KITCHEN CABINET 12/22/98	5,119	5,119	S/L	10			
CONVERT SUITES #202 7 #204 12/22/98	11,941	11,941	S/L	10			
NEW ROOF OVER BOILER ROOM 12/30/98	1,850	1,850	S/L	10			
CIRCUITS 12/30/98	2,000	2,000	S/L	10			

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
HUMIDIFICATION SYSTEM							
1/11/99	$ 11,687	$ 11,687	S/L	10	$	$	$
CONVERT SUITES #100 & #102							
12/13/99	13,256	13,256	S/L	10			
CONVERT SUTIES #103 & #105							
12/13/99	12,469	12,469	S/L	10			
ELEVATOR MODERATIONS							
7/20/99	9,985	9,985	S/L	10			
CARPET							
3/24/00	468	468	S/L	7			
SLIPCOVERS							
3/28/00	2,700	2,700	S/L	5			
CARPET							
4/25/00	706	706	S/L	7			
LIMESTONE BASE							
6/05/00	2,190	2,190	S/L	7			
REMODEL ROOMS 215 & 217							
6/05/00	12,584	12,584	S/L	10			
LIMESTONE BASE							
6/12/00	864	864	S/L	7			
ARCHITECT FEES							
12/13/99	2,072	2,072	S/L	10			
PARK WHITING-ADDITIONS							
4/18/01	8,500	2,325	S/L	39	218		
RANDOLPH PIPER-ADDITION							
4/23/01	500	137	S/L	39	13		
GOULD ENGINEERING-ADDITION							
6/18/01	7,000	1,885	S/L	39	179		
PARK WHITING-ADDITIONS							
7/18/01	56,626	15,124	S/L	39	1,452		
PARK WHITING-ADDITIONS							
8/22/01	20,935	5,547	S/L	39	537		
STATE OF MICHIGAN-ADDITIONS							
8/28/01	10,950	2,901	S/L	39	281		

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
PARK WHITING-ADDITIONS 10/30/01	$ 21,222	$ 5,532	S/L	39	$ 544	$	$
PARK WHITING-ADDITIONS 10/31/01	20,308	5,294	S/L	39	521		
PARK WHITING-ADDITIONS 12/05/01	18,000	4,654	S/L	39	461		
PARK WHITING-ADDITIONS 12/11/01	82,860	21,423	S/L	39	2,125		
PARK WHITING-ADDITIONS 1/14/02	126,740	32,497	S/L	39	3,250		
PARK WHITING-ADDITIONS 2/08/02	77,433	19,689	S/L	39	1,985		
PARK WHITING-ADDITIONS 3/05/02	95,480	24,074	S/L	39	2,448		
PARK WHITING-ADDITIONS 4/04/02	108,416	27,104	S/L	39	2,780		
PARK WHITING-ADDITIONS 5/10/02	103,718	25,708	S/L	39	2,659		
PARK WHITING-ADDITIONS 6/06/02	211,435	51,955	S/L	39	5,421		
PARK WHITING-ADDITIONS 7/11/02	319,646	77,863	S/L	39	8,196		
PARK WHITING-ADDITIONS 8/08/02	218,353	52,722	S/L	39	5,599		
PARK WHITING-ADDITIONS 10/02/02	76,239	18,082	S/L	39	1,955		
PERMITS-ADDITIONS 10/08/02	13,688	3,246	S/L	39	351		
PARK WHITING-ADDITIONS 11/18/02	102,062	23,771	S/L	39	2,617		
PARK WHITING-ADDITIONS 12/09/02	66,337	15,450	S/L	39	1,701		
PROPERTY PURCHASE DEPOSIT 12/31/02	2,000	462	S/L	39	51		

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description / Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
PARK WHITING-ADDITIONS							
9/05/02	$ 233,180	$ 55,804	S/L	39	$ 5,979	$	$
REMODEL BATHROOM							
5/13/02	7,850	7,588	S/L	10	262		
BUILDING							
2/01/03	134,044	30,647	S/L	39	3,437		
ROOF REPLACEMENT							
11/05/03	19,030	15,541	S/L	10	1,903		
CARPET							
5/17/04	2,447	2,447	S/L	7			
ALARM SOUNDERS							
6/01/04	1,489	1,489	S/L	5			
DRIVEWAY REBUILD							
9/13/04	5,750	5,750	S/L	5			
FENCING							
9/06/05	7,167	3,026	S/L	15	478		
FENCE-THOMPSON ST							
11/15/05	1,905	783	S/L	15	127		
SHOWER REPAIR							
5/01/92	2,230	2,230	S/L	7			
CARPET 1ST FLOOR							
11/06/97	4,085	4,085	S/L	7			
STOVE							
12/09/97	3,410	3,410	S/L	5			
FURNITURE							
12/31/74	56,174	56,174	S/L	10			
AIR CONDITIONING UNIT							
12/31/75	380	380	S/L	10			
APPRAISAL FURNITURE							
12/31/75	7,264	7,264	S/L	10			
FURNITURE							
12/31/76	17,728	17,728	S/L	10			
LOVE SEAT							
3/07/79	594	594	S/L	10			

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
CARPET 2/18/89	$ 6,912	$ 6,912	S/L	7	$	$	$
6 SIDE CHAIR 10/02/89	2,604	2,604	S/L	5			
4 42" ROUND TABLES 6/05/90	3,134	3,134	S/L	5			
CARPET 4/29/91	7,068	7,068	S/L	7			
FURNITURE 7/01/91	11,901	11,901	S/L	5			
PAINTING BASEMENT 2/03/92	875	875	S/L	7			
CARPET 2/24/92	1,926	1,926	S/L	7			
GARBAGE DISPOSAL 5/01/92	960	960	S/L	5			
MATTRESS/SPRINGS 7/18/92	897	897	S/L	5			
TABLE & CHAIRS 7/14/92	492	492	S/L	5			
STORAGE LOCKERS 7/28/92	1,971	1,971	S/L	5			
CHIPPER/SHREDDER 4/20/93	595	595	S/L	5			
LOCKERS 1/24/95	598	598	S/L	7			
TIME CLOCK 3/02/95	540	540	S/L	5			
TRACK LIGHTING 4/11/95	688	688	S/L	7			
2 REFRIGERATORS 10/30/95	594	594	S/L	5			
COPIER 10/30/95	1,626	1,626	S/L	5			

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
CABINETRY							
4/11/95 $	2,671 $	2,671	S/L	7 $		$	$
LIGHT FIXTURES							
1/20/96	2,583	2,583	S/L	7			
CARPET 2ND FLOOR							
1/07/97	1,040	1,040	S/L	7			
PORCH FURNITURES							
7/10/97	2,520	2,520	S/L	5			
COMPUTER DESK							
8/11/97	422	422	S/L	5			
TV SET							
1/05/98	1,295	1,295	S/L	5			
CARPETING LOUNGE							
5/11/98	304	304	S/L	7			
COMPUTER PRINTER							
6/15/98	300	300	S/L	5			
FREEZER							
5/06/98	3,662	3,662	S/L	5			
6 LOUNGE CHAIRS							
6/16/98	482	482	S/L	5			
PANELS FOR BASEMENT							
7/06/98	442	442	S/L	5			
NEW FURNITURE							
12/04/98	20,000	20,000	S/L	5			
KITCHEN TILE							
11/10/98	950	950	S/L	7			
CARPETING #204							
11/24/98	660	660	S/L	7			
FREEZER							
12/15/98	3,014	3,014	S/L	5			
CARPET							
1/14/99	380	380	S/L	7			
DINING ROOM CHAIRS							
2/15/99	9,452	9,452	S/L	5			

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Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
2 LOVE SEATS, 1 SOFA, 2 LAMPS							
3/09/99	$ 6,691	$ 6,691	S/L	5	$	$	$
CARPET							
3/24/99	835	835	S/L	7			
CHAIR PILLOWS							
3/29/99	225	225	S/L	5			
4 MATTRESS/SPRINGS							
5/20/99	1,245	1,245	S/L	5			
CARPET							
11/22/99	1,363	1,363	S/L	7			
CARPET SCUBBER							
12/04/00	1,599	1,599	S/L	5			
BARBARA KOEGEL INT.-FURNITURE							
10/11/01	25,000	25,000	S/L	5			
FURNITURE AT WHALEY							
12/31/01	1	1	S/L	1			
11 PASSENGER BUS							
2/11/02	36,796	36,796	S/L	5			
TELEPHONE SYSTEM							
12/05/02	27,801	27,801	S/L	5			
BARBARA KOEGEL-FURNITURE							
9/18/02	45,705	45,705	S/L	5			
SATELLITE SYSTEM							
5/14/02	22,000	22,000	S/L	5			
MAILBOXES							
6/17/02	935	935	S/L	5			
REFRIGERATORS							
9/18/02	1,791	1,791	S/L	5			
SECURITY SYSTEM							
10/03/02	27,697	27,697	S/L	5			
VACUUMS							
12/09/02	257	257	S/L	5			
FURNITURE							
1/14/03	31,106	31,106	S/L	5			

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Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
COMPUTER 5/19/03	$ 1,364	$ 1,364	S/L	5	$	$	$
EXERCISE 6/09/03	355	355	S/L	5			
TABLES AND CHAIRS 11/10/03	1,689	1,689	S/L	5			
FLAG POLE 12/10/03	835	835	S/L	5			
SNOW THROWER 1/14/04	699	699	S/L	5			
TABLE AND CHAIRS 2/11/04	1,800	1,800	S/L	5			
CREDENZA 2/11/04	750	750	S/L	5			
LAWN MOWER 4/28/04	377	377	S/L	5			
CREDENZA 6/24/04	785	785	S/L	5			
CHAIRS 5/10/04	280	280	S/L	5			
DIRECT TV 7/19/04	7,702	7,702	S/L	5			
REFRIGERATORS 8/09/04	2,800	2,800	S/L	5			
DIRECT TV 8/16/04	979	979	S/L	5			
CURBING 10/08/04	1,042	1,042	S/L	5			
COPY MACHINE 11/17/04	3,395	3,395	S/L	3			
12 CHANNEL DIGITAL SYSTEM 1/24/05	4,000	4,000	S/L	5			
CHAIN SAW 2/07/05	59	59	S/L	3			

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
GENERATOR 3/09/05	$ 75,802	$ 51,798	S/L	10	$ 7,580	$	$
BIRD AVIARY 5/09/05	5,159	5,159	S/L	5			
AIR CONDITIONING UNIT 5/11/05	1,009	1,009	S/L	5			
6 REFRIGERATOR 8/15/05	1,194	1,194	S/L	5			
3 BATTERY BACK UP UNITS 8/29/05	378	378	S/L	3			
COMPUTERS 1/15/05	2,063	2,063	S/L	5			
COMPUTER 11/01/05	1,687	1,687	S/L	5			
GENERATOR 6/05/06	4,114	2,297	S/L	10	411		
REPAIR SIDEWALK 6/19/06	500	275	S/L	10	50		
COVER FACIA & TECTUM rEPAIR 10/16/06	19,360	10,003	S/L	10	1,936		
REROUT UNDERGROUND WIRING 11/07/06	6,551	3,385	S/L	10	655		
2 PICTURES 7/07/93	925			0			
5 PICTURES 10/07/93	800			0			
LAUNDRY MACHINE 2/26/07	11,433	7,894	S/L	7	1,634		
WATER HEATER 3/26/07	8,850	6,005	S/L	7	1,265		
GAS DRYER 6/11/07	652	427	S/L	7	93		
GAZEBO/PLANTERS 6/18/07	3,876	1,744	S/L	10	388		

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
DISHWASHER							
9/03/07	$ 2,995	$ 1,854	S/L	7	$ 428	$	$
ARMCHAIRS							
4/07/08	1,600	1,350	200DB	7	72		
LAWN MOWER							
5/15/08	1,258	923	S/L	5	251		
SECURITY SYSTEM							
9/15/08	13,637	4,546	S/L	10	1,363		
FENCE							
10/15/08	8,265	1,791	S/L	15	551		
SIGN - Received in trade for asset # 154							
10/15/08	4,450	2,893	S/L	5	890		
WASHER - Received in trade for asset # 99							
5/12/08	550	403	S/L	5	110		
Storm drain repair							
8/17/09	6,585	1,537	S/L	10	658		
LANDSCAPING - received in trade for asset # 6							
11/01/10	9,300	2,170	S/L	5	1,860		
Turbo Air 2 door refridgerator (basement)							
8/24/11	3,145	210	S/L	5	629		
2006 John Deer LX178 Riding Lawnmower							
10/17/11	1,000	33	S/L	5	200		
Landscaping							
6/15/11	5,827	680	S/L	5	1,165		
Bldg - CSV West							
2/10/11	1,226,903	39,038	S/L	27.5	44,614		
Land - CSV West							
2/10/11	136,322			0			
Carpeting - CSV West							
12/01/11	40,710	2,035	200DB	5	15,470		
Bldg - CSV East							
2/10/11	1,642,000	52,245	S/L	27.5	59,710		
Land - CSV East							
2/10/11	182,445			0			

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description / Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
Roof repair - CSV East							
6/22/11	$ 96,500	$ 4,523	150DB	20	$ 6,899	$	$
Roof repair - CSV East							
10/13/11	98,607	924	150DB	20	7,327		
2012 Chevrolet Impala							
9/12/12	22,901		S/L	5	1,527		
McFarlan Home Sign deposit							
12/11/12	4,985			0			
Carpet - lobby							
7/15/12	22,000		S/L	5	2,200		
Paint, railing, plumbing, etc.							
7/15/12	10,950		S/L	7	782		
HP Laptop							
7/01/12	763		S/L	5	76		
406 Thompson Street - DEMOLISHED							
12/26/12	15,108			0			
Furnishings							
7/24/12	40,675		S/L	5	3,390		
Decorating							
11/13/12	11,750		S/L	5	392		
Sign							
12/11/12	3,872		S/L	7	46		
Carpet - Unit 202							
4/05/12	1,430		S/L	5	214		
Carpet - Unit 246							
4/05/12	771		S/L	5	116		
Carpet - Unit 328							
5/22/12	1,063		S/L	5	124		
Carpet - Unit 332							
5/22/12	884		S/L	5	103		
Vinyl - Unit 249							
6/14/12	749		S/L	5	87		
Carpet - Unit 249							
7/11/12	751		S/L	5	75		

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
Carpet - Unit 248 7/11/12	$ 761	$	S/L	5	$ 76	$	$
Carpet - Unit 109 7/11/12	759		S/L	5	76		
Carpet - Unit 303 9/07/12	862		S/L	5	57		
Carpet - Unit 223 9/28/12	1,092		S/L	5	55		
Carpet - Unit 319 & 304 10/12/12	1,053		S/L	5	53		
Carpet - Unit 340 10/19/12	777		S/L	5	26		
Carpet/Vinyl - Unit 121 9/21/12	1,789		S/L	5	89		
Carpet - Unit 128 & 337 11/23/12	977		S/L	5	16		
Elevator repairs 9/01/12	8,509		S/L	15	189		
Landscaping 8/30/12	3,725		S/L	15	83		
Boiler repair 12/13/12	4,679		S/L	7	56		
Carpet - hallway 2/28/12	15,857		S/L	5	2,643		
Vinyl - Unit 116 3/29/12	1,051		S/L	5	158		
Flooring - Unit 333 3/29/12	1,127		S/L	5	169		
Carpet - Unit 201 2/17/12	706		S/L	5	118		
Carpet - Unit 124 11/26/12	1,691		S/L	5	28		
Landscaping 8/30/12	7,455		S/L	15	166		

Federal Statements

Statement 7 - Form 990-PF, Part I, Line 19 - Depreciation (continued)

Description Date Acquired	Cost Basis	Prior Year Depreciation	Method	Life	Current Year Depreciation	Net Investment Income	Adjusted Net Income
Furnaces (15)							
9/19/12	$ 126,435	$	S/L	15	$ 2,107	$	$
Sign							
12/11/12	3,872		S/L	7	46		
Refridgerators (2) - $613.74 each							
3/31/12	1,227		S/L	5	184		
Refridgerators (2) - $613.74 each							
3/31/12	1,227		S/L	5	184		
Dishwasher							
4/02/12	638		S/L	5	96		
Refridgerators (2) - $550.14 each							
6/02/12	1,100		S/L	5	128		
GE Electric Range							
6/02/12	562		S/L	5	66		
Refridgerator							
6/02/12	550		S/L	5	64		
Vinyl - Units 104 & 240							
3/31/12	1,424		S/L	5	214		
Carpet - Units 202, 306, 335, & 334							
8/24/12	3,177		S/L	5	212		
Flooring - Units 218, 223, 235							
11/14/12	4,841		S/L	5	161		
418 Thomson - DEMOLISHED							
1/01/12	58,071			0			
424 Thomson - DEMOLISHED							
1/01/12	49,119			0			
Total	$ 8,201,357	$ 2,410,460			$ 262,742	$ 0	$ 0

Federal Statements

Form 990-PF, Part I, Line 23 - Amortization

Description	Date Acquired	Cost Basis	Prior Year Amortization	Life	Current Year Amortization	Net Investment Income	Adjusted Net Income	COGS
WEBSITE								
	9/07/04	$ 3,880	$ 3,880	3	$	$	$	
Total		$ 3,880	$ 3,880		$ 0	$ 0	$ 0	

Statement 8 - Form 990-PF, Part I, Line 23 - Other Expenses

Description	Total	Net Investment	Adjusted Net	Charitable Purpose
	$	$	$	$
Expenses				
Advertising	33,830			33,830
Bank fees	196			196
Computer	6,018			6,018
Court Street Non-Profit Expen	3,856			3,856
Credit check fees	1,477			1,477
Dues, fees, & subscriptions	3,808			3,808
Food & supplies	44,179			44,179
Insurance	115,399			115,399
Long range plan expenses	1,174			1,174
Maintenance	250,228			250,228
Mileage/reimbursements	2,293			2,293
Miscellaneous	7,744			7,744
Office supplies	3,724			3,724
Resident activities	34,587			34,587
Small equipment	1,526			1,526
Thompson St. expenses	147			147
Transportation	3,143			3,143
Total	$ 513,329	$ 0	$ 0	$ 513,329

Federal Statements

Statement 9 - Form 990-PF, Part II, Line 10b - Corporate Stock Investments

Description	Beginning of Year	End of Year	Basis of Valuation	Fair Market Value
See attached schedule	$ 9,262,211	$ 10,257,437	Cost	$ 14,505,666
Total	$ 9,262,211	$ 10,257,437		$ 14,505,666

Statement 10 - Form 990-PF, Part II, Line 13 - Other Investments

Description	Beginning of Year	End of Year	Basis of Valuation	Fair Market Value
See attached schedule - bonds	$ 7,207,935	$ 6,032,027	Cost	$ 6,547,427
Total	$ 7,207,935	$ 6,032,027		$ 6,547,427

Statement 11 - Form 990-PF, Part II, Line 14 - Land, Building, and Equipment

Description	Beginning Net Book	End Cost / Basis	End Accumulated Depreciation	Net FMV
Buildings, improvements, equip. etc	$ 5,347,129	$ 7,737,077	$ 2,661,169	$
Land and land improvements		452,245		
Total	$ 5,347,129	$ 8,189,322	$ 2,661,169	$ 0

Federal Statements

Statement 12 - Form 990-PF, Part II, Line 15 - Other Assets

Description	Beginning of Year	End of Year	Fair Market Value
Replacement reserve	$ 57,622	$ 134,478	$ 134,478
Investment in Court Street South		285,000	285,000
Total	$ 57,622	$ 419,478	$ 419,478

Statement 13 - Form 990-PF, Part III, Line 3 - Other Increases

Description	Amount
Increase in net assets due to changes in prior period expenditures	$
Investment in Court Street South Corp	250,000
Reduction in N/R - Kearsley St.	-15,915
Purchase of 418 Thomson in PY	58,071
Purchase of 424 Thomson in PY	49,119
Receivables from prior year	-8,820
Receivables from prior year	-6,189
Total	$ 326,266

Federal Statements

Statement 14 - Form 990-PF, Part VIII, Line 1 - List of Officers, Directors, Trustees, Etc.

Name and Address	Title	Average Hours	Compensation	Benefits	Expenses
Robert Bessert 700 E. Kearsley Flint MI 48503	President/Di	0.50	0	0	0
Matt Norwood 700 E. Kearsley Flint MI 48503	Director	0.50	0	0	0
Louise McAra 700 E. Kearsley Flint MI 48503	Vice Pres/Di	0.50	0	0	0
David Millhouse 700 E. Kearsley Flint MI 48503	Treasurer/Di	0.50	0	0	0
E.J. Rundles 700 E. Kearsley Flint MI 48503	Secretary/Di	0.50	0	0	0
Mary Snell 700 E. Kearsley Flint MI 48503	Director	0.50	0	0	0
Kathleen Kelly 700 E. Kearsley Flint MI 48503	Director	0.50	0	0	0
Eleanor Brownell 700 E. Kearsley Flint MI 48503	Director	0.50	0	0	0
John McIntosh 700 E. Kearsley Flint MI 48503	Director	0.50	0	0	0

Federal Statements

Statement 14 - Form 990-PF, Part VIII, Line 1 - List of Officers, Directors, Trustees, Etc. (continued)

Name and Address	Title	Average Hours	Compensation	Benefits	Expenses
Shirley Fowler 700 E. Kearsley Flint MI 48503	Executive di	40.00	65,528	0	0
Mike Siwek 700 E. Kearsley Flint MI 48503	Director	0.50	0	0	0

061066600 11/12/2013 3 03 PM

Form **4562**

Department of the Treasury Internal Revenue Service (99)

Depreciation and Amortization
(Including Information on Listed Property)

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

OMB No 1545-0172

2012

Attachment Sequence No **179**

Name(s) shown on return: McFarlan Home

Identifying number: 38-1390531

Business or activity to which this form relates: Indirect Depreciation

Part I Election To Expense Certain Property Under Section 179
Note: If you have any listed property, complete Part V before you complete Part I.

1	Maximum amount (see instructions)	1	500,000
2	Total cost of section 179 property placed in service (see instructions)	2	
3	Threshold cost of section 179 property before reduction in limitation (see instructions)	3	2,000,000
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 2011 Form 4562	10	
11	Business income limitation Enter the smaller of business income (not less than zero) or line 5 (see instructions)	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 2013 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

Part II Special Depreciation Allowance and Other Depreciation (Do not include listed property) (See instructions)

14	Special depreciation allowance for qualified property (other than listed property) placed in service during the tax year (see instructions)	14	
15	Property subject to section 168(f)(1) election	15	
16	Other depreciation (including ACRS)	16	127,123

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

Section A

17	MACRS deductions for assets placed in service in tax years beginning before 2012	17	134,092
18	If you are electing to group any assets placed in service during the tax year into one or more general asset accounts, check here ▶ ☐		

Section B—Assets Placed in Service During 2012 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
19a 3-year property						
b 5-year property						
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	
			27 5 yrs	MM	S/L	
i Nonresidential real property			39 yrs	MM	S/L	
				MM	S/L	

Section C—Assets Placed in Service During 2012 Tax Year Using the Alternative Depreciation System

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

Part IV Summary (See instructions.)

21	Listed property Enter amount from line 28	21	1,527
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	262,742
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	

Part V **Listed Property** (Include automobiles, certain other vehicles, certain computers, and property used for entertainment, recreation, or amusement)

Note: For any vehicle for which you are using the standard mileage rate or deducting lease expense, complete **only** 24a, 24b, columns (a) through (c) of Section A, all of Section B, and Section C if applicable

Section A—Depreciation and Other Information (Caution: See the instructions for limits for passenger automobiles)

24a Do you have evidence to support the business/investment use claimed? [X] Yes [ ] No **24b** If "Yes," is the evidence written? [ ] Yes [X] No

(a) Type of property (list vehicles first)	(b) Date placed in service	(c) Business/ investment use percentage	(d) Cost or other basis	(e) Basis for depreciation (business/investment use only)	(f) Recovery period	(g) Method/ Convention	(h) Depreciation deduction	(i) Elected section 179 cost
25 Special depreciation allowance for qualified listed property placed in service during the tax year and used more than 50% in a qualified business use (see instructions)						25		
26 Property used more than 50% in a qualified business use								
2012 Chevrolet Impala	09/12/12	100.00%	22,901	22,901	5.0	S/L-	1,527	
		%						
27 Property used 50% or less in a qualified business use								
		%				S/L-		
		%				S/L-		
28 Add amounts in column (h), lines 25 through 27 Enter here and on line 21, page 1						28	1,527	
29 Add amounts in column (i), line 26 Enter here and on line 7, page 1							29	

Section B—Information on Use of Vehicles

Complete this section for vehicles used by a sole proprietor, partner, or other "more than 5% owner," or related person If you provided vehicles to your employees, first answer the questions in Section C to see if you meet an exception to completing this section for those vehicles

	(a) Vehicle 1		(b) Vehicle 2		(c) Vehicle 3		(d) Vehicle 4		(e) Vehicle 5		(f) Vehicle 6	
30 Total business/investment miles driven during the year (**do not** include commuting miles)												
31 Total commuting miles driven during the year												
32 Total other personal (noncommuting) miles driven												
33 Total miles driven during the year Add lines 30 through 32												
	Yes	No	Yes	No	Yes	No	Yes	No	Yes	No	Yes	No
34 Was the vehicle available for personal use during off-duty hours?												
35 Was the vehicle used primarily by a more than 5% owner or related person?												
36 Is another vehicle available for personal use?												

Section C—Questions for Employers Who Provide Vehicles for Use by Their Employees

Answer these questions to determine if you meet an exception to completing Section B for vehicles used by employees who **are not** more than 5% owners or related persons (see instructions)

	Yes	No
37 Do you maintain a written policy statement that prohibits all personal use of vehicles, including commuting, by your employees?		
38 Do you maintain a written policy statement that prohibits personal use of vehicles, except commuting, by your employees? See the instructions for vehicles used by corporate officers, directors, or 1% or more owners		
39 Do you treat all use of vehicles by employees as personal use?		
40 Do you provide more than five vehicles to your employees, obtain information from your employees about the use of the vehicles, and retain the information received?		
41 Do you meet the requirements concerning qualified automobile demonstration use? (See instructions)		

Note: If your answer to 37, 38, 39, 40, or 41 is "Yes," do not complete Section B for the covered vehicles

Part VI **Amortization**

(a) Description of costs	(b) Date amortization begins	(c) Amortizable amount	(d) Code section	(e) Amortization period or percentage	(f) Amortization for this year
42 Amortization of costs that begins during your 2012 tax year (see instructions)					
43 Amortization of costs that began before your 2012 tax year				43	
44 **Total.** Add amounts in column (f) See the instructions for where to report				44	

Year Ended: December 31, 2012 38-1390531

McFarlan Home
700 E. Kearsley
Flint, MI 48503

Electing out of Bonus Depreciation Allowance for All Eligible Depreciable Property

The taxpayer elects out of first-year bonus depreciation allowance under IRC Section 168(k) for all eligible asset classes of depreciable property acquired after December 31, 2007. This election applies to all eligible depreciable property placed in service during the tax year.

SUMMIT
BROKERAGE SERVICES, INC
Member FINRA & SIPC

2012 ENHANCED SUMMARY

As of Date: 2/08/13

MCFARLAN HOME, INC.
700 E. KEARSLEY STREET
FLINT, MI 48502

Your Registered Representative :
FREDERICK HENSLER
12272 FENTON RD
SUITE 700
FENTON, MI 48430
(810) 714-9456

Account Number: 1536-1424

Year-End Account Summary

This information is NOT provided to the Internal Revenue Service, but is being provided to you for courtesy purposes. Please consult with your Financial Advisor or Tax Advisor regarding specific questions.

For non covered transactions, we provide supplemental cost basis information, when it is available, to assist you with completing your tax return, however, THIS INFORMATION IS NOT PROVIDED TO THE INTERNAL REVENUE SERVICE.

SHORT TERM GAINS OR LOSSES (Box 1c) FOR COVERED SECURITIES (Box 6)

Proceeds from Broker and Barter Exchange Transactions for 2012 — SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
AVISTA CORP CUSIP 05379B107	5,000.0000	25.00950	VARIOUS	04/10/12	125,044.69	125,753.72	(709.03)	SALE
HYSTER-YALE MATERIAL HANDLING INC-CLASS A CUSIP 449172105	4,000.0000	46.88450	06/26/12	12/21/12	187,533.79	145,040.26	42,493.53	SALE
INNOPHOS HOLDINGS INC CUSIP 45774N108	2,500.0000	49.07440	11/28/11	11/06/12	122,683.25	114,430.50	8,252.75	SALE
ISHARES BARCLAYS ET 7-10 YR TREASURY BOND FUND CUSIP 464287440	2,000.0000	104.98340	12/23/11	04/10/12	209,962.09	209,094.00	868.09	SALE
ISHARES BARCLAYS ET 1-3 YR TREASURY BOND FUND CUSIP 464287457	5,000.0000	84.38000	VARIOUS	06/26/12	421,890.54	421,759.50	131.04	SALE
ISHARES BARCLAYS ET 1-3 YEAR CREDIT BOND FUND CUSIP 464288646	1,000.0000	104.54140	12/23/11	07/09/12	104,539.06	104,142.30	396.76	SALE
ISHARES BARCLAYS 20+ YEAR TREASURY BOND FUND CUSIP 464287432	1,500.0000	113.22400	10/26/11	03/27/12	169,832.94	173,977.65	-4,144.71	SALE
	1,500.0000	116.55500	10/26/11	04/10/12	174,828.58	173,977.65	850.93	SALE
	1,000.0000	129.19200	05/01/12	07/30/12	129,189.10	116,502.00	12,687.10	SALE
Subtotal	4,000.0000				473,850.62	464,457.30	9,393.32	

2012 ENHANCED SUMMARY

As of Date: 2/08/13

MCFARLAN HOME, INC.
700 E. KEARSLEY STREET
FLINT, MI 48502

Your Registered Representative :
FREDERICK HENSLER
12272 FENTON RD
SUITE 700
FENTON, MI 48430
(810) 714-9456

Account Number: 1536-1424

Year-End Account Summary

This information is NOT provided to the Internal Revenue Service, but is being provided to you for courtesy purposes. Please consult with your Financial Advisor or Tax Advisor regarding specific questions.

SHORT TERM GAINS OR LOSSES (Box 1c) FOR COVERED SECURITIES (Box 6)

continued

Proceeds from Broker and Barter Exchange Transactions for 2012 SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
R L I CORP CUSIP 749607107	1,500.0000	63.96000	11/28/11	08/08/12	95,937.85	101,455.80	-5,517.95	SALE
TOTAL SHORT TERM GAINS OR LOSSES FOR COVERED SECURITIES					**1,741,441.89**	1,686,133.46	55,308.43	

SHORT TERM GAINS OR LOSSES (Box 1c) FOR NONCOVERED SECURITIES (Box 6)

Proceeds from Broker and Barter Exchange Transactions for 2012 SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
US TREASURY NOTES CPN 1.375% DUE 02/15/12 DTD 02/15/09 FC 08/15/09 CUSIP 912828KC3	1,000,000.0000	N/A	06/17/11	02/15/12	1,000,000.00	1,008,046.88	-8,046.88	REDEMPTION
TOTAL SHORT TERM GAINS OR LOSSES FOR NONCOVERED SECURITIES					**1,000,000.00**	**1,008,046.88**	**-8,046.88**	

LONG TERM GAINS OR LOSSES (Box 1c) FOR COVERED SECURITIES (Box 6)

Proceeds from Broker and Barter Exchange Transactions for 2012 SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
ADVANCE AMERICA CASH ADVANCE CENTERS INC CUSIP 00739W107	20,000.0000	N/A	01/24/11	04/24/12	210,000.00	118,184.00	91,816.00	MERGER
AVISTA CORP CUSIP 05379B107	5,000.0000	26.30600	08/09/11	08/16/12	131,527.05	108,950.00	22,577.05	SALE
DEVON ENERGY CORP CUSIP 25179M103	2,500.0000	56.98120	01/10/11	08/06/12	142,449.80	195,784.25	-53,334.45	SALE

SUMMIT
BROKERAGE SERVICES, INC.
Member FINRA & SIPC

2012 ENHANCED SUMMARY

As of Date: 2/08/13

MCFARLAN HOME, INC.
700 E. KEARSLEY STREET
FLINT, MI 48502

Your Registered Representative :
FREDERICK HENSLER
12272 FENTON RD
SUITE 700
FENTON, MI 48430
(810) 714-9456

Account Number: 1536-1424

Year-End Account Summary

This information is NOT provided to the Internal Revenue Service, but is being provided to you for courtesy purposes. Please consult with your Financial Advisor or Tax Advisor regarding specific questions.

LONG TERM GAINS OR LOSSES (Box 1c) FOR COVERED SECURITIES (Box 6) *continued*

Proceeds from Broker and Barter Exchange Transactions for 2012 — SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
FIRST INDL RLTY TR INC REIT CUSIP 32054K103	10,000.0000	12.40830	01/10/11	08/13/12	124,080.22	95,312.70	28,767.52	SALE
✱ ISHARES BARCLAYS ET 1-3 YEAR CREDIT BOND FUND CUSIP 464288646	3,000.0000	104.54140	VARIOUS	07/09/12	313,617.17	313,625.60	-8.43	SALE
ISHARES MSCI ET AUSTRALIA INDEX CUSIP 464286103	4,000.0000	22.73270	01/10/11	04/10/12	90,928.76	97,150.00	-6,221.24	SALE
MARKET VECTORS AGRIBUSINESS CUSIP 57060U605	4,000.0000	50.59570	01/24/11	08/16/12	202,378.26	217,856.00	-15,477.74	SALE
TOTAL LONG TERM GAINS OR LOSSES FOR COVERED SECURITIES					1,214,981.26	1,146,862.55	68,118.71	

LONG TERM GAINS OR LOSSES (Box 1c) FOR NONCOVERED SECURITIES (Box 6)

Proceeds from Broker and Barter Exchange Transactions for 2012 — SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
AT & T INC CUSIP 00206R102	3,000.0000	30.29000	12/01/10	04/10/12	90,867.96	19,713.78	71,154.18	SALE
BRE PROPERTIES INC REIT CUSIP 05564E106	2,200.0000	48.82400	12/01/10	04/10/12	107,410.38	82,516.97	24,893.41	SALE
DONALDSON COMPANY INC CUSIP 257651109	5,000.0000	36.23540	12/01/10	03/27/12	181,173.73	78,400.00	181,173.73	SALE

YT315040 000485 040201340315 NYNNN NNNNN NNNNNN 000004

As of Date: 2/08/13

MCFARLAN HOME, INC.
700 E. KEARSLEY STREET
FLINT, MI 48502

Your Registered Representative :
FREDERICK HENSLER
12272 FENTON RD
SUITE 700
FENTON, MI 48430
(810) 714-9456

Account Number: 1536-1424

Year-End Account Summary

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LONG TERM GAINS OR LOSSES (Box 1c) FOR NONCOVERED SECURITIES (Box 6) *continued*

Proceeds from Broker and Barter Exchange Transactions for 2012 SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
DOW CHEMICAL CO NOTES CPN 6.000% DUE 10/01/12 DTD 08/29/02 FC 04/01/03 CUSIP 260543BR3	200,000.0000	N/A	12/01/10	10/01/12	200,000.00	208,500.00	-8,500.00	REDEMPTION
ENGILITY HOLDINGS INC INC CUSIP 29285W104	0.0005	N/A	12/01/10	07/17/12	0.01	0.01	0.00	CASH IN LIEU
	250.0000	17.17760	12/01/10	08/24/12	4,294.30	4,309.13	-14.83	SALE
Subtotal	**250.0005**				**4,294.31**	**4,309.14**	**-14.83**	
KIMCO REALTY CORP REIT CUSIP 49446R109	4,550.0000	18.06930	12/01/10	04/10/12	82,213.46	113,983.65	-31,770.19	SALE
NEXTEL COMMUNICATIONS SERIES E CALLABLE CPN 6.875% DUE 10/31/13 CUSIP 65332VBH5	137,000.0000	N/A	12/01/10	06/08/12	137,000.00	140,596.25	-3,596.25	REDEMPTION
	63,000.0000	N/A	12/01/10	08/24/12	63,000.00	64,653.75	-1,653.75	REDEMPTION
Subtotal	**200,000.0000**				**200,000.00**	205,250.00	-5,250.00	
TELEFLEX INCORPORATED CUSIP 879369106	1,500.0000	60.85000	12/01/10	04/10/12	91,272.95	67,544.40	23,728.55	SALE
TRACTOR SUPPLY COMPANY CUSIP 892356106	2,500.0000	91.59460	12/01/10	08/16/12	228,981.37	48,521.38	180,460.00	SALE
U S TREASURY BOND CPN 4 375% DUE 02/15/38 DTD 02/15/08 FC 08/15/08 CUSIP 912810PW2	250,000.0000	132.28120	01/12/11	12/07/12	330,703.13	249,999.00	80,704.13	SALE

SUMMIT
BROKERAGE SERVICES, INC.
Member FINRA & SIPC

As of Date: 2/08/13

MCFARLAN HOME, INC.
700 E. KEARSLEY STREET
FLINT, MI 48502

Your Registered Representative :
FREDERICK HENSLER
12272 FENTON RD
SUITE 700
FENTON, MI 48430
(810) 714-9456

Account Number: 1536-1424

Year-End Account Summary

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LONG TERM GAINS OR LOSSES (Box 1c) FOR NONCOVERED SECURITIES (Box 6)

continued

Proceeds from Broker and Barter Exchange Transactions for 2012 — SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
US TREASURY NOTES CPN 2.250% DUE 01/31/15 DTD 01/31/10 FC 07/31/10 CUSIP 912828MH0	500,000.0000	104.90230	01/25/11	07/09/12	524,511.72	519,222.15	5,289.57	SALE
	30,000.0000	104.89840	01/28/11	07/12/12	31,469.53	30.950.40	519.13	SALE
Subtotal	530,000.0000				555,981.25	550,172.55	5,808.70	
TOTAL LONG TERM GAINS OR LOSSES FOR NONCOVERED SECURITIES					2,072,898.54	1,628,910.87	443,987.67	

UNKNOWN TERM GAINS OR LOSSES FOR NONCOVERED SECURITIES (Box 6)

Proceeds from Broker and Barter Exchange Transactions for 2012 — SUPPLEMENTAL INFORMATION

Description (Box 8) Stock or Other Symbol (Box 1d)	Quantity Sold (Box 1e)	Unit Price	Date of Acquisition (Box 1b)	Date of Sale or Exchange (Box 1a)	Sales Price (Box 2a)*	Cost or Other Basis (Box 3)	Gain or Loss Amount	Transaction Description
BRE PROPERTIES INC REIT CUSIP 05564E106	300.0000	48.82400	12/15/10	04/10/12	14,646.88	10,208.83	4,438.05	SALE
DOLLAR TREE STORES INC CUSIP 256746108	2,174.0000	39.74330	12/15/10	12/07/12	86,399.99	18,812.35	67,586.65	SALE
J M SMUCKER CO CUSIP 832696405	2,000.0000	80.43680	12/16/10	03/27/12	160,870.70	N/A	N/A	SALE
	2,000.0000	80.70450	12/16/10	04/10/12	161,405.38	N/A	N/A	SALE
Subtotal	4,000.0000				322,276.08	151,993.53	170,282.55	
KIMCO REALTY CORP REIT CUSIP 49446R109	450.0000	18.06930	12/15/10	04/10/12	8,131.01	10,116.00	-1,984.99	SALE
TOTAL UNKNOWN TERM GAINS OR LOSSES FOR NONCOVERED SECURITIES					431,453.96	191,130.71	240,323.25	

Form **8868**
(Rev January 2013)
Department of the Treasury
Internal Revenue Service

Application for Extension of Time To File an Exempt Organization Return

▶ File a separate application for each return.

OMB No 1545-1709

- If you are filing for an **Automatic 3-Month Extension, complete only Part I** and check this box ▶ [X]
- If you are filing for an **Additional (Not Automatic) 3-Month Extension, complete only Part II** (on page 2 of this form)

Do not complete Part II unless you have already been granted an automatic 3-month extension on a previously filed Form 8868

Electronic filing (e-file). You can electronically file Form 8868 if you need a 3-month automatic extension of time to file (6 months for a corporation required to file Form 990-T), or an additional (not automatic) 3-month extension of time You can electronically file Form 8868 to request an extension of time to file any of the forms listed in Part I or Part II with the exception of Form 8870, Information Return for Transfers Associated With Certain Personal Benefit Contracts, which must be sent to the IRS in paper format (see instructions) For more details on the electronic filing of this form, visit www irs gov/efile and click on e-file for Charities & Nonprofits

Part I Automatic 3-Month Extension of Time. Only submit original (no copies needed)

A corporation required to file Form 990-T and requesting an automatic 6-month extension – check this box and complete Part I only ▶ [ ]

All other corporations (including 1120-C filers), partnerships, REMICs, and trusts must use Form 7004 to request an extension of time to file income tax returns

Enter filer's identifying number, see instructions

Type or print	Name of exempt organization or other filer, see instructions McFarlan Home	Employer identification number (EIN) or 38-1390531
File by the due date for filing your return See instructions	Number, street, and room or suite no If a P O box, see instructions 700 E. Kearsley	Social security number (SSN)
	City, town or post office, state, and ZIP code For a foreign address, see instructions Flint MI 48503	

Enter the Return code for the return that this application is for (file a separate application for each return) 04

Application For	Return Code	Application Is For	Return Code
Form 990 or Form 990-EZ	01	Form 990-T (corporation)	07
Form 990-BL	02	Form 1041-A	08
Form 4720 (individual)	03	Form 4720	09
Form 990-PF	04	Form 5227	10
Form 990-T (sec 401(a) or 408(a) trust)	05	Form 6069	11
Form 990-T (trust other than above)	06	Form 8870	12

- The books are in the care of ▶ U S BANK INSTITUTIONAL CUSTODY
425 EAST WALNUT ST
CINCINNATI OH 45202

Telephone No ▶ 513-632-4234 FAX No ▶

- If the organization does not have an office or place of business in the United States, check this box ▶ [ ]
- If this is for a Group Return, enter the organization's four digit Group Exemption Number (GEN) ______ If this is for the whole group, check this box ▶ [ ] . If it is for part of the group, check this box ▶ [ ] and attach a list with the names and EINs of all members the extension is for

1 I request an automatic 3-month (6 months for a corporation required to file Form 990-T) extension of time until 08/15/13 , to file the exempt organization return for the organization named above The extension is for the organization's return for

▶ [X] calendar year 2012 or

▶ [ ] tax year beginning , and ending

2 If the tax year entered in line 1 is for less than 12 months, check reason. [ ] Initial return [ ] Final return
[ ] Change in accounting period

3a	If this application is for Form 990-BL, 990-PF, 990-T, 4720, or 6069, enter the tentative tax, less any nonrefundable credits See instructions	3a	$ 0
b	If this application is for Form 990-PF, 990-T, 4720, or 6069, enter any refundable credits and estimated tax payments made Include any prior year overpayment allowed as a credit	3b	$ 0
c	**Balance due.** Subtract line 3b from line 3a Include your payment with this form, if required, by using EFTPS (Electronic Federal Tax Payment System) See instructions	3c	$ 0

Caution. If you are going to make an electronic fund withdrawal with this Form 8868, see Form 8453-EO and Form 8879-EO for payment instructions

- If you are filing for an **Additional (Not Automatic) 3-Month Extension, complete only Part II** and check this box ▶ [X]

Note. Only complete Part II if you have already been granted an automatic 3-month extension on a previously filed Form 8868

- If you are filing for an **Automatic 3-Month Extension, complete only Part I** (on page 1)

rt II **Additional (Not Automatic) 3-Month Extension of Time.** Only file the original (no copies needed)

Enter filer's identifying number, see instructions

Type or print	Name of exempt organization or other filer, see instructions McFarlan Home	Employer identification number (EIN) or 38-1390531
File by the due date for filing your return See instructions	Number, street, and room or suite no If a P O box, see instructions 700 E. Kearsley	Social security number (SSN)
	City, town or post office, state, and ZIP code For a foreign address, see instructions Flint MI 48503	

Enter the Return code for the return that this application is for (file a separate application for each return) 04

Application Is For	Return Code	Application Is For	Return Code
Form 990 or Form 990-EZ	01		
Form 990-BL	02	Form 1041-A	08
Form 4720 (individual)	03	Form 4720	09
Form 990-PF	04	Form 5227	10
Form 990-T (sec 401(a) or 408(a) trust)	05	Form 6069	11
Form 990-T (trust other than above)	06	Form 8870	12

STOP! Do not complete Part II if you were not already granted an automatic 3-month extension on a previously filed Form 8868.

- The books are in the care of ▶ U S BANK INSTITUTIONAL CUSTODY 425 EAST WALNUT ST CINCINNATI OH 45202

Telephone No ▶ 513-632-4234 FAX No ▶

f the organization does not have an office or place of business in the United States, check this box ▶ [ ]

- If this is for a Group Return, enter the organization's four digit Group Exemption Number (GEN) ______ If this is for the whole group, check this box ▶ [ ] If it is for part of the group, check this box ▶ [ ] and attach a list with the names and EINs of all members the extension is for

4 I request an additional 3-month extension of time until 11/15/13

5 For calendar year 2012 , or other tax year beginning , and ending

6 If the tax year entered in line 5 is for less than 12 months, check reason [ ] Initial return [ ] Final return [ ] Change in accounting period

7 State in detail why you need the extension

See Statement 1

8a	If this application is for Form 990-BL, 990-PF, 990-T, 4720, or 6069, enter the tentative tax, less any nonrefundable credits See instructions	**8a**	$ 0
b	If this application is for Form 990-PF, 990-T, 4720, or 6069, enter any refundable credits and estimated tax payments made Include any prior year overpayment allowed as a credit and any amount paid previously with Form 8868	**8b**	$ 0
c	**Balance due.** Subtract line 8b from line 8a Include your payment with this form, if required, by using EFTPS (Electronic Federal Tax Payment System) See instructions	**8c**	$ 0

Signature and Verification must be completed for Part II only.

Under penalties of perjury, I declare that I have examined this form, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete, and that I am authorized to prepare this form

ure ▶ Rebecca Mills Title ▶ President Date ▶ 07/29/13