

Form **1120-H**

**U.S. Income Tax Return
for Homeowners Associations**

OMB No. 1545-0123

2023

Department of the Treasury
Internal Revenue Service

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

For calendar year 2023 or tax year beginning _____, 2023, and ending _____, 20

TYPE OR PRINT	Name NOB HILL BUSINESS CENTER CONDOMINIUM ASSOCIATION, INC.	Employer identification number 20-8234532
	Number, street, and room or suite no. If a P.O. box, see instructions. 5359 NOB HILL ROAD	Date association formed 04/26/2006
	City or town, state or province, country, and ZIP or foreign postal code SUNRISE, FL 33351	

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

A Check type of homeowners association: Condominium management association Residential real estate association Timeshare association

B Total exempt function income. Must meet 60% gross income test. See instructions	B	155,128
C Total expenditures made for purposes described in 90% expenditure test. See instructions	C	266,320
D Association's total expenditures for the tax year. See instructions	D	266,381
E Tax-exempt interest received or accrued during the tax year	E	

Gross Income (excluding exempt function income)		
1 Dividends	1	
2 Taxable interest	2	
3 Gross rents	3	
4 Gross royalties	4	
5 Capital gain net income (attach Schedule D (Form 1120))	5	
6 Net gain or (loss) from Form 4797, Part II, line 17 (attach Form 4797)	6	
7 Other income (excluding exempt function income) (attach statement)	7	
8 Gross income (excluding exempt function income). Add lines 1 through 7	8	

Deductions (directly connected to the production of gross income, excluding exempt function income)		
9 Salaries and wages	9	
10 Repairs and maintenance	10	
11 Rents	11	
12 Taxes and licenses	12	61
13 Interest	13	
14 Depreciation (attach Form 4562)	14	
15 Other deductions (attach statement)	15	
16 Total deductions. Add lines 9 through 15	16	
17 Taxable income before specific deduction of \$100. Subtract line 16 from line 8	17	
18 Specific deduction of \$100	18	\$100

Tax and Payments		
19 Taxable income. Subtract line 18 from line 17	19	-161
20 Enter 30% (0.30) of line 19. (Timeshare associations, enter 32% (0.32) of line 19.)	20	
21 Tax credits (see instructions)	21	
22 Total tax. Subtract line 21 from line 20. See instructions for recapture of certain credits	22	0
23a Preceding year's overpayment credited to the current year	23a	
b Current year's estimated tax payments	23b	
c Tax deposited with Form 7004	23c	
d Credit for tax paid on undistributed capital gains (attach Form 2439)	23d	
e Credit for federal tax paid on fuels (attach Form 4136)	23e	
f Elective payment election amount from Form 3800	23f	
g Total payments and credits. Combine lines 23a through 23f	23g	
24 Amount owed. Subtract line 23g from line 22. See instructions	24	0
25 Overpayment. Subtract line 22 from line 23g	25	0
26 Enter amount of line 25 you want: Credited to 2024 estimated tax Refunded	26	0

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.

2/22/2024 Chairman
Signature of officer **Tim Smith** Date Title

May the IRS discuss this return with the preparer shown below? See instructions. **Yes** **No**

Paid Preparer Use Only	Print/Type preparer's name ANTONIO GRAU JR.	Preparer's signature <i>Antonio Grau Jr.</i>	Date 1/24/2024	Check <input type="checkbox"/> if self-employed	PTIN P00178771
	Firm's name GRAU & ASSOCIATES	Firm's EIN 20-2067322			
	Firm's address 951 YAMATO ROAD #280, BOCA RATON, FL 33431	Phone no. 561-994-9299			