

Form 990-T

EXTENDED TO NOVEMBER 16, 2020
Exempt Organization Business Income Tax Return
(and proxy tax under section 6033(e))

OMB No 1545-0047

2019

For calendar year 2019 or other tax year beginning and ending

1912

Go to www.irs.gov/Form990T for instructions and the latest information.

Do not enter SSN numbers on this form as it may be made public if your organization is a 501(c)(3).

Open to Public Inspection for 501(c)(3) Organizations Only

Department of the Treasury Internal Revenue Service

A Check box if address changed

Name of organization (Check box if name changed and see instructions.)

D Employer identification number (Employees' trust, see instructions)

B Exempt under section
[X] 501(c)(3)
[] 408(e) [] 220(e)
[] 408A [] 530(a)
[] 529(a)

Print or Type

MENTAL HEALTH ASSOCIATION IN TULSA, INC.

73-0657931

Number, street, and room or suite no. If a P.O. box, see instructions.
5330 EAST 31ST STREET, SUITE 1000

E Unrelated business activity code (See instructions)

City or town, state or province, country, and ZIP or foreign postal code

TULSA, OK 74135

531110

C Book value of all assets at end of year
84,559,607.

F Group exemption number (See instructions.)

G Check organization type [X] 501(c) corporation [] 501(c) trust [] 401(a) trust [] Other trust

H Enter the number of the organization's unrelated trades or businesses. 1 Describe the only (or first) unrelated trade or business here REAL ESTATE RENTALS

I During the tax year, was the corporation a subsidiary in an affiliated group or a parent-subsidiary controlled group? [] Yes [X] No

J The books are in care of THE ORGANIZATION Telephone number (918) 585-1213

Table with 4 columns: Part I Unrelated Trade or Business Income, (A) Income, (B) Expenses, (C) Net. Rows 1a-13 showing total income of 1,086,619 and total expenses of 1,432,575, resulting in a net of -345,956.

Part II Deductions Not Taken Elsewhere (See instructions for limitations on deductions) (Deductions must be directly connected with the unrelated business income)

Table with 4 columns: Line number, Description, Amount, and Total. Rows 14-31 showing total deductions of 553,816 and final unrelated business taxable income of -345,956.

SCANNED SEP 21 2021

Internal Revenue Service Received US Bank - USB 822 NOV 30 2020 Ogden, UT

SEE STATEMENT 1

42 610

2939316321044 1

Part III Total Unrelated Business Taxable Income

Table with 2 columns: Line number and Amount. Rows include 32 (Total of unrelated business taxable income), 33 (Amounts paid for disallowed fringes), 34 (Charitable contributions), 35 (Total unrelated business taxable income before pre-2018 NOLs), 36 (Deduction for net operating loss), 37 (Total of unrelated business taxable income before specific deduction), 38 (Specific deduction), 39 (Unrelated business taxable income).

Part IV Tax Computation

Table with 2 columns: Line number and Amount. Rows include 40 (Organizations Taxable as Corporations), 41 (Trusts Taxable at Trust Rates), 42 (Proxy tax), 43 (Alternative minimum tax), 44 (Tax on Noncompliant Facility Income), 45 (Total).

Part V Tax and Payments

Table with 2 columns: Line number and Amount. Rows include 46a (Foreign tax credit), 46b (Other credits), 46c (General business credit), 46d (Credit for prior year minimum tax), 46e (Total credits), 47 (Subtract line 46e from line 45), 48 (Other taxes), 49 (Total tax), 50 (2019 net 965 tax liability), 51a-f (Payments), 51g (Total payments), 52 (Total payments), 53 (Estimated tax penalty), 54 (Tax due), 55 (Overpayment), 56 (Enter the amount of line 55).

Part VI Statements Regarding Certain Activities and Other Information

Table with 2 columns: Question and Yes/No. Rows include 57 (Interest in foreign country), 58 (Distribution from foreign trust), 59 (Tax-exempt interest received).

Sign Here: Declaration of preparer, Signature of officer (W. Lyndel Lackey), Date (11/16/20), Title (CHIEF EXECUTIVE OFFICER).

Paid Preparer Use Only: Print/Type preparer's name (W. LYNDEL LACKEY), Preparer's signature (W. Lyndel Lackey), Date (11/13/20), Check self-employed, PTIN (P00234298), Firm's name (HOGANTAYLOR LLP), Firm's EIN (73-1413977), Firm's address (2222 SOUTH UTICA PL, SUITE 200, TULSA, OK 74114), Phone no. (918-745-2333).

Schedule A - Cost of Goods Sold. Enter method of inventory valuation **N/A**

1 Inventory at beginning of year	1		6 Inventory at end of year	6	
2 Purchases	2		7 Cost of goods sold. Subtract line 6 from line 5. Enter here and in Part I, line 2	7	
3 Cost of labor	3				
4a Additional section 263A costs (attach schedule)	4a		8 Do the rules of section 263A (with respect to property produced or acquired for resale) apply to the organization?		Yes No
b Other costs (attach schedule)	4b				
5 Total. Add lines 1 through 4b	5				

Schedule C - Rent Income (From Real Property and Personal Property Leased With Real Property)
(see instructions)

1. Description of property

(1)
(2)
(3)
(4)

2. Rent received or accrued

(a) From personal property (if the percentage of rent for personal property is more than 10% but not more than 50%)	(b) From real and personal property (if the percentage of rent for personal property exceeds 50% or if the rent is based on profit or income)	3(a) Deductions directly connected with the income in columns 2(a) and 2(b) (attach schedule)
(1)		
(2)		
(3)		
(4)		
Total 0.	Total 0.	

(c) Total income. Add totals of columns 2(a) and 2(b). Enter here and on page 1, Part I, line 6, column (A) 0.

(b) Total deductions. Enter here and on page 1, Part I, line 6, column (B) 0.

Schedule E - Unrelated Debt-Financed Income (see instructions)

1. Description of debt-financed property	2. Gross income from or allocable to debt-financed property	3. Deductions directly connected with or allocable to debt-financed property		
		(a) Straight line depreciation (attach schedule)	(b) Other deductions (attach schedule)	
		STATEMENT 3	STATEMENT 4	
(1) CITY GARDEN APARTMENTS	857,907.	173,194.	732,758.	
(2)				
(3) LEWISTON APARTMENTS	1,528,653.	380,622.	1,719,914.	
(4)				
4. Amount of average acquisition debt on or allocable to debt-financed property (attach schedule)	5. Average adjusted basis of or allocable to debt-financed property (attach schedule)	6. Column 4 divided by column 5	7. Gross income reportable (column 2 x column 6)	8. Allocable deductions (column 6 x total of columns 3(a) and 3(b))
STATEMENT 5	STATEMENT 6			
(1) 1,092,618.	4,924,589.	22.19%	190,370.	201,031.
(2)		%		
(3) 6,156,547.	10,500,562.	58.63%	896,249.	1,231,544.
(4)		%		
Totals			Enter here and on page 1, Part I, line 7, column (A)	Enter here and on page 1, Part I, line 7, column (B)
Total dividends-received deductions included in column 8			1,086,619.	1,432,575.
				0.

Schedule F - Interest, Annuities, Royalties, and Rents From Controlled Organizations (see instructions)

1. Name of controlled organization	2. Employer identification number	Exempt Controlled Organizations			
		3. Net unrelated income (loss) (see instructions)	4. Total of specified payments made	5. Part of column 4 that is included in the controlling organization's gross income	6. Deductions directly connected with income in column 5
(1)					
(2)					
(3)					
(4)					
Nonexempt Controlled Organizations					
7. Taxable income	8. Net unrelated income (loss) (see instructions)	9. Total of specified payments made	10. Part of column 9 that is included in the controlling organization's gross income	11. Deductions directly connected with income in column 10	
(1)					
(2)					
(3)					
(4)					
Totals			Add columns 5 and 10 Enter here and on page 1, Part I, line 8, column (A)	Add columns 6 and 11 Enter here and on page 1, Part I, line 8, column (B)	
			0.	0.	

Schedule G - Investment Income of a Section 501(c)(7), (9), or (17) Organization (see instructions)

1. Description of income	2. Amount of income	3. Deductions directly connected (attach schedule)	4. Set-asides (attach schedule)	5. Total deductions and set-asides (col 3 plus col 4)
(1)				
(2)				
(3)				
(4)				
Totals		Enter here and on page 1, Part I, line 9, column (A)		Enter here and on page 1, Part I, line 9, column (B)
		0.		0.

Schedule I - Exploited Exempt Activity Income, Other Than Advertising Income (see instructions)

1. Description of exploited activity	2. Gross unrelated business income from trade or business	3. Expenses directly connected with production of unrelated business income	4. Net income (loss) from unrelated trade or business (column 2 minus column 3) If a gain, compute cols 5 through 7	5. Gross income from activity that is not unrelated business income	6. Expenses attributable to column 5	7. Excess exempt expenses (column 6 minus column 5, but not more than column 4)
(1)						
(2)						
(3)						
(4)						
Totals		Enter here and on page 1, Part I, line 10, col (A)	Enter here and on page 1, Part I, line 10, col (B)			Enter here and on page 1, Part II, line 25
		0.	0.			0.

Schedule J - Advertising Income (see instructions)

Part I Income From Periodicals Reported on a Consolidated Basis

1. Name of periodical	2. Gross advertising income	3. Direct advertising costs	4. Advertising gain or (loss) (col 2 minus col 3) If a gain, compute cols 5 through 7	5. Circulation income	6. Readership costs	7. Excess readership costs (column 6 minus column 5, but not more than column 4)
(1)						
(2)						
(3)						
(4)						
Totals (carry to Part II, line (5))		0.	0.			0.

Part II **Income From Periodicals Reported on a Separate Basis** (For each periodical listed in Part II, fill in columns 2 through 7 on a line-by-line basis.)

1. Name of periodical	2. Gross advertising income	3. Direct advertising costs	4. Advertising gain or (loss) (col. 2 minus col. 3) If a gain, compute cols 5 through 7	5. Circulation income	6. Readership costs	7. Excess readership costs (column 6 minus column 5, but not more than column 4)
(1)						
(2)						
(3)						
(4)						
Totals from Part I	0.	0.				0.
Totals, Part II (lines 1-5)	0. <small>Enter here and on page 1, Part I, line 11, col (A)</small>	0. <small>Enter here and on page 1, Part I, line 11, col (B)</small>				0. <small>Enter here and on page 1, Part II, line 26</small>

Schedule K - Compensation of Officers, Directors, and Trustees (see instructions)

1. Name	2. Title	3. Percent of time devoted to business	4. Compensation attributable to unrelated business
(1)		%	
(2)		%	
(3)		%	
(4)		%	
Total. Enter here and on page 1, Part II, line 14			0.

FORM 990-T		NET OPERATING LOSS DEDUCTION		STATEMENT 1
TAX YEAR	LOSS SUSTAINED	LOSS PREVIOUSLY APPLIED	LOSS REMAINING	AVAILABLE THIS YEAR
12/31/18	313,728.	0.	313,728.	313,728.
NOL CARRYOVER AVAILABLE THIS YEAR			313,728.	313,728.

FORM 990-T		NET OPERATING LOSS DEDUCTION		STATEMENT 2
TAX YEAR	LOSS SUSTAINED	LOSS PREVIOUSLY APPLIED	LOSS REMAINING	AVAILABLE THIS YEAR
12/31/16	191,275.	0.	191,275.	191,275.
12/31/17	331,348.	0.	331,348.	331,348.
NOL CARRYOVER AVAILABLE THIS YEAR			522,623.	522,623.

FORM 990-T		SCHEDULE E - DEPRECIATION DEDUCTION		STATEMENT 3
DESCRIPTION		ACTIVITY NUMBER	AMOUNT	TOTAL
DEPRECIATION			173,194.	
	- SUBTOTAL -	1		173,194.
DEPRECIATION			380,622.	
	- SUBTOTAL -	3		380,622.
TOTAL OF FORM 990-T, SCHEDULE E, COLUMN 3(A)				553,816.

FORM 990-T

SCHEDULE E - OTHER DEDUCTIONS

STATEMENT 4

DESCRIPTION	ACTIVITY NUMBER	AMOUNT	TOTAL
PROFESSIONAL FEES		178,706.	
SUPPLIES		10,940.	
COMMUNICATIONS		6,903.	
OCCUPANCY		240,496.	
REPAIRS AND MAINTENANCE		178,372.	
PRINTING		342.	
MEMBERSHIP DUES		54.	
INTEREST EXPENSE		69,584.	
MISCELLANEOUS EXPENSES		7,339.	
SALARIES		6,667.	
BANK FEES		19,387.	
CLEARING		13,968.	
- SUBTOTAL -	1		732,758.
PROFESSIONAL FEES		346,864.	
SUPPLIES		59,020.	
COMMUNICATIONS		9,328.	
POSTAGE		64.	
OCCUPANCY		496,970.	
REPAIRS AND MAINTENANCE		513,041.	
PRINTING		222.	
ADVERTISING		8,589.	
INSURANCE		255,422.	
MISCELLANEOUS EXPENSES		4,410.	
SALARIES		11,831.	
EQUIPMENT RENTAL		38.	
CLEARING		14,115.	
- SUBTOTAL -	3		1,719,914.
TOTAL OF FORM 990-T, SCHEDULE E, COLUMN 3(B)			2,452,672.

FORM 990-T .

AVERAGE ACQUISITION DEBT ON OR
ALLOCABLE TO DEBT-FINANCED PROPERTY

STATEMENT 5

DESCRIPTION	ACTIVITY NUMBER	AMOUNT	TOTAL
AVERAGE ACQUISITION DEBT		1,092,618.	
- SUBTOTAL -	1		1,092,618.
AVERAGE ACQUISITION DEBT		6,156,547.	
- SUBTOTAL -	3		6,156,547.
TOTAL OF FORM 990-T, SCHEDULE E, COLUMN 4			7,249,165.

FORM 990-T .

AVERAGE ADJUSTED BASIS OF OR
ALLOCABLE TO DEBT-FINANCED PROPERTY

STATEMENT 6

DESCRIPTION	ACTIVITY NUMBER	AMOUNT	TOTAL
ADUSTED BASIS		4,924,589.	
- SUBTOTAL -	1		4,924,589.
ADUSTED BASIS		10,500,562.	
- SUBTOTAL -	3		10,500,562.
TOTAL OF FORM 990-T, SCHEDULE E, COLUMN 5			15,425,151.