

TeraNova Inc. was formed on **March 1, 2018** when TeraNova Inc. sold 1,000,000 common shares to investors for \$1,000,000 in cash. On the same day, TeraNova Inc. purchased land and an office building for \$1,000,000 cash. The purchase price of \$1,000,000 consisted of land valued at \$200,000 and the office building valued at \$800,000. TeraNova Inc. has decided to depreciate the office building on a straight line basis over a 20 year period with a \$80,000 estimated residual value.

On March 1, 2018, TeraNova Inc. rented the office building to a tenant. On March 1, 2018 the tenant paid TeraNova Inc. \$270,000 rent for the period March 1, 2018 to February 28, 2019. The tenant paid all costs relating to the office building as part of the rental agreement. TeraNova Inc. had no other transactions during the year. TeraNova Inc. has a December 31 fiscal year and pays income tax at a rate of 40%.

Required:

- (a) Calculate the amount of net income (loss) earned by TeraNova Inc. during the fiscal period ended December 31, 2018.

Revenue	$(270,000 \times 10/12)$	\$225,000	2 marks
Expenses			
Depreciation	$((800,000 - 80,000) / 20 \times 10/12)$	30,000	2 marks
Net income before tax		195,000	
Income tax (40%)		78,000	1 mark
Net income		\$ 117,000	1 mark

- (b) Calculate the deferred rental revenue (if any) that TerraNova Inc. will report on their December 31, 2019 Statement of Financial Position.

$$270,000 \times 2\text{months}/12\text{ months} = \$45,000 \quad 2\text{ marks}$$

Practicemtest For Terra Nova Hs Entrance Exam

L Cohen



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