

TALENTS

Proving Faithful in Stewardship
Matthew 25:14–30

WHEATON COLLEGE GIFT PLANNING NEWSLETTER

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Dear friends,

It has been said that the only thing we can control is our *reaction*, as many situations we face are out of our hands. From weather to world events, we control much less than we realize. So how *can* we prepare for life's various unknowns – and use our time, resources, and efforts effectively for God's glory?

While we may not have much of a say in what the future will bring, we can control our planning. Decisive planning for the future can ensure our resources are directed to the people and places we hold most dear.

"A squirrel in the road that makes no decision is no longer." A colleague recently quoted this lesser-known idiom which, while comical, speaks to the necessity of clear and decisive planning. A comprehensive and up-to-date estate plan can direct how your resources will be distributed to your loved ones and favorite charities.

In this issue of *Talents*, we explore several ways to utilize your real estate assets within your plan to create a legacy for the people and causes that are important to you.

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**WHEATON
COLLEGE**
For Christ & His Kingdom



Variety is the Spice of Life with Real Estate

Many people's wealth is held in real estate, much of it in their primary residence. Other real estate holdings include vacation homes, farmland, apartment complexes, commercial property, and vacant land, to name a few. While it may be a novel idea to charitably give real estate, it is a great asset to consider giving due to the possible tax advantages and its potential for significant impact.


There are various reasons people acquire real estate - for a home to live in, for an investment property to produce rental income flow, or for a family business such as farmland or office buildings. There are also various reasons people decide to move on from their real estate including the work to manage it and potential risks for loss associated with its ownership.

Often, real estate increases in value significantly from the time it was acquired, which is a "good thing." However, when sold, the property will incur a capital gain tax, which most consider to be a "bad thing" as paying the tax means the owner loses some of the value of the asset. Considering these things, it is good to know

there are also various gift strategies that can satisfy some or all of the following objectives: 1) reduce capital gain impact, 2) provide an income flow back to the donor, 3) provide support to charity. Wheaton supporters have made a variety of generous gifts of real estate to benefit the College's ministry for Christ and his Kingdom. Some examples include:

1. Outright (entire or undivided partial interest). A generous donor gave his condo outright to Wheaton when he moved to a retirement community. He received a tax deduction for the value of the property.

2. Charitable Remainder Unitrust (CRUT). A successful businessman systematically transferred investment properties to fund various CRUTs that paid him and his wife an income flow for both of their lives, while reducing his workload. He received a tax deduction for the charitable portion of the contribution and made a significant gift to Wheaton.



3. Wheaton College Donor Advised Fund (DAF). A retired medical professional opted to give his office building to a DAF, from which various gifts could be made to Wheaton and other charities for years to come. The donor received a tax deduction for the full value of the property when he funded the DAF, and gifts from the DAF supported an endowed scholarship at Wheaton.

4. Retained Life Estate. A faithful alumni couple arranged a gift through which they could live in their home for their lifetime. They received a tax deduction for the charitable portion of this gift. Upon their passing, the property will come to Wheaton.

Unique gifts like these have enabled Wheaton to continue to thrive amidst the challenges facing higher education today. If you are interested in a real estate gift to benefit Wheaton, please contact Gift Planning Services today!

Please consult with your professional advisors for tax and other advice specific to your situation.

WHEATON COLLEGE TRUST COMPANY, N.A.

Administering an estate is not for everyone! The role of executor for a Will or trustee of a trust can be complex and time consuming, which is why it may be wise to have a professional trust company serve in this role. Wheaton College Trust Company, N.A., can administer estates for those who are making significant gifts to Wheaton College through their estate plans. We are happy to discuss these offerings and various other strategic charitable giving options. Contact us today!

Phone 630.752.5332

Email gift.plan@wheaton.edu

Website wheaton.edu/giftplan

ESTATE REVIEW

National Estate Planning Awareness Week is **October 21-27!** Is your plan up-to-date so that your loved ones are cared for, and the Kingdom work you love receives support?

Our **Estate Review** is a helpful resource to Wheaton supporters thinking through their estate plans. We offer various charitable giving options which may also reduce taxes, and we help equip donors to have effective communication with professional advisors.

Contact us to see how we can help you accomplish your goals.

Are Your Heirs Ready?

Being a wise steward of financial resources is a responsibility many take seriously. A desire to provide for your loved ones may rank high on your list of priorities, but it does not come without concern. Knowing how to pass on wealth takes thoughtful consideration. You may be concerned that giving a large lump sum can have a negative impact on your heirs who may be ill-prepared to handle it. While you cannot control what heirs do with their inheritance, you can implement a plan to shepherd them towards utilizing it in a wise and God-honoring way down the road.

A **Kiplinger** article offers strategies to prepare your loved ones for receiving an inheritance, including:

- Discuss the family legacy you want to leave, showing the power of long-term goals and effective stewardship.
- Teach younger family members about the importance of budgeting, including both saving and *giving charitably*.

For those with charitable intentions, a testamentary Charitable Remainder Unitrust is a great option. You can leave a certain portion of an inheritance as an income flow to loved ones over many years, while also making a meaningful contribution to charity.

If you want to discuss more about leaving a charitable legacy, we are happy to speak with you.

Source: Smith, Anne Kates. "Five Strategies to Keep Your Heirs From Blowing Their Inheritance." Kiplinger, 2024.

Upcoming Events

- Family Weekend: November 1- 2, 2024
- Conservatory of Music Christmas Festival: December 6-7, 2024

GIFT PLANNING INFORMATION SHEETS

Contact us today! We are happy to provide you with resources on any of the following topics:

- Blanchard Society
- Charitable Remainder Unitrusts (CRUTs)
- Donor Advised Funds (DAFs)
- Estate Review
- Gift Annuities
- Gift Planning Services Vehicles and Services
- IRA Qualified Charitable Distributions (QCDs)
- Strategic Giving
- Tax-Advantaged Retirement Account Giving
- Tax-Embedded Assets
- Wheaton College Trust Company
- Non-Cash Gifts
- Remainder Interest in a Personal Residence or Farm
- Things to Consider Before Meeting with your Attorney

IMPORTANT TIMING CONSIDERATION:

To make a 2024 QCD gift, it is best to initiate by December 1.



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