

Schedule K-1 (Form 1065)

2022

Department of the Treasury Internal Revenue Service For calendar year 2022, or tax year beginning 03/22/2022 ending 12/31/2022

Partner's Share of Income, Deductions, Credits, etc. See separate instructions.

Part III Partner's Share of Current Year Income, Deductions, Credits, and Other Items

Table with 3 columns: Line number, Description, and Amount. Includes rows for Ordinary business income (loss) -338, Net rental real estate income (loss), Other net rental income (loss), Credits, Guaranteed payments for services, Guaranteed payments for capital, Total guaranteed payments, Interest income 1, Ordinary dividends, Qualified dividends, Dividend equivalents, Royalties, Net short-term capital gain (loss), Net long-term capital gain (loss), Collectibles (28%) gain (loss), Unrecaptured section 1250 gain, Net section 1231 gain (loss), Other income (loss), Section 179 deduction, and Other deductions.

Part I Information About the Partnership

Form section for Part I containing fields A (Partnership's employer identification number 88-1382086), B (Partnership's name, address, city, state, and ZIP code: SYNERGY DEVELOPMENTS LLC, 8021 WICKLOW HALL DR, MATTHEWS, NC 28104), C (IRS center where partnership filed return: e-file), and D (Check if this is a publicly traded partnership (PTP)).

Part II Information About the Partner

Form section for Part II containing fields E (Partner's SSN or TIN: 88-1750418), F (Name, address, city, state, and ZIP code: CORNELIUS INVESTMENT LLC, 1373 RAINER DR, FORT MILL, SC 29708), G (Partner type: Limited partner or other LLC member), H1 (Domestic partner), H2 (Disregarded entity), I1 (Type of entity: Partnership), I2 (Retirement plan), J (Partner's share of profit, loss, and capital), and K (Partner's share of liabilities).

L Partner's Capital Account Analysis

Table for Partner's Capital Account Analysis showing Beginning capital account, Capital contributed during the year (100,000), Current year net income (loss) (-337), Other increase (decrease), Withdrawals and distributions, and Ending capital account (99,663).

M Did the partner contribute property with a built-in gain (loss)? Yes No (checked) If "Yes," attach statement. See instructions.

N Partner's Share of Net Unrecognized Section 704(c) Gain or (Loss) Beginning Ending

22 More than one activity for at-risk purposes\* 23 More than one activity for passive activity purposes\* \*See attached statement for additional information.

For IRS Use Only

**2022 Partner's Share of  
N.C. Income, Adjustments, and Credits**  
North Carolina Department of Revenue

DOR  
Use  
Only

Use Form D-403 NC K-1 to report each partner's share of the partnership's income (loss), N.C. adjustments, N.C. tax credits, etc. Each partner should keep Form D-403 NC K-1, Form NC K-1 Supplemental Schedule, and any other information provided to them by the partnership for their records. The partner is not required to attach the information to their N.C. tax return unless specifically required to do so.

For calendar year \_\_\_\_\_ or fiscal year beginning **03 22 22** and ending **12 31 22**

Information About the Partnership	
<b>Partnership's Federal Employer ID Number</b> <b>881382086</b>	<b>Partnership's Name, Address, and Zip Code</b>  <b>SYNERGY DEVELOPMENTS LLC</b> <b>8021 WICKLOW HALL DR</b> <b>MATTHEWS NC 28104</b>
Is the Partnership a Taxed Partnership?  Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	

Information About the Partner	
<b>Partner's Identifying Number</b> <b>881750418</b>	<b>Partner's Name, Address, and Zip Code</b>  <b>CORNELIUSINVESTMENT LLC</b> <b>1373 RAINER DR</b> <b>FORT MILL SC 29708</b>
Is the Partner a N.C. Resident?  Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
If the partner is a disregarded entity, enter the name and taxpayer identification number of the disregarded entity below:  _____ Name of Disregarded Entity Taxpayer Identification Number of Disregarded Entity	

**A. All Partners**

Partner's Pro Rata Share Items	Amount	Individuals Filing Form D-400 Enter Amount on:
1. Share of Partnership Income (Loss)	-337	(This amount should already be included in federal adjusted gross income)
2. Additions to Income (Loss)	0	Form D-400 Schedule S, Part A
3. Deductions from Income (Loss)	0	Form D-400 Schedule S, Part B
4. Share of Tax Credits	0	Form D-400TC
5. Share of Tax Withheld from Compensation Paid for Services Performed in N.C.	0	Form D-400, Line 20 (N.C. residents only)

**B. Nonresidents Only**

Partner's Pro Rata Share Items	Amount	Individuals Filing Form D-400 Enter Amount on:
6. Portion of Line 1 Above From N.C. Sources	-337	Form D-400 Schedule PN, Column B, Line 11
7. Portion of Line 2 Above Attributable to N.C. Source Income	0	Form D-400 Schedule PN, Column B, Part B, or Form D-400 Schedule PN-1, Column B, Part A
8. Portion of Line 3 Above Attributable to N.C. Source Income	0	Form D-400 Schedule PN, Column B, Part B, or Form D-400 Schedule PN-1, Column B, Part B
9. Nonresident's Share of Net Tax Paid by the Manager of the Partnership	0	Form D-400, Line 21c

**C. Taxed Partnerships Only**

Partner's Pro Rata Share Items	Amount	Individuals Filing Form D-400 Enter Amount on:
10. Share of North Carolina Taxable Income, if the amount is less than zero	0	Form D-400 Schedule S, Part A (all partners) and Form D-400 Schedule PN-1, Column B, Part A (nonresidents only)
11. Share of North Carolina Taxable Income, if the amount is greater than zero	0	Form D-400 Schedule S, Part B (all partners) and Form D-400 Schedule PN-1, Column B, Part B (nonresidents only)