



Realize your goals and
empower Colby students
with a gift of real estate

A gift of real estate can
help you:

- Turn your property into an income-producing gift
- Donate your home while continuing to live in it
- Generate tax benefits, including capital gains tax savings
- Share the power of a Colby College education

*Discover how a gift of real estate
can create valuable benefits for
you and exciting possibilities for
Colby College.*

“Gifting our Maine home to Colby in our estate plans has enabled us to continue to enjoy the home (while maintaining it and paying all expenses), to avoid probate in Maine, and most importantly, to support future Maine students at Colby through the sale proceeds. It was simple to do and will have a large long term impact—what is better than that?” **Steve '68, P'05 and Mary P'05 Ford, Colby Legacy Society members**

With a gift of real estate to Colby, you can turn a property you no longer need or wish to manage into a forward-looking gift for the College and long-term benefits for you and your family.

There are many ways to support Colby with a gift of real estate:

- Make an outright gift of your property and enjoy an immediate charitable income tax deduction, as well as savings on capital gains tax.
- Turn your property into an income-producing gift, such as a charitable remainder trust—an excellent way to give appreciated property and enjoy income and tax savings.
- Give your home today, and retain lifetime use of the property—an option called a retained life estate.
- Give part of your property to Colby, and keep the rest.
- Sell your property to Colby at less than its appraised value—this is known as a bargain sale—and receive a charitable deduction for the difference.
- Leave your property to Colby in your will or estate plan. This option leaves you in control of your property during your life, and creates a wonderful future gift to the College.



Impact of real estate gift

A gift of real estate can accomplish many goals, including building a bright future for Colby College students. Whether you make an unrestricted gift of your property or designate it to a special purpose, like scholarships, your generosity will enable future generations of Colby students to learn, grow, and realize their potential.



The Colby Legacy Society honors those who have arranged a planned gift for Colby College and helps connect them to the College with invitations to events and other opportunities. Anonymous members are welcomed.

We're here to help

The Office of Gift Planning is pleased to provide you and your advisors with information on making a gift of real estate and other planned gifts.

Contact us at **207-859-4370** or **giftplanning@colby.edu**, or visit **giftplanning.colby.edu**.

We look forward to hearing from you!

This information is provided for illustrative purposes only and should not be considered legal or financial advice. We encourage you to discuss these giving options with your own legal and financial advisors.

Today. Tomorrow. *Always.*

Colby |

**DARE
NORTH
WARD**