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From the standpoint of the lessor, leases may be classified for accounting purposes as: (a) operating leases, (b) direct-financing leases, and (c) sales-type leases. From the standpoint of lessors, a capital lease meets one or more of the following four criteria: 1.

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Lease Accounting - Operating vs Financing Leases, Examples

5 Describe the lessor's accounting for direct-financing leases. 6 Identify special features of lease arrangements that cause unique accounting problems. 7 Describe the effect of residual values, guaranteed and unguaranteed, on lease accounting. 8 Describe the lessor's accounting for sales-type leases. 9 List the disclosure requirements for leases.

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