

Monthly Owner Report



Innovation Park

Leon County Research & Development Authority
1736 West Paul Dirac Drive Tallahassee, FL 32310

September
2015



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Property = collins centenn morgan sliger inn-tic johnson phippis knight fuqua famu

Balance Sheet (With Period Change)

Period = Sep 2015

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
1000-0000	ASSETS			
1100-0000	CASH			
1110-4000	Cash - Hancock Bank	215,559.14	236,212.38	-20,653.24
1121-6600	Petty Cash Fund	200.00	200.00	0.00
1190-0000	TOTAL CASH	215,759.14	236,412.38	-20,653.24
1200-0000	RECEIVABLES			
1203-0000	A/R-Tenant	0.00	76,551.86	-76,551.86
1206-0000	Other Receivables	2,487.37	2,528.56	-41.19
1210-0000	Accounts Receivable	121,750.26	35,048.27	86,701.99
1217-0000	Other Assets	16,337.75	1,989.00	14,348.75
1299-0000	TOTAL RECEIVABLES	140,575.38	116,117.69	24,457.69
1300-1000	PROPERTY			
1305-0000	Land	635,920.58	635,920.58	0.00
1330-2100	Building and Improvements	62,336.28	62,336.28	0.00
1590-0000	Accumulated Depreciation	-5,888,339.61	-5,861,650.98	-26,688.63
1620-0000	F/F/E- Improvements	68,309.26	68,309.26	0.00
1661-0000	Admin Centre Assets	166,663.91	166,663.91	0.00
1662-0000	Research Building Assets	2,124,113.66	2,120,477.27	3,636.39
1663-0000	Phipps Building Assets	1,317,988.90	1,317,988.90	0.00
1664-0000	Collins Building Assets	1,603,544.46	1,603,544.46	0.00
1666-0000	Johnson Building Assets	3,609,105.77	3,609,105.77	0.00
1668-0000	Park Planning/Development	754,960.65	754,960.65	0.00
1672-0000	CIP - Project North	66,115.50	66,115.50	0.00
1745-0000	Prepaid Lease Commissions	15,000.00	0.00	15,000.00
1746-0000	Accumulated Amortization-Leasing Commissi	-333.33	0.00	-333.33
1748-0000	Intangible Assets	35,100.00	0.00	35,100.00
1752-0000	Accumulated Amortization	-1,105.00	0.00	-1,105.00
1790-0000	TOTAL PROPERTY	4,569,381.03	4,543,771.60	25,609.43
1840-0000	OTHER ASSETS			
1905-0000	Trust Escrow	55,000.00	55,000.00	0.00
1913-0000	Prepaid Insurance	12,468.80	4,967.80	7,501.00
1915-0000	Prepaid Expenses	0.00	1,132.39	-1,132.39
1925-0000	Investments	2,366,033.61	2,363,196.79	2,836.82
1945-0000	Investments Limited as to Use	1,400,000.00	1,400,000.00	0.00
1980-0000	TOTAL OTHER ASSETS	3,833,502.41	3,824,296.98	9,205.43
1990-0000	TOTAL ASSETS	8,759,217.96	8,720,598.65	38,619.31
2000-0000	LIABILITIES and CAPITAL			
2236-0000	Accounts Payable	21,752.06	13,512.98	8,239.08
2246-0000	Prepaid Rents	37.21	37.21	0.00
2249-0000	Accrued Other	16,864.60	7,452.40	9,412.20
2250-0000	Tenant Security Dep	183.57	240.36	-56.79
2305-0000	Sales Tax Payable	1,225.76	201.27	1,024.49
2490-0000	TOTAL LIABILITIES	40,063.20	21,444.22	18,618.98
2500-0000	CAPITAL			
2730-0000	Invested in Capital Assets-Net of Debt	4,520,719.36	4,543,771.60	-23,052.24
2750-0000	Unrestricted	2,798,435.40	2,755,382.83	43,052.57
2760-0000	Designated Net Assets	1,400,000.00	1,400,000.00	0.00

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Balance Sheet (With Period Change)

Period = Sep 2015

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
2890-0000	TOTAL CAPITAL	8,719,154.76	8,699,154.43	20,000.33
2990-0000	TOTAL LIABILITIES and CAPITAL	8,759,217.96	8,720,598.65	38,619.31

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Income Statement

Period = Sep 2015

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3100-1000	Miscellaneous Income	160.79	0.26	260.79	0.03
3110-0000	Rent	55,366.69	90.07	652,052.52	81.35
3114-5000	Operating Expense Reimbursement	2,225.54	3.62	28,700.16	3.58
3115-0000	CAM	-531.81	-0.87	59,668.18	7.44
3120-0000	Other Rents	21.15	0.03	384.23	0.05
3220-0000	Interest Income	2,816.59	4.58	43,447.29	5.42
3310-0000	Other Income	1,388.54	2.26	16,666.66	2.08
3315-0000	Sales Tax Discount	0.83	0.00	135.64	0.02
3540-0000	Electricity Pass Thru	21.67	0.04	260.04	0.03
3990-0000	TOTAL REVENUE	61,469.99	100.00	801,575.51	100.00
4000-0000	OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	10,416.66	16.95	124,999.92	15.59
4403-0000	Clerical Salary-Authority	3,750.00	6.10	43,450.06	5.42
4404-0000	Payroll Taxes - Authority	1,174.28	1.91	13,528.42	1.69
4405-0000	Worker's Compensation-Authority	235.00	0.38	2,651.00	0.33
4406-0000	Employee Benefits-Authority	11,149.92	18.14	53,057.51	6.62
4490-0000	TOTAL PAYROLL EXPENSE	26,725.86	43.48	237,686.91	29.65
4600-0000	UTILITIES				
4605-0000	Electric	7,899.49	12.85	87,937.95	10.97
4622-0000	Demand Credit	-31.12	-0.05	-412.82	-0.05
4635-0000	Refuse Collection	437.99	0.71	6,015.53	0.75
4640-0000	Water/Sewer	304.33	0.50	4,010.21	0.50
4642-0000	Non CAM Water/Sewer	212.06	0.34	3,188.57	0.40
4648-0000	Irrigation - Utility	123.36	0.20	1,534.15	0.19
4649-0000	Irrigation-NonCAM	34.10	0.06	522.09	0.07
4650-0000	Stormwater	263.15	0.43	3,157.80	0.39
4660-0000	Fire Service - Utility	141.16	0.23	1,693.91	0.21
4799-0000	TOTAL UTILITIES	9,384.52	15.27	107,647.39	13.43
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	0.00	0.00	713.74	0.09
5122-0000	NONCAM Electrical Repairs	0.00	0.00	136.73	0.02
5125-0000	Electric Supplies	0.00	0.00	184.77	0.02
5127-0000	NONCAM Electric Supplies	0.00	0.00	139.50	0.02
5130-0000	Electric Bulbs	0.00	0.00	420.46	0.05
5135-0000	Parking Lot Bulbs	0.00	0.00	157.36	0.02
5140-0000	Elevator Maintenance	0.00	0.00	101.25	0.01
5141-0000	Elevator Maintenance-NonCAM	0.00	0.00	48.75	0.01
5145-0000	Elevator Phone Maintenance	0.00	0.00	150.00	0.02
5145-4400	Security Maint & Repair	0.00	0.00	332.46	0.04
5160-0000	Exterior Building Maintenance	270.00	0.44	5,512.20	0.69
5161-0000	Exterior Building Supplies	17.48	0.03	59.90	0.01
5161-5000	Ext Building Supplies-NonCAM	32.47	0.05	153.50	0.02
5162-0000	Non CAM Exterior Bldg Maint.	0.00	0.00	1,908.28	0.24
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	663.00	0.08
5172-0000	Non CAM Fire Extinguisher Maintenance	0.00	0.00	113.75	0.01
5175-0000	Fire Alarm/Sprinkler Repair	0.00	0.00	236.25	0.03
5180-0000	HVAC Repair	3,067.15	4.99	15,419.24	1.92
5185-0000	HVAC Supplies	0.00	0.00	183.09	0.02
5195-0000	Tree Trimming	0.00	0.00	2,125.00	0.27
5197-0000	Holding Pond Maintenance	0.00	0.00	459.00	0.06
5210-0000	Locks & Keys Repairs	0.00	0.00	370.00	0.05
5215-0000	Locks & Keys Supplies	0.00	0.00	413.10	0.05
5220-0000	Parking Lot Repairs	0.00	0.00	600.00	0.07
5230-0000	Plumbing Repairs	0.00	0.00	1,899.29	0.24
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	2,245.03	0.28
5235-0000	Plumbing Supplies	0.00	0.00	531.26	0.07
5237-0000	Non CAM Plumbing Supplies	0.00	0.00	21.83	0.00
5240-0000	Backflow Maintenance	0.00	0.00	1,042.19	0.13
5242-0000	Backflow Maintenance-NonCAM	0.00	0.00	6.11	0.00
5245-0000	Irrigation Repairs	0.00	0.00	2.33	0.00
5245-5000	Irrigation Repairs-NonCAM	0.00	0.00	4.32	0.00

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Income Statement

Period = Sep 2015

Book = Accrual

		Period to Date	%	Year to Date	%
5250-0000	Roof Repairs	0.00	0.00	700.00	0.09
5252-0000	Non CAM Roof Repairs	0.00	0.00	505.00	0.06
5270-0000	Small Tools	0.00	0.00	62.12	0.01
5285-0000	General Building R&M & Supplies	0.00	0.00	680.86	0.08
5290-0000	Other Maintenance	0.00	0.00	309.87	0.04
5292-0000	Non CAM Other Maintenance	0.00	0.00	29.46	0.00
5295-0000	Other Supplies	0.00	0.00	27.99	0.00
5297-0000	Non CAM Other Supplies	0.00	0.00	51.97	0.01
5299-0000	TOTAL REPAIR/MAINTENANCE	3,387.10	5.51	38,720.96	4.83
5300-0000	CLEANING AND IMPROVEMENTS				
5310-0000	Carpet Cleaning	0.00	0.00	946.00	0.12
5340-0000	Painting	12,887.06	20.96	13,087.06	1.63
5345-0000	Painting Supplies	1,516.80	2.47	1,640.69	0.20
5365-0000	Interior Supplies	0.00	0.00	162.83	0.02
5370-0000	Interior Repairs	0.00	0.00	1,098.17	0.14
5380-0000	Other Cleaning and Improvements	0.00	0.00	4,663.00	0.58
5399-0000	TOTAL CLEANING AND IMPROVEMEN	14,403.86	23.43	21,597.75	2.69
5400-0000	SERVICES				
5410-0000	Elevator Service	296.97	0.48	1,548.87	0.19
5412-0000	Elevator Service-NonCAM	142.99	0.23	745.77	0.09
5420-0000	Fire Protection System	0.30	0.00	4,334.48	0.54
5425-0000	Fire Protection Phone	228.59	0.37	2,758.67	0.34
5430-0000	Exterminating	205.00	0.33	2,822.01	0.35
5433-0000	Non CAM Exterminating	0.00	0.00	71.11	0.01
5445-0000	Backflow Prevention Service	0.00	0.00	120.00	0.02
5447-0000	HVAC Monthly Service	0.00	0.00	16,399.70	2.05
5450-0000	Janitorial Service	3,560.09	5.79	43,129.88	5.38
5460-0000	Landscaping Service	2,543.86	4.14	27,731.78	3.46
5462-0000	Non CAM Landscaping	355.45	0.58	3,592.50	0.45
5480-0000	Security	817.50	1.33	3,197.28	0.40
5487-0000	Window Washing Service	0.00	0.00	850.00	0.11
5499-0000	TOTAL SERVICES	8,150.75	13.26	107,302.05	13.39
5500-0000	PROPERTY ADMINISTRATION				
5510-0000	Accounting	0.00	0.00	20,500.00	2.56
5520-0000	Phone Service	167.23	0.27	1,998.07	0.25
5522-0000	Internet Charge	644.33	1.05	2,123.44	0.26
5530-0000	Copies	27.14	0.04	461.65	0.06
5550-0000	Legal Fees	0.00	0.00	-75.00	-0.01
5560-0000	Fees/Licenses/Permits	7.00	0.01	130.10	0.02
5563-0000	Miscellaneous Admin Expense	2,037.07	3.31	2,532.97	0.32
5565-0000	Office Supplies	0.00	0.00	783.29	0.10
5566-0000	Office Equipment Maintenance	0.00	0.00	135.15	0.02
5567-0000	Office Equip Mtnce-NonCAM	0.00	0.00	31.84	0.00
5568-0000	Dues/Seminars	0.00	0.00	395.00	0.05
5570-0000	Postage/Delivery	0.00	0.00	-15.77	0.00
5575-0000	Professional Fees	425.00	0.69	35,875.00	4.48
5585-0000	Subscriptions	1,132.39	1.84	3,067.39	0.38
5586-0000	Marketing/PR	84.00	0.14	1,170.25	0.15
5587-0000	General Authority Expense	54.44	0.09	541.77	0.07
5588-0000	Economic Development	0.00	0.00	25,000.00	3.12
5589-0000	Research Grants	0.00	0.00	25,000.00	3.12
5592-0000	Non CAM Professional Fees	-50,788.75	-82.62	4,900.00	0.61
5594-0000	Travel	672.47	1.09	7,322.19	0.91
5596-0000	Other Administration Costs	160.43	0.26	1,850.60	0.23
5599-0000	TOTAL PROPERTY ADMINISTRATION	-45,377.25	-73.82	133,727.94	16.68
6110-0000	Management Fees TALCOR	6,700.00	10.90	80,400.00	10.03
6115-0000	Leasing Commissions	-15,000.00	-24.40	0.00	0.00
6159-0000	TOTAL OTHER EXPENSES	-8,300.00	-13.50	80,400.00	10.03
7110-0000	Property Insurance	4,962.01	8.07	59,313.12	7.40
7111-0000	Property Insurance-NonCAM	5.85	0.01	70.20	0.01
7199-0000	TOTAL INSURANCE/TAXES	4,967.86	8.08	59,383.32	7.41
7800-0000	TOTAL OPERATING EXPENSES	13,342.70	21.71	786,466.32	98.12
7999-0000	NET INCOME - OPERATING	48,127.29	78.29	15,109.19	1.88

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Income Statement

Period = Sep 2015

Book = Accrual

		Period to Date	%	Year to Date	%
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	26,688.63	43.42	307,395.10	38.35
8220-0000	Amortization Expense	1,438.33	2.34	1,438.33	0.18
8225-0000	Other Expense - Lease Termination	0.00	0.00	100,000.00	12.48
8299-0000	TOTAL OTHER EXPENSES	28,126.96	45.76	408,833.43	51.00
9900-0000	NET INCOME	20,000.33	32.54	-393,724.24	-49.12

Budget Comparison

Period = Sep 2015

Book = Accrual

9:50 AM

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3100-1000	Miscellaneous Income	160.79	0.00	160.79	N/A	260.79	0.00	260.79	N/A	0.00
3110-0000	Rent	55,366.69	48,651.75	6,714.94	13.80	652,052.52	591,585.00	60,467.52	10.22	591,585.00
3114-5000	Operating Expense Reimbursement	2,225.54	1,781.62	443.92	24.92	28,700.16	24,185.00	4,515.16	18.67	24,185.00
3115-0000	CAM	-531.81	5,473.00	-6,004.81	-109.72	59,668.18	65,676.00	-6,007.82	-9.15	65,676.00
3120-0000	Other Rents	21.15	94.00	-72.85	-77.50	384.23	1,128.00	-743.77	-65.94	1,128.00
3220-0000	Interest Income	2,816.59	3,100.00	-283.41	-9.14	43,447.29	37,200.00	6,247.29	16.79	37,200.00
3310-0000	Other Income	1,388.54	1,388.88	-0.34	-0.02	16,666.66	16,667.00	-0.34	0.00	16,667.00
3315-0000	Sales Tax Discount	0.83	0.00	0.83	N/A	135.64	0.00	135.64	N/A	0.00
3540-0000	Electricity Pass Thru	21.67	0.00	21.67	N/A	260.04	0.00	260.04	N/A	0.00
3990-0000	TOTAL REVENUE	61,469.99	60,489.25	980.74	1.62	801,575.51	736,441.00	65,134.51	8.84	736,441.00
4000-0000	OPERATING EXPENSES									
4400-0000	PAYROLL EXPENSE									
4401-0000	Executive Director-Authority	10,416.66	10,417.00	0.34	0.00	124,999.92	125,004.00	4.08	0.00	125,004.00
4403-0000	Clerical Salary-Authority	3,750.00	3,666.00	-84.00	-2.29	43,450.06	47,151.00	3,700.94	7.85	47,151.00
4404-0000	Payroll Taxes - Authority	1,174.28	448.00	-726.28	-162.12	13,528.42	12,877.00	-651.42	-5.06	12,877.00
4405-0000	Worker's Compensation-Authority	235.00	259.00	24.00	9.27	2,651.00	3,162.00	511.00	16.16	3,162.00
4406-0000	Employee Benefits-Authority	11,149.92	4,033.00	-7,116.92	-176.47	53,057.51	48,478.00	-4,579.51	-9.45	48,478.00
4490-0000	TOTAL PAYROLL EXPENSE	26,725.86	18,823.00	-7,902.86	-41.99	237,686.91	236,672.00	-1,014.91	-0.43	236,672.00
4600-0000	UTILITIES									
4605-0000	Electric	7,899.49	7,572.00	-327.49	-4.32	87,937.95	86,164.00	-1,773.95	-2.06	86,164.00
4622-0000	Demand Credit	-31.12	0.00	31.12	N/A	-412.82	0.00	412.82	N/A	0.00
4635-0000	Refuse Collection	437.99	573.00	135.01	23.56	6,015.53	7,294.00	1,278.47	17.53	7,294.00
4640-0000	Water/Sewer	304.33	455.00	150.67	33.11	4,010.21	5,460.00	1,449.79	26.55	5,460.00
4642-0000	Non CAM Water/Sewer	212.06	0.00	-212.06	N/A	3,188.57	0.00	-3,188.57	N/A	0.00
4648-0000	Irrigation - Utility	123.36	134.00	10.64	7.94	1,534.15	1,608.00	73.85	4.59	1,608.00
4649-0000	Irrigation-NonCAM	34.10	0.00	-34.10	N/A	522.09	0.00	-522.09	N/A	0.00
4650-0000	Stormwater	263.15	263.00	-0.15	-0.06	3,157.80	3,156.00	-1.80	-0.06	3,156.00
4660-0000	Fire Service - Utility	141.16	141.00	-0.16	-0.11	1,693.91	1,692.00	-1.91	-0.11	1,692.00
4799-0000	TOTAL UTILITIES	9,384.52	9,138.00	-246.52	-2.70	107,647.39	105,374.00	-2,273.39	-2.16	105,374.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	275.00	275.00	100.00	713.74	8,600.00	7,886.26	91.70	8,600.00
5122-0000	NONCAM Electrical Repairs	0.00	0.00	0.00	N/A	136.73	0.00	-136.73	N/A	0.00
5125-0000	Electric Supplies	0.00	260.00	260.00	100.00	184.77	3,120.00	2,935.23	94.08	3,120.00
5127-0000	NONCAM Electric Supplies	0.00	0.00	0.00	N/A	139.50	0.00	-139.50	N/A	0.00
5130-0000	Electric Bulbs	0.00	20.00	20.00	100.00	420.46	240.00	-180.46	-75.19	240.00
5135-0000	Parking Lot Bulbs	0.00	0.00	0.00	N/A	157.36	0.00	-157.36	N/A	0.00
5140-0000	Elevator Maintenance	0.00	25.00	25.00	100.00	101.25	510.00	408.75	80.15	510.00
5141-0000	Elevator Maintenance-NonCAM	0.00	0.00	0.00	N/A	48.75	0.00	-48.75	N/A	0.00
5145-0000	Elevator Phone Maintenance	0.00	0.00	0.00	N/A	150.00	137.00	-13.00	-9.49	137.00
5145-4400	Security Maint & Repair	0.00	10.00	10.00	100.00	332.46	120.00	-212.46	-177.05	120.00
5160-0000	Exterior Building Maintenance	270.00	290.00	20.00	6.90	5,512.20	7,195.00	1,682.80	23.39	7,195.00
5161-0000	Exterior Building Supplies	17.48	0.00	-17.48	N/A	59.90	225.00	165.10	73.38	225.00
5161-5000	Ext Building Supplies-NonCAM	32.47	0.00	-32.47	N/A	153.50	0.00	-153.50	N/A	0.00
5162-0000	Non CAM Exterior Bldg Maint.	0.00	0.00	0.00	N/A	1,908.28	0.00	-1,908.28	N/A	0.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	663.00	743.00	80.00	10.77	743.00
5172-0000	Non CAM Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	113.75	0.00	-113.75	N/A	0.00
5175-0000	Fire Alarm/Sprinkler Repair	0.00	0.00	0.00	N/A	236.25	0.00	-236.25	N/A	0.00
5180-0000	HVAC Repair	3,067.15	1,300.00	-1,767.15	-135.93	15,419.24	15,600.00	180.76	1.16	15,600.00
5185-0000	HVAC Supplies	0.00	0.00	0.00	N/A	183.09	0.00	-183.09	N/A	0.00
5192-0000	Landscaping Expense	0.00	0.00	0.00	N/A	0.00	500.00	500.00	100.00	500.00
5195-0000	Tree Trimming	0.00	0.00	0.00	N/A	2,125.00	1,000.00	-1,125.00	-112.50	1,000.00
5197-0000	Holding Pond Maintenance	0.00	0.00	0.00	N/A	459.00	1,000.00	541.00	54.10	1,000.00
5210-0000	Locks & Keys Repairs	0.00	75.00	75.00	100.00	370.00	1,000.00	630.00	63.00	1,000.00

Budget Comparison

Period = Sep 2015

Book = Accrual

9:50 AM

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5215-0000	Locks & Keys Supplies	0.00	0.00	0.00	N/A	413.10	0.00	-413.10	N/A	0.00
5220-0000	Parking Lot Repairs	0.00	0.00	0.00	N/A	600.00	4,500.00	3,900.00	86.67	4,500.00
5230-0000	Plumbing Repairs	0.00	290.00	290.00	100.00	1,899.29	3,780.00	1,880.71	49.75	3,780.00
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	0.00	N/A	2,245.03	0.00	-2,245.03	N/A	0.00
5235-0000	Plumbing Supplies	0.00	110.00	110.00	100.00	531.26	1,320.00	788.74	59.75	1,320.00
5237-0000	Non CAM Plumbing Supplies	0.00	0.00	0.00	N/A	21.83	0.00	-21.83	N/A	0.00
5240-0000	Backflow Maintenance	0.00	0.00	0.00	N/A	1,042.19	140.00	-902.19	-644.42	140.00
5242-0000	Backflow Maintenance-NonCAM	0.00	0.00	0.00	N/A	6.11	0.00	-6.11	N/A	0.00
5245-0000	Irrigation Repairs	0.00	50.00	50.00	100.00	2.33	1,100.00	1,097.67	99.79	1,100.00
5245-5000	Irrigation Repairs-NonCAM	0.00	0.00	0.00	N/A	4.32	0.00	-4.32	N/A	0.00
5250-0000	Roof Repairs	0.00	100.00	100.00	100.00	700.00	1,650.00	950.00	57.58	1,650.00
5252-0000	Non CAM Roof Repairs	0.00	0.00	0.00	N/A	505.00	0.00	-505.00	N/A	0.00
5260-0000	Signage	0.00	0.00	0.00	N/A	0.00	500.00	500.00	100.00	500.00
5270-0000	Small Tools	0.00	0.00	0.00	N/A	62.12	0.00	-62.12	N/A	0.00
5285-0000	General Building R&M & Supplies	0.00	0.00	0.00	N/A	680.86	0.00	-680.86	N/A	0.00
5290-0000	Other Maintenance	0.00	500.00	500.00	100.00	309.87	6,000.00	5,690.13	94.84	6,000.00
5292-0000	Non CAM Other Maintenance	0.00	0.00	0.00	N/A	29.46	0.00	-29.46	N/A	0.00
5295-0000	Other Supplies	0.00	0.00	0.00	N/A	27.99	0.00	-27.99	N/A	0.00
5297-0000	Non CAM Other Supplies	0.00	0.00	0.00	N/A	51.97	0.00	-51.97	N/A	0.00
5299-0000	TOTAL REPAIR/MAINTENANCE	3,387.10	3,305.00	-82.10	-2.48	38,720.96	58,980.00	20,259.04	34.35	58,980.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	100.00	100.00	100.00	946.00	6,700.00	5,754.00	85.88	6,700.00
5313-0000	Carpet Repairs	0.00	400.00	400.00	100.00	0.00	4,800.00	4,800.00	100.00	4,800.00
5340-0000	Painting	12,887.06	400.00	-12,487.06	-3,121.76	13,087.06	6,300.00	-6,787.06	-107.73	6,300.00
5345-0000	Painting Supplies	1,516.80	0.00	-1,516.80	N/A	1,640.69	0.00	-1,640.69	N/A	0.00
5365-0000	Interior Supplies	0.00	0.00	0.00	N/A	162.83	0.00	-162.83	N/A	0.00
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	1,098.17	0.00	-1,098.17	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	440.00	440.00	100.00	4,663.00	5,280.00	617.00	11.69	5,280.00
5399-0000	TOTAL CLEANING AND IMPROVEMENTS	14,403.86	1,340.00	-13,063.86	-974.91	21,597.75	23,080.00	1,482.25	6.42	23,080.00
5400-0000	SERVICES									
5410-0000	Elevator Service	296.97	166.00	-130.97	-78.90	1,548.87	1,992.00	443.13	22.25	1,992.00
5412-0000	Elevator Service-NonCAM	142.99	0.00	-142.99	N/A	745.77	0.00	-745.77	N/A	0.00
5420-0000	Fire Protection System	0.30	0.00	-0.30	N/A	4,334.48	2,723.00	-1,611.48	-59.18	2,723.00
5425-0000	Fire Protection Phone	228.59	219.00	-9.59	-4.38	2,758.67	2,628.00	-130.67	-4.97	2,628.00
5430-0000	Exterminating	205.00	205.00	0.00	0.00	2,822.01	2,460.00	-362.01	-14.72	2,460.00
5433-0000	Non CAM Exterminating	0.00	0.00	0.00	N/A	71.11	0.00	-71.11	N/A	0.00
5435-0000	CAM-Interior Landscaping	0.00	150.00	150.00	100.00	0.00	1,800.00	1,800.00	100.00	1,800.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	120.00	365.00	245.00	67.12	365.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	16,399.70	16,140.00	-259.70	-1.61	16,140.00
5450-0000	Janitorial Service	3,560.09	3,565.00	4.91	0.14	43,129.88	43,172.00	42.12	0.10	43,172.00
5460-0000	Landscaping Service	2,543.86	2,528.00	-15.86	-0.63	27,731.78	26,799.00	-932.78	-3.48	26,799.00
5462-0000	Non CAM Landscaping	355.45	355.00	-0.45	-0.13	3,592.50	3,198.00	-394.50	-12.34	3,198.00
5465-0000	Grounds Cleaning	0.00	500.00	500.00	100.00	0.00	1,000.00	1,000.00	100.00	1,000.00
5480-0000	Security	817.50	205.00	-612.50	-298.78	3,197.28	3,360.00	162.72	4.84	3,360.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	850.00	3,500.00	2,650.00	75.71	3,500.00
5499-0000	TOTAL SERVICES	8,150.75	7,893.00	-257.75	-3.27	107,302.05	109,137.00	1,834.95	1.68	109,137.00
5500-0000	PROPERTY ADMINISTRATION									
5510-0000	Accounting	0.00	0.00	0.00	N/A	20,500.00	21,000.00	500.00	2.38	21,000.00
5520-0000	Phone Service	167.23	162.00	-5.23	-3.23	1,998.07	1,944.00	-54.07	-2.78	1,944.00
5522-0000	Internet Charge	644.33	71.00	-573.33	-807.51	2,123.44	1,970.00	-153.44	-7.79	1,970.00
5530-0000	Copies	27.14	70.00	42.86	61.23	461.65	840.00	378.35	45.04	840.00
5550-0000	Legal Fees	0.00	0.00	0.00	N/A	-75.00	0.00	75.00	N/A	0.00
5560-0000	Fees/Licenses/Permits	7.00	59.00	52.00	88.14	130.10	708.00	577.90	81.62	708.00
5563-0000	Miscellaneous Admin Expense	2,037.07	0.00	-2,037.07	N/A	2,532.97	0.00	-2,532.97	N/A	0.00
5565-0000	Office Supplies	0.00	160.00	160.00	100.00	783.29	2,220.00	1,436.71	64.72	2,220.00
5566-0000	Office Equipment Maintenance	0.00	50.00	50.00	100.00	135.15	600.00	464.85	77.47	600.00

Budget Comparison

Period = Sep 2015

Book = Accrual

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		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5567-0000	Office Equip Mtnce-NonCAM	0.00	0.00	0.00	N/A	31.84	0.00	-31.84	N/A	0.00
5568-0000	Dues/Seminars	0.00	0.00	0.00	N/A	395.00	0.00	-395.00	N/A	0.00
5570-0000	Postage/Delivery	0.00	5.00	5.00	100.00	-15.77	60.00	75.77	126.28	60.00
5575-0000	Professional Fees	425.00	3,000.00	2,575.00	85.83	35,875.00	36,000.00	125.00	0.35	36,000.00
5580-0100	Printing	0.00	40.00	40.00	100.00	0.00	480.00	480.00	100.00	480.00
5585-0000	Subscriptions	1,132.39	0.00	-1,132.39	N/A	3,067.39	3,735.00	667.61	17.87	3,735.00
5586-0000	Marketing/PR	84.00	30.00	-54.00	-180.00	1,170.25	430.00	-740.25	-172.15	430.00
5587-0000	General Authority Expense	54.44	67.00	12.56	18.75	541.77	804.00	262.23	32.62	804.00
5588-0000	Economic Development	0.00	0.00	0.00	N/A	25,000.00	25,000.00	0.00	0.00	25,000.00
5589-0000	Research Grants	0.00	0.00	0.00	N/A	25,000.00	25,000.00	0.00	0.00	25,000.00
5592-0000	Non CAM Professional Fees	-50,788.75	0.00	50,788.75	N/A	4,900.00	0.00	-4,900.00	N/A	0.00
5594-0000	Travel	672.47	0.00	-672.47	N/A	7,322.19	7,500.00	177.81	2.37	7,500.00
5596-0000	Other Administration Costs	160.43	187.00	26.57	14.21	1,850.60	2,844.00	993.40	34.93	2,844.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	-45,377.25	3,901.00	49,278.25	1,263.22	133,727.94	131,135.00	-2,592.94	-1.98	131,135.00
6110-0000	Management Fees TALCOR	6,700.00	6,700.00	0.00	0.00	80,400.00	80,400.00	0.00	0.00	80,400.00
6115-0000	Leasing Commissions	-15,000.00	0.00	15,000.00	N/A	0.00	0.00	0.00	N/A	0.00
6159-0000	TOTAL OTHER EXPENSES	-8,300.00	6,700.00	15,000.00	223.88	80,400.00	80,400.00	0.00	0.00	80,400.00
7110-0000	Property Insurance	4,962.01	4,941.00	-21.01	-0.43	59,313.12	59,292.00	-21.12	-0.04	59,292.00
7111-0000	Property Insurance-NonCAM	5.85	5.87	0.02	0.34	70.20	70.00	-0.20	-0.29	70.00
7199-0000	TOTAL INSURANCE/TAXES	4,967.86	4,946.87	-20.99	-0.42	59,383.32	59,362.00	-21.32	-0.04	59,362.00
7800-0000	TOTAL OPERATING EXPENSES	13,342.70	56,046.87	42,704.17	76.19	786,466.32	804,140.00	17,673.68	2.20	804,140.00
7999-0000	NET INCOME - OPERATING	48,127.29	4,442.38	43,684.91	983.37	15,109.19	-67,699.00	82,808.19	122.32	-67,699.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	26,688.63	25,188.37	-1,500.26	-5.96	307,395.10	302,260.00	-5,135.10	-1.70	302,260.00
8220-0000	Amortization Expense	1,438.33	0.00	-1,438.33	N/A	1,438.33	0.00	-1,438.33	N/A	0.00
8225-0000	Other Expense - Lease Termination	0.00	0.00	0.00	N/A	100,000.00	0.00	-100,000.00	N/A	0.00
8299-0000	TOTAL OTHER EXPENSES	28,126.96	25,188.37	-2,938.59	-11.67	408,833.43	302,260.00	-106,573.43	-35.26	302,260.00
9900-0000	NET INCOME	20,000.33	-20,745.99	40,746.32	196.41	-393,724.24	-369,959.00	-23,765.24	-6.42	-369,959.00

INNOVATION PARK-COLLINS BLDG (collins)

Budget Comparison

Period = Sep 2015

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	8,951.82	8,868.00	83.82	0.95	107,028.88	106,416.00	612.88	0.58	106,416.00
3114-5000	Operating Expense Reimbursement	1,998.52	1,373.00	625.52	45.56	22,757.42	16,481.00	6,276.42	38.08	16,481.00
3315-0000	Sales Tax Discount	0.00	0.00	0.00	N/A	83.35	0.00	83.35	N/A	0.00
3990-0000	TOTAL REVENUE	10,950.34	10,241.00	709.34	6.93	129,869.65	122,897.00	6,972.65	5.67	122,897.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	2,727.26	2,400.00	-327.26	-13.64	33,662.61	28,400.00	-5,262.61	-18.53	28,400.00
4635-0000	Refuse Collection	121.33	17.00	-104.33	-613.71	1,501.98	622.00	-879.98	-141.48	622.00
4640-0000	Water/Sewer	159.30	165.00	5.70	3.45	1,911.67	1,980.00	68.33	3.45	1,980.00
4648-0000	Irrigation - Utility	26.25	25.00	-1.25	-5.00	313.68	300.00	-13.68	-4.56	300.00
4650-0000	Stormwater	217.83	218.00	0.17	0.08	2,613.96	2,616.00	2.04	0.08	2,616.00
4660-0000	Fire Service - Utility	113.87	114.00	0.13	0.11	1,366.44	1,368.00	1.56	0.11	1,368.00
4799-0000	TOTAL UTILITIES	3,365.84	2,939.00	-426.84	-14.52	41,370.34	35,286.00	-6,084.34	-17.24	35,286.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	50.00	50.00	100.00	102.46	600.00	497.54	82.92	600.00
5125-0000	Electric Supplies	0.00	50.00	50.00	100.00	0.00	600.00	600.00	100.00	600.00
5140-0000	Elevator Maintenance	0.00	25.00	25.00	100.00	0.00	300.00	300.00	100.00	300.00
5145-4400	Security Maint & Repair	0.00	0.00	0.00	N/A	332.46	0.00	-332.46	N/A	0.00
5160-0000	Exterior Building Maintenance	90.00	90.00	0.00	0.00	1,274.17	2,180.00	905.83	41.55	2,180.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	125.50	191.00	65.50	34.29	191.00
5180-0000	HVAC Repair	2,842.15	400.00	-2,442.15	-610.54	5,010.96	4,800.00	-210.96	-4.39	4,800.00
5185-0000	HVAC Supplies	0.00	0.00	0.00	N/A	183.09	0.00	-183.09	N/A	0.00
5195-0000	Tree Trimming	0.00	0.00	0.00	N/A	1,125.00	0.00	-1,125.00	N/A	0.00
5215-0000	Locks & Keys Supplies	0.00	0.00	0.00	N/A	21.90	0.00	-21.90	N/A	0.00
5220-0000	Parking Lot Repairs	0.00	0.00	0.00	N/A	300.00	4,500.00	4,200.00	93.33	4,500.00
5230-0000	Plumbing Repairs	0.00	50.00	50.00	100.00	0.00	600.00	600.00	100.00	600.00
5235-0000	Plumbing Supplies	0.00	10.00	10.00	100.00	173.22	120.00	-53.22	-44.35	120.00
5245-0000	Irrigation Repairs	0.00	10.00	10.00	100.00	0.00	120.00	120.00	100.00	120.00
5250-0000	Roof Repairs	0.00	20.00	20.00	100.00	180.00	240.00	60.00	25.00	240.00
5290-0000	Other Maintenance	0.00	100.00	100.00	100.00	59.00	1,200.00	1,141.00	95.08	1,200.00
5299-0000	TOTAL REPAIR/MAINTENANCE	2,932.15	805.00	-2,127.15	-264.24	8,887.76	15,451.00	6,563.24	42.48	15,451.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	0.00	0.00	N/A	515.00	1,500.00	985.00	65.67	1,500.00
5365-0000	Interior Supplies	0.00	0.00	0.00	N/A	162.83	0.00	-162.83	N/A	0.00
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	830.95	0.00	-830.95	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	150.00	150.00	100.00	1,200.00	1,800.00	600.00	33.33	1,800.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	150.00	150.00	100.00	2,708.78	3,300.00	591.22	17.92	3,300.00
5400-0000	SERVICES									
5430-0000	Exterminating	55.00	55.00	0.00	0.00	660.00	660.00	0.00	0.00	660.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	80.00	80.00	0.00	0.00	80.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	6,189.00	4,584.00	-1,605.00	-35.01	4,584.00
5450-0000	Janitorial Service	659.67	660.00	0.33	0.05	7,916.04	7,920.00	3.96	0.05	7,920.00
5460-0000	Landscaping Service	701.41	701.00	-0.41	-0.06	7,431.63	7,470.00	38.37	0.51	7,470.00
5480-0000	Security	181.39	170.00	-11.39	-6.70	2,133.17	2,040.00	-93.17	-4.57	2,040.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	850.00	1,400.00	550.00	39.29	1,400.00
5499-0000	TOTAL SERVICES	1,597.47	1,586.00	-11.47	-0.72	25,259.84	24,154.00	-1,105.84	-4.58	24,154.00
5500-0000	PROPERTY ADMINISTRATION									
5520-0000	Phone Service	50.77	49.00	-1.77	-3.61	601.93	588.00	-13.93	-2.37	588.00

INNOVATION PARK-COLLINS BLDG (collins)

Budget Comparison

Period = Sep 2015

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5599-0000	TOTAL PROPERTY ADMINISTRATION	50.77	49.00	-1.77	-3.61	601.93	588.00	-13.93	-2.37	588.00
6110-0000	Management Fees TALCOR	1,315.00	1,315.00	0.00	0.00	15,780.00	15,780.00	0.00	0.00	15,780.00
6159-0000	TOTAL OTHER EXPENSES	1,315.00	1,315.00	0.00	0.00	15,780.00	15,780.00	0.00	0.00	15,780.00
7110-0000	Property Insurance	1,083.62	1,083.62	0.00	0.00	13,003.44	13,003.00	-0.44	0.00	13,003.00
7199-0000	TOTAL INSURANCE/TAXES	1,083.62	1,083.62	0.00	0.00	13,003.44	13,003.00	-0.44	0.00	13,003.00
7800-0000	TOTAL OPERATING EXPENSES	10,344.85	7,927.62	-2,417.23	-30.49	107,612.09	107,562.00	-50.09	-0.05	107,562.00
7999-0000	NET INCOME - OPERATING	605.49	2,313.38	-1,707.89	-73.83	22,257.56	15,335.00	6,922.56	45.14	15,335.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	4,551.88	4,173.13	-378.75	-9.08	50,456.31	50,078.00	-378.31	-0.76	50,078.00
8299-0000	TOTAL OTHER EXPENSES	4,551.88	4,173.13	-378.75	-9.08	50,456.31	50,078.00	-378.31	-0.76	50,078.00
9900-0000	NET INCOME	-3,946.39	-1,859.75	-2,086.64	-112.20	-28,198.75	-34,743.00	6,544.25	18.84	-34,743.00

COLLINS - BUDGET COMPARISON

As of September 30, 2015	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	129,869.65	122,897.00	6,972.65	5.67
Total Operating Expenses	107,612.09	107,562.00	-50.09	-0.05
Net Operating Income	22,257.56	15,335.00	6,922.56	45.14

Major Variances from Budget:

Total Operating Expenses/Net Operating Income

FUQUA COMPLEX (fuqua)
Budget Comparison
 Period = Sep 2015
 Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3114-5000	Operating Expense Reimbursement	227.02	217.00	10.02	4.62	4,654.97	5,405.00	-750.03	-13.88	5,405.00
3990-0000	TOTAL REVENUE	227.02	217.00	10.02	4.62	4,654.97	5,405.00	-750.03	-13.88	5,405.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	0.00	150.00	150.00	100.00	0.00	1,800.00	1,800.00	100.00	1,800.00
4640-0000	Water/Sewer	114.19	250.00	135.81	54.32	1,716.95	3,000.00	1,283.05	42.77	3,000.00
4642-0000	Non CAM Water/Sewer	212.06	0.00	-212.06	N/A	3,188.57	0.00	-3,188.57	N/A	0.00
4648-0000	Irrigation - Utility	18.36	35.00	16.64	47.54	281.11	420.00	138.89	33.07	420.00
4649-0000	Irrigation-NonCAM	34.10	0.00	-34.10	N/A	522.09	0.00	-522.09	N/A	0.00
4799-0000	TOTAL UTILITIES	378.71	435.00	56.29	12.94	5,708.72	5,220.00	-488.72	-9.36	5,220.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	0.00	0.00	N/A	73.63	5,300.00	5,226.37	98.61	5,300.00
5122-0000	NONCAM Electrical Repairs	0.00	0.00	0.00	N/A	136.73	0.00	-136.73	N/A	0.00
5125-0000	Electric Supplies	0.00	0.00	0.00	N/A	75.12	0.00	-75.12	N/A	0.00
5127-0000	NONCAM Electric Supplies	0.00	0.00	0.00	N/A	139.50	0.00	-139.50	N/A	0.00
5140-0000	Elevator Maintenance	0.00	0.00	0.00	N/A	26.25	0.00	-26.25	N/A	0.00
5141-0000	Elevator Maintenance-NonCAM	0.00	0.00	0.00	N/A	48.75	0.00	-48.75	N/A	0.00
5145-0000	Elevator Phone Maintenance	0.00	0.00	0.00	N/A	0.00	137.00	137.00	100.00	137.00
5160-0000	Exterior Building Maintenance	0.00	0.00	0.00	N/A	1,050.29	1,700.00	649.71	38.22	1,700.00
5161-0000	Exterior Building Supplies	17.48	0.00	-17.48	N/A	59.90	0.00	-59.90	N/A	0.00
5161-5000	Ext Building Supplies-NonCAM	32.47	0.00	-32.47	N/A	153.50	0.00	-153.50	N/A	0.00
5162-0000	Non CAM Exterior Bldg Maint.	0.00	0.00	0.00	N/A	1,908.28	0.00	-1,908.28	N/A	0.00
5172-0000	Non CAM Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	113.75	0.00	-113.75	N/A	0.00
5175-0000	Fire Alarm/Sprinkler Repair	0.00	0.00	0.00	N/A	61.25	0.00	-61.25	N/A	0.00
5230-0000	Plumbing Repairs	0.00	0.00	0.00	N/A	1,208.87	0.00	-1,208.87	N/A	0.00
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	0.00	N/A	2,245.03	0.00	-2,245.03	N/A	0.00
5235-0000	Plumbing Supplies	0.00	0.00	0.00	N/A	11.75	0.00	-11.75	N/A	0.00
5237-0000	Non CAM Plumbing Supplies	0.00	0.00	0.00	N/A	21.83	0.00	-21.83	N/A	0.00
5240-0000	Backflow Maintenance	0.00	0.00	0.00	N/A	3.29	0.00	-3.29	N/A	0.00
5242-0000	Backflow Maintenance-NonCAM	0.00	0.00	0.00	N/A	6.11	0.00	-6.11	N/A	0.00
5245-0000	Irrigation Repairs	0.00	0.00	0.00	N/A	2.33	0.00	-2.33	N/A	0.00
5245-5000	Irrigation Repairs-NonCAM	0.00	0.00	0.00	N/A	4.32	0.00	-4.32	N/A	0.00
5290-0000	Other Maintenance	0.00	100.00	100.00	100.00	15.87	1,200.00	1,184.13	98.68	1,200.00
5292-0000	Non CAM Other Maintenance	0.00	0.00	0.00	N/A	29.46	0.00	-29.46	N/A	0.00
5295-0000	Other Supplies	0.00	0.00	0.00	N/A	27.99	0.00	-27.99	N/A	0.00
5297-0000	Non CAM Other Supplies	0.00	0.00	0.00	N/A	51.97	0.00	-51.97	N/A	0.00
5299-0000	TOTAL REPAIR/MAINTENANCE	49.95	100.00	50.05	50.05	7,475.77	8,337.00	861.23	10.33	8,337.00
5400-0000	SERVICES									
5410-0000	Elevator Service	76.99	83.00	6.01	7.24	401.55	996.00	594.45	59.68	996.00
5412-0000	Elevator Service-NonCAM	142.99	0.00	-142.99	N/A	745.77	0.00	-745.77	N/A	0.00
5430-0000	Exterminating	0.00	0.00	0.00	N/A	38.30	0.00	-38.30	N/A	0.00
5433-0000	Non CAM Exterminating	0.00	0.00	0.00	N/A	71.11	0.00	-71.11	N/A	0.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	0.00	90.00	90.00	100.00	90.00
5460-0000	Landscaping Service	0.00	0.00	0.00	N/A	20.52	0.00	-20.52	N/A	0.00
5462-0000	Non CAM Landscaping	0.00	0.00	0.00	N/A	38.09	0.00	-38.09	N/A	0.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	0.00	800.00	800.00	100.00	800.00
5499-0000	TOTAL SERVICES	219.98	83.00	-136.98	-165.04	1,315.34	1,886.00	570.66	30.26	1,886.00
7800-0000	TOTAL OPERATING EXPENSES	648.64	618.00	-30.64	-4.96	14,499.83	15,443.00	943.17	6.11	15,443.00

FUQUA COMPLEX (fuqua)
Budget Comparison
 Period = Sep 2015
 Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
7999-0000	NET INCOME - OPERATING	-421.62	-401.00	-20.62	-5.14	-9,844.86	-10,038.00	193.14	1.92	-10,038.00
9900-0000	NET INCOME	-421.62	-401.00	-20.62	-5.14	-9,844.86	-10,038.00	193.14	1.92	-10,038.00

FUQUA - BUDGET COMPARISON

As of September 30, 2015

	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	4,654.97	5,405.00	-750.03	-13.88
Total Operating Expenses	14,499.83	15,443.00	943.17	6.11
Net Operating Income	-9,844.86	-10,038.00	193.14	1.92

Major Variances from Budget:

Total Operating Expenses/Net Operating Income

INNOVATION PARK - TENANTS IN COMMON (Inn-tic)

Budget Comparison

Period = Sep 2015

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3100-1000	Miscellaneous Income	0.00	0.00	0.00	N/A	100.00	0.00	100.00	N/A	0.00
3110-0000	Rent	583.33	583.00	0.33	0.06	6,999.96	6,996.00	3.96	0.06	6,996.00
3115-0000	CAM	-531.81	5,473.00	-6,004.81	-109.72	59,668.18	65,676.00	-6,007.82	-9.15	65,676.00
3220-0000	Interest Income	2,816.59	3,100.00	-283.41	-9.14	43,447.29	37,200.00	6,247.29	16.79	37,200.00
3310-0000	Other Income	1,388.54	1,388.88	-0.34	-0.02	16,666.66	16,667.00	-0.34	0.00	16,667.00
3315-0000	Sales Tax Discount	0.00	0.00	0.00	N/A	13.65	0.00	13.65	N/A	0.00
3990-0000	TOTAL REVENUE	4,256.65	10,544.88	-6,288.23	-59.63	126,895.74	126,539.00	356.74	0.28	126,539.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	22.31	22.00	-0.31	-1.41	267.73	264.00	-3.73	-1.41	264.00
4648-0000	Irrigation - Utility	78.75	74.00	-4.75	-6.42	939.36	888.00	-51.36	-5.78	888.00
4799-0000	TOTAL UTILITIES	101.06	96.00	-5.06	-5.27	1,207.09	1,152.00	-55.09	-4.78	1,152.00
5116-5000	REPAIR/MAINTENANCE									
5197-0000	Holding Pond Maintenance	0.00	0.00	0.00	N/A	459.00	1,000.00	541.00	54.10	1,000.00
5240-0000	Backflow Maintenance	0.00	0.00	0.00	N/A	1,038.90	140.00	-898.90	-642.07	140.00
5245-0000	Irrigation Repairs	0.00	0.00	0.00	N/A	0.00	500.00	500.00	100.00	500.00
5260-0000	Signage	0.00	0.00	0.00	N/A	0.00	500.00	500.00	100.00	500.00
5270-0000	Small Tools	0.00	0.00	0.00	N/A	62.12	0.00	-62.12	N/A	0.00
5285-0000	General Building R&M & Supplies	0.00	0.00	0.00	N/A	66.28	0.00	-66.28	N/A	0.00
5299-0000	TOTAL REPAIR/MAINTENANCE	0.00	0.00	0.00	N/A	1,626.30	2,140.00	513.70	24.00	2,140.00
5400-0000	SERVICES									
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	40.00	120.00	80.00	66.67	120.00
5460-0000	Landscaping Service	538.88	538.00	-0.88	-0.16	5,388.80	4,848.00	-540.80	-11.16	4,848.00
5462-0000	Non CAM Landscaping	355.45	355.00	-0.45	-0.13	3,554.41	3,198.00	-356.41	-11.14	3,198.00
5465-0000	Grounds Cleaning	0.00	500.00	500.00	100.00	0.00	1,000.00	1,000.00	100.00	1,000.00
5499-0000	TOTAL SERVICES	894.33	1,393.00	498.67	35.80	8,983.21	9,166.00	182.79	1.99	9,166.00
5500-0000	PROPERTY ADMINISTRATION									
5550-0000	Legal Fees	0.00	0.00	0.00	N/A	-75.00	0.00	75.00	N/A	0.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	0.00	0.00	0.00	N/A	-75.00	0.00	75.00	N/A	0.00
7110-0000	Property Insurance	99.64	99.63	-0.01	-0.01	1,195.68	1,196.00	0.32	0.03	1,196.00
7111-0000	Property Insurance-NonCAM	5.85	5.87	0.02	0.34	70.20	70.00	-0.20	-0.29	70.00
7199-0000	TOTAL INSURANCE/TAXES	105.49	105.50	0.01	0.01	1,265.88	1,266.00	0.12	0.01	1,266.00
7800-0000	TOTAL OPERATING EXPENSES	1,100.88	1,594.50	493.62	30.96	13,007.48	13,724.00	716.52	5.22	13,724.00
7999-0000	NET INCOME - OPERATING	3,155.77	8,950.38	-5,794.61	-64.74	113,888.26	112,815.00	1,073.26	0.95	112,815.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	5,026.69	5,026.75	0.06	0.00	60,320.83	60,321.00	0.17	0.00	60,321.00
8225-0000	Other Expense - Lease Termination	0.00	0.00	0.00	N/A	100,000.00	0.00	-100,000.00	N/A	0.00
8299-0000	TOTAL OTHER EXPENSES	5,026.69	5,026.75	0.06	0.00	160,320.83	60,321.00	-99,999.83	-165.78	60,321.00
9900-0000	NET INCOME	-1,870.92	3,923.63	-5,794.55	-147.68	-46,432.57	52,494.00	-98,926.57	-188.45	52,494.00

INN-TIC - BUDGET COMPARISON

As of September 30, 2015	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	126,895.74	126,539.00	356.74	0.28
Total Operating Expenses	13,007.48	13,724.00	716.52	5.22
Net Operating Income	113,888.26	112,815.00	1,073.26	0.95

Major Variances from Budget:

Total Operating Expenses/Net Operating Income

INNOVATION PARK - JOHNSON BLDG (Johnson)

Budget Comparison

Period = Sep 2015

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	22,065.15	13,194.62	8,870.53	67.23	224,017.07	158,335.00	65,682.07	41.48	158,335.00
3114-5000	Operating Expense Reimbursement	0.00	191.62	-191.62	-100.00	1,259.81	2,299.00	-1,039.19	-45.20	2,299.00
3990-0000	TOTAL REVENUE	22,065.15	13,386.24	8,678.91	64.83	225,276.88	160,634.00	64,642.88	40.24	160,634.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	2,425.11	1,500.00	-925.11	-61.67	23,135.06	18,000.00	-5,135.06	-28.53	18,000.00
4635-0000	Refuse Collection	174.16	321.00	146.84	45.74	2,348.97	3,852.00	1,503.03	39.02	3,852.00
4799-0000	TOTAL UTILITIES	2,599.27	1,821.00	-778.27	-42.74	25,484.03	21,852.00	-3,632.03	-16.62	21,852.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	100.00	100.00	100.00	229.50	1,200.00	970.50	80.88	1,200.00
5125-0000	Electric Supplies	0.00	100.00	100.00	100.00	109.65	1,200.00	1,090.35	90.86	1,200.00
5130-0000	Electric Bulbs	0.00	20.00	20.00	100.00	38.16	240.00	201.84	84.10	240.00
5135-0000	Parking Lot Bulbs	0.00	0.00	0.00	N/A	157.36	0.00	-157.36	N/A	0.00
5140-0000	Elevator Maintenance	0.00	0.00	0.00	N/A	75.00	210.00	135.00	64.29	210.00
5160-0000	Exterior Building Maintenance	45.00	100.00	55.00	55.00	225.00	1,200.00	975.00	81.25	1,200.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	98.00	225.00	127.00	56.44	225.00
5175-0000	Fire Alarm/Sprinkler Repair	0.00	0.00	0.00	N/A	175.00	0.00	-175.00	N/A	0.00
5180-0000	HVAC Repair	150.00	200.00	50.00	25.00	4,400.90	2,400.00	-2,000.90	-83.37	2,400.00
5192-0000	Landscaping Expense	0.00	0.00	0.00	N/A	0.00	500.00	500.00	100.00	500.00
5215-0000	Locks & Keys Supplies	0.00	0.00	0.00	N/A	157.50	0.00	-157.50	N/A	0.00
5230-0000	Plumbing Repairs	0.00	100.00	100.00	100.00	120.12	1,200.00	1,079.88	89.99	1,200.00
5235-0000	Plumbing Supplies	0.00	50.00	50.00	100.00	0.00	600.00	600.00	100.00	600.00
5245-0000	Irrigation Repairs	0.00	20.00	20.00	100.00	0.00	240.00	240.00	100.00	240.00
5250-0000	Roof Repairs	0.00	20.00	20.00	100.00	261.25	240.00	-21.25	-8.85	240.00
5252-0000	Non CAM Roof Repairs	0.00	0.00	0.00	N/A	505.00	0.00	-505.00	N/A	0.00
5290-0000	Other Maintenance	0.00	100.00	100.00	100.00	0.00	1,200.00	1,200.00	100.00	1,200.00
5299-0000	TOTAL REPAIR/MAINTENANCE	195.00	810.00	615.00	75.93	6,552.44	10,655.00	4,102.56	38.50	10,655.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	0.00	0.00	N/A	0.00	2,000.00	2,000.00	100.00	2,000.00
5340-0000	Painting	12,887.06	0.00	-12,887.06	N/A	12,887.06	1,500.00	-11,387.06	-759.14	1,500.00
5345-0000	Painting Supplies	1,516.80	0.00	-1,516.80	N/A	1,516.80	0.00	-1,516.80	N/A	0.00
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	126.24	0.00	-126.24	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	100.00	100.00	100.00	3,063.00	1,200.00	-1,863.00	-155.25	1,200.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	14,403.86	100.00	-14,303.86	-14,303.86	17,593.10	4,700.00	-12,893.10	-274.32	4,700.00
5400-0000	SERVICES									
5410-0000	Elevator Service	219.98	83.00	-136.98	-165.04	1,147.32	996.00	-151.32	-15.19	996.00
5420-0000	Fire Protection System	0.00	0.00	0.00	N/A	4,334.18	2,723.00	-1,611.18	-59.17	2,723.00
5425-0000	Fire Protection Phone	228.59	219.00	-9.59	-4.38	2,758.67	2,628.00	-130.67	-4.97	2,628.00
5430-0000	Exterminating	45.00	45.00	0.00	0.00	540.00	540.00	0.00	0.00	540.00
5435-0000	CAM-Interior Landscaping	0.00	150.00	150.00	100.00	0.00	1,800.00	1,800.00	100.00	1,800.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	6,188.00	6,192.00	4.00	0.06	6,192.00
5450-0000	Janitorial Service	1,094.51	1,095.00	0.49	0.04	13,134.12	13,140.00	5.88	0.04	13,140.00
5460-0000	Landscaping Service	364.12	356.00	-8.12	-2.28	4,431.88	4,436.00	4.12	0.09	4,436.00
5499-0000	TOTAL SERVICES	1,952.20	1,948.00	-4.20	-0.22	32,534.17	32,455.00	-79.17	-0.24	32,455.00
5500-0000	PROPERTY ADMINISTRATION									
5570-0000	Postage/Delivery	0.00	0.00	0.00	N/A	5.00	0.00	-5.00	N/A	0.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	0.00	0.00	0.00	N/A	5.00	0.00	-5.00	N/A	0.00
6110-0000	Management Fees TALCOR	2,077.00	2,077.00	0.00	0.00	24,924.00	24,924.00	0.00	0.00	24,924.00

INNOVATION PARK - JOHNSON BLDG (Johnson)

Budget Comparison

Period = Sep 2015

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
6115-0000	Leasing Commissions	-15,000.00	0.00	15,000.00	N/A	0.00	0.00	0.00	N/A	0.00
6159-0000	TOTAL OTHER EXPENSES	-12,923.00	2,077.00	15,000.00	722.20	24,924.00	24,924.00	0.00	0.00	24,924.00
7110-0000	Property Insurance	1,441.60	1,441.62	0.02	0.00	17,299.20	17,299.00	-0.20	0.00	17,299.00
7199-0000	TOTAL INSURANCE/TAXES	1,441.60	1,441.62	0.02	0.00	17,299.20	17,299.00	-0.20	0.00	17,299.00
7800-0000	TOTAL OPERATING EXPENSES	7,668.93	8,197.62	528.69	6.45	124,391.94	111,885.00	-12,506.94	-11.18	111,885.00
7999-0000	NET INCOME - OPERATING	14,396.22	5,188.62	9,207.60	177.46	100,884.94	48,749.00	52,135.94	106.95	48,749.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	7,766.81	7,766.87	0.06	0.00	93,202.38	93,202.00	-0.38	0.00	93,202.00
8220-0000	Amortization Expense	333.33	0.00	-333.33	N/A	333.33	0.00	-333.33	N/A	0.00
8299-0000	TOTAL OTHER EXPENSES	8,100.14	7,766.87	-333.27	-4.29	93,535.71	93,202.00	-333.71	-0.36	93,202.00
9900-0000	NET INCOME	6,296.08	-2,578.25	8,874.33	344.20	7,349.23	-44,453.00	51,802.23	116.53	-44,453.00

JOHNSON - BUDGET COMPARISON

As of September 30, 2015	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	225,276.88	160,634.00	64,642.88	40.24
Total Operating Expenses	116,723.01	103,687.38	-13,035.63	-12.57
Net Operating Income	86,488.72	43,560.38	42,928.34	98.55

Major Variances from Budget:

INNOVATION PARK - KNIGHT ADMIN BLDG (knight)

Budget Comparison

Period = Sep 2015

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3100-1000	Miscellaneous Income	160.79	0.00	160.79	N/A	160.79	0.00	160.79	N/A	0.00
3110-0000	Rent	491.33	894.13	-402.80	-45.05	7,239.86	10,730.00	-3,490.14	-32.53	10,730.00
3114-5000	Operating Expense Reimbursement	0.00	0.00	0.00	N/A	27.96	0.00	27.96	N/A	0.00
3120-0000	Other Rents	21.15	72.00	-50.85	-70.62	384.23	864.00	-479.77	-55.53	864.00
3315-0000	Sales Tax Discount	0.83	0.00	0.83	N/A	15.56	0.00	15.56	N/A	0.00
3990-0000	TOTAL REVENUE	674.10	966.13	-292.03	-30.23	7,828.40	11,594.00	-3,765.60	-32.48	11,594.00
4000-0000	OPERATING EXPENSES									
4400-0000	PAYROLL EXPENSE									
4401-0000	Executive Director-Authority	10,416.66	10,417.00	0.34	0.00	124,999.92	125,004.00	4.08	0.00	125,004.00
4403-0000	Clerical Salary-Authority	3,750.00	3,666.00	-84.00	-2.29	43,450.06	47,151.00	3,700.94	7.85	47,151.00
4404-0000	Payroll Taxes - Authority	1,174.28	448.00	-726.28	-162.12	13,528.42	12,877.00	-651.42	-5.06	12,877.00
4405-0000	Worker's Compensation-Authority	235.00	259.00	24.00	9.27	2,651.00	3,162.00	511.00	16.16	3,162.00
4406-0000	Employee Benefits-Authority	11,149.92	4,033.00	-7,116.92	-176.47	53,057.51	48,478.00	-4,579.51	-9.45	48,478.00
4490-0000	TOTAL PAYROLL EXPENSE	26,725.86	18,823.00	-7,902.86	-41.99	237,686.91	236,672.00	-1,014.91	-0.43	236,672.00
4600-0000	UTILITIES									
4605-0000	Electric	160.82	200.00	39.18	19.59	1,971.23	2,400.00	428.77	17.87	2,400.00
4640-0000	Water/Sewer	30.84	40.00	9.16	22.90	381.59	480.00	98.41	20.50	480.00
4650-0000	Stormwater	45.32	45.00	-0.32	-0.71	543.84	540.00	-3.84	-0.71	540.00
4660-0000	Fire Service - Utility	27.29	27.00	-0.29	-1.07	327.47	324.00	-3.47	-1.07	324.00
4799-0000	TOTAL UTILITIES	264.27	312.00	47.73	15.30	3,224.13	3,744.00	519.87	13.89	3,744.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	25.00	25.00	100.00	33.16	300.00	266.84	88.95	300.00
5125-0000	Electric Supplies	0.00	10.00	10.00	100.00	0.00	120.00	120.00	100.00	120.00
5130-0000	Electric Bulbs	0.00	0.00	0.00	N/A	13.01	0.00	-13.01	N/A	0.00
5160-0000	Exterior Building Maintenance	0.00	0.00	0.00	N/A	83.74	375.00	291.26	77.67	375.00
5161-0000	Exterior Building Supplies	0.00	0.00	0.00	N/A	0.00	225.00	225.00	100.00	225.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	23.50	30.00	6.50	21.67	30.00
5180-0000	HVAC Repair	0.00	100.00	100.00	100.00	75.00	1,200.00	1,125.00	93.75	1,200.00
5195-0000	Tree Trimming	0.00	0.00	0.00	N/A	1,000.00	1,000.00	0.00	0.00	1,000.00
5210-0000	Locks & Keys Repairs	0.00	0.00	0.00	N/A	0.00	100.00	100.00	100.00	100.00
5230-0000	Plumbing Repairs	0.00	0.00	0.00	N/A	0.00	300.00	300.00	100.00	300.00
5235-0000	Plumbing Supplies	0.00	0.00	0.00	N/A	-9.41	0.00	9.41	N/A	0.00
5250-0000	Roof Repairs	0.00	0.00	0.00	N/A	0.00	450.00	450.00	100.00	450.00
5290-0000	Other Maintenance	0.00	60.00	60.00	100.00	235.00	720.00	485.00	67.36	720.00
5299-0000	TOTAL REPAIR/MAINTENANCE	0.00	195.00	195.00	100.00	1,454.00	4,820.00	3,366.00	69.83	4,820.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	0.00	0.00	N/A	296.00	500.00	204.00	40.80	500.00
5340-0000	Painting	0.00	0.00	0.00	N/A	200.00	0.00	-200.00	N/A	0.00
5345-0000	Painting Supplies	0.00	0.00	0.00	N/A	123.89	0.00	-123.89	N/A	0.00
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	55.98	0.00	-55.98	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	50.00	50.00	100.00	0.00	600.00	600.00	100.00	600.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	50.00	50.00	100.00	675.87	1,100.00	424.13	38.56	1,100.00
5400-0000	SERVICES									
5430-0000	Exterminating	25.00	25.00	0.00	0.00	588.94	300.00	-288.94	-96.31	300.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	0.00	40.00	40.00	100.00	40.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	618.00	824.00	206.00	25.00	824.00
5450-0000	Janitorial Service	177.66	178.00	0.34	0.19	2,131.92	2,136.00	4.08	0.19	2,136.00
5460-0000	Landscaping Service	641.53	642.00	0.47	0.07	6,832.83	6,416.00	-416.83	-6.50	6,416.00

INNOVATION PARK - KNIGHT ADMIN BLDG (knight)

Budget Comparison

Period = Sep 2015

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5480-0000	Security	0.00	35.00	35.00	100.00	0.00	420.00	420.00	100.00	420.00
5499-0000	TOTAL SERVICES	844.19	880.00	35.81	4.07	10,171.69	10,136.00	-35.69	-0.35	10,136.00
5500-0000	PROPERTY ADMINISTRATION									
5510-0000	Accounting	0.00	0.00	0.00	N/A	20,500.00	21,000.00	500.00	2.38	21,000.00
5520-0000	Phone Service	116.46	113.00	-3.46	-3.06	1,396.14	1,356.00	-40.14	-2.96	1,356.00
5522-0000	Internet Charge	644.33	71.00	-573.33	-807.51	2,123.44	1,970.00	-153.44	-7.79	1,970.00
5530-0000	Copies	27.14	70.00	42.86	61.23	461.65	840.00	378.35	45.04	840.00
5560-0000	Fees/Licenses/Permits	7.00	59.00	52.00	88.14	130.10	708.00	577.90	81.62	708.00
5563-0000	Miscellaneous Admin Expense	2,037.07	0.00	-2,037.07	N/A	2,532.97	0.00	-2,532.97	N/A	0.00
5565-0000	Office Supplies	0.00	160.00	160.00	100.00	783.29	2,220.00	1,436.71	64.72	2,220.00
5566-0000	Office Equipment Maintenance	0.00	50.00	50.00	100.00	135.15	600.00	464.85	77.47	600.00
5567-0000	Office Equip Mtnce-NonCAM	0.00	0.00	0.00	N/A	31.84	0.00	-31.84	N/A	0.00
5568-0000	Dues/Seminars	0.00	0.00	0.00	N/A	395.00	0.00	-395.00	N/A	0.00
5570-0000	Postage/Delivery	0.00	5.00	5.00	100.00	-20.77	60.00	80.77	134.62	60.00
5575-0000	Professional Fees	425.00	3,000.00	2,575.00	85.83	35,875.00	36,000.00	125.00	0.35	36,000.00
5580-0100	Printing	0.00	40.00	40.00	100.00	0.00	480.00	480.00	100.00	480.00
5585-0000	Subscriptions	1,132.39	0.00	-1,132.39	N/A	3,067.39	3,735.00	667.61	17.87	3,735.00
5586-0000	Marketing/PR	84.00	30.00	-54.00	-180.00	1,170.25	430.00	-740.25	-172.15	430.00
5587-0000	General Authority Expense	54.44	67.00	12.56	18.75	541.77	804.00	262.23	32.62	804.00
5588-0000	Economic Development	0.00	0.00	0.00	N/A	25,000.00	25,000.00	0.00	0.00	25,000.00
5589-0000	Research Grants	0.00	0.00	0.00	N/A	25,000.00	25,000.00	0.00	0.00	25,000.00
5592-0000	Non CAM Professional Fees	-50,788.75	0.00	50,788.75	N/A	4,900.00	0.00	-4,900.00	N/A	0.00
5594-0000	Travel	672.47	0.00	-672.47	N/A	7,322.19	7,500.00	177.81	2.37	7,500.00
5596-0000	Other Administration Costs	160.43	187.00	26.57	14.21	1,850.60	2,844.00	993.40	34.93	2,844.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	-45,428.02	3,852.00	49,280.02	1,279.34	133,196.01	130,547.00	-2,649.01	-2.03	130,547.00
6110-0000	Management Fees TALCOR	817.00	817.00	0.00	0.00	9,804.00	9,804.00	0.00	0.00	9,804.00
6159-0000	TOTAL OTHER EXPENSES	817.00	817.00	0.00	0.00	9,804.00	9,804.00	0.00	0.00	9,804.00
7110-0000	Property Insurance	978.95	957.88	-21.07	-2.20	11,516.40	11,495.00	-21.40	-0.19	11,495.00
7199-0000	TOTAL INSURANCE/TAXES	978.95	957.88	-21.07	-2.20	11,516.40	11,495.00	-21.40	-0.19	11,495.00
7800-0000	TOTAL OPERATING EXPENSES	-15,797.75	25,886.88	41,684.63	161.03	407,729.01	408,318.00	588.99	0.14	408,318.00
7999-0000	NET INCOME - OPERATING	16,471.85	-24,920.75	41,392.60	166.10	-399,900.61	-396,724.00	-3,176.61	-0.80	-396,724.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	791.53	580.88	-210.65	-36.26	7,506.70	6,971.00	-535.70	-7.68	6,971.00
8220-0000	Amortization Expense	1,105.00	0.00	-1,105.00	N/A	1,105.00	0.00	-1,105.00	N/A	0.00
8299-0000	TOTAL OTHER EXPENSES	1,896.53	580.88	-1,315.65	-226.49	8,611.70	6,971.00	-1,640.70	-23.54	6,971.00
9900-0000	NET INCOME	14,575.32	-25,501.63	40,076.95	157.15	-408,512.31	-403,695.00	-4,817.31	-1.19	-403,695.00

KNIGHT - BUDGET COMPARISON

As of September 30, 2015	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	7,828.40	11,594.00	-3,765.60	-32.48
Total Operating Expenses	407,729.01	408,318.00	588.99	0.14
Net Operating Income	-399,900.61	-396,724.00	-3,176.61	-0.80

Major Variances from Budget:

INNOVATION PARK -MORGAN BLDG (morgan)

Budget Comparison

Period = Sep 2015

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	12,555.49	14,392.00	-1,836.51	-12.76	178,131.91	180,468.00	-2,336.09	-1.29	180,468.00
3120-0000	Other Rents	0.00	22.00	-22.00	-100.00	0.00	264.00	-264.00	-100.00	264.00
3315-0000	Sales Tax Discount	0.00	0.00	0.00	N/A	23.08	0.00	23.08	N/A	0.00
3540-0000	Electricity Pass Thru	21.67	0.00	21.67	N/A	260.04	0.00	260.04	N/A	0.00
3990-0000	TOTAL REVENUE	12,577.16	14,414.00	-1,836.84	-12.74	178,415.03	180,732.00	-2,316.97	-1.28	180,732.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	2,563.99	3,300.00	736.01	22.30	28,901.32	35,300.00	6,398.68	18.13	35,300.00
4622-0000	Demand Credit	-31.12	0.00	31.12	N/A	-412.82	0.00	412.82	N/A	0.00
4635-0000	Refuse Collection	142.50	235.00	92.50	39.36	2,164.58	2,820.00	655.42	23.24	2,820.00
4799-0000	TOTAL UTILITIES	2,675.37	3,535.00	859.63	24.32	30,653.08	38,120.00	7,466.92	19.59	38,120.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	100.00	100.00	100.00	274.99	1,200.00	925.01	77.08	1,200.00
5125-0000	Electric Supplies	0.00	100.00	100.00	100.00	0.00	1,200.00	1,200.00	100.00	1,200.00
5130-0000	Electric Bulbs	0.00	0.00	0.00	N/A	369.29	0.00	-369.29	N/A	0.00
5145-0000	Elevator Phone Maintenance	0.00	0.00	0.00	N/A	150.00	0.00	-150.00	N/A	0.00
5145-4400	Security Maint & Repair	0.00	10.00	10.00	100.00	0.00	120.00	120.00	100.00	120.00
5160-0000	Exterior Building Maintenance	45.00	100.00	55.00	55.00	225.00	1,200.00	975.00	81.25	1,200.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	211.35	133.00	-78.35	-58.91	133.00
5180-0000	HVAC Repair	75.00	500.00	425.00	85.00	5,932.38	6,000.00	67.62	1.13	6,000.00
5210-0000	Locks & Keys Repairs	0.00	75.00	75.00	100.00	195.00	900.00	705.00	78.33	900.00
5215-0000	Locks & Keys Supplies	0.00	0.00	0.00	N/A	233.70	0.00	-233.70	N/A	0.00
5220-0000	Parking Lot Repairs	0.00	0.00	0.00	N/A	300.00	0.00	-300.00	N/A	0.00
5230-0000	Plumbing Repairs	0.00	100.00	100.00	100.00	0.00	1,200.00	1,200.00	100.00	1,200.00
5235-0000	Plumbing Supplies	0.00	50.00	50.00	100.00	0.00	600.00	600.00	100.00	600.00
5245-0000	Irrigation Repairs	0.00	20.00	20.00	100.00	0.00	240.00	240.00	100.00	240.00
5250-0000	Roof Repairs	0.00	20.00	20.00	100.00	258.75	240.00	-18.75	-7.81	240.00
5290-0000	Other Maintenance	0.00	100.00	100.00	100.00	0.00	1,200.00	1,200.00	100.00	1,200.00
5299-0000	TOTAL REPAIR/MAINTENANCE	120.00	1,175.00	1,055.00	89.79	8,150.46	14,233.00	6,082.54	42.74	14,233.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	100.00	100.00	100.00	135.00	1,200.00	1,065.00	88.75	1,200.00
5313-0000	Carpet Repairs	0.00	400.00	400.00	100.00	0.00	4,800.00	4,800.00	100.00	4,800.00
5340-0000	Painting	0.00	400.00	400.00	100.00	0.00	4,800.00	4,800.00	100.00	4,800.00
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	85.00	0.00	-85.00	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	100.00	100.00	100.00	400.00	1,200.00	800.00	66.67	1,200.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	1,000.00	1,000.00	100.00	620.00	12,000.00	11,380.00	94.83	12,000.00
5400-0000	SERVICES									
5420-0000	Fire Protection System	0.30	0.00	-0.30	N/A	0.30	0.00	-0.30	N/A	0.00
5430-0000	Exterminating	45.00	45.00	0.00	0.00	574.77	540.00	-34.77	-6.44	540.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	1,857.00	2,476.00	619.00	25.00	2,476.00
5450-0000	Janitorial Service	1,628.25	1,632.00	3.75	0.23	19,947.80	19,976.00	28.20	0.14	19,976.00
5460-0000	Landscaping Service	297.92	291.00	-6.92	-2.38	3,626.12	3,629.00	2.88	0.08	3,629.00
5480-0000	Security	636.11	0.00	-636.11	N/A	1,064.11	900.00	-164.11	-18.23	900.00
5499-0000	TOTAL SERVICES	2,607.58	1,968.00	-639.58	-32.50	27,070.10	27,521.00	450.90	1.64	27,521.00
6110-0000	Management Fees TALCOR	1,717.00	1,717.00	0.00	0.00	20,604.00	20,604.00	0.00	0.00	20,604.00
6159-0000	TOTAL OTHER EXPENSES	1,717.00	1,717.00	0.00	0.00	20,604.00	20,604.00	0.00	0.00	20,604.00
7110-0000	Property Insurance	1,192.07	1,192.12	0.05	0.00	14,304.84	14,305.00	0.16	0.00	14,305.00
7199-0000	TOTAL INSURANCE/TAXES	1,192.07	1,192.12	0.05	0.00	14,304.84	14,305.00	0.16	0.00	14,305.00

INNOVATION PARK -MORGAN BLDG (morgan)

Budget Comparison

Period = Sep 2015

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
7800-0000	TOTAL OPERATING EXPENSES	8,312.02	10,587.12	2,275.10	21.49	101,402.48	126,783.00	25,380.52	20.02	126,783.00
7999-0000	NET INCOME - OPERATING	4,265.14	3,826.88	438.26	11.45	77,012.55	53,949.00	23,063.55	42.75	53,949.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	5,445.39	4,534.37	-911.02	-20.09	58,633.03	54,412.00	-4,221.03	-7.76	54,412.00
8299-0000	TOTAL OTHER EXPENSES	5,445.39	4,534.37	-911.02	-20.09	58,633.03	54,412.00	-4,221.03	-7.76	54,412.00
9900-0000	NET INCOME	-1,180.25	-707.49	-472.76	-66.82	18,379.52	-463.00	18,842.52	4,069.66	-463.00

MORGAN - BUDGET COMPARISON

As of September 30, 2015	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	178,415.03	180,732.00	-2,316.97	-1.28
Total Operating Expenses	101,402.48	126,783.00	25,380.52	20.02
Net Operating Income	77,012.55	53,949.00	23,063.55	42.75

Major Variances from Budget:

Total Operating Income/Net Operating Income

INNOVATION PARK -PHIPPS BLDG (phipps)

Budget Comparison

Period = Sep 2015

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	10,719.57	10,720.00	-0.43	0.00	128,634.84	128,640.00	-5.16	0.00	128,640.00
3990-0000	TOTAL REVENUE	10,719.57	10,720.00	-0.43	0.00	128,634.84	128,640.00	-5.16	0.00	128,640.00
4000-0000	OPERATING EXPENSES									
5116-5000	REPAIR/MAINTENANCE									
5160-0000	Exterior Building Maintenance	90.00	0.00	-90.00	N/A	2,654.00	540.00	-2,114.00	-391.48	540.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	204.65	164.00	-40.65	-24.79	164.00
5180-0000	HVAC Repair	0.00	100.00	100.00	100.00	0.00	1,200.00	1,200.00	100.00	1,200.00
5210-0000	Locks & Keys Repairs	0.00	0.00	0.00	N/A	175.00	0.00	-175.00	N/A	0.00
5230-0000	Plumbing Repairs	0.00	40.00	40.00	100.00	570.30	480.00	-90.30	-18.81	480.00
5235-0000	Plumbing Supplies	0.00	0.00	0.00	N/A	355.70	0.00	-355.70	N/A	0.00
5250-0000	Roof Repairs	0.00	40.00	40.00	100.00	0.00	480.00	480.00	100.00	480.00
5285-0000	General Building R&M & Supplies	0.00	0.00	0.00	N/A	614.58	0.00	-614.58	N/A	0.00
5290-0000	Other Maintenance	0.00	40.00	40.00	100.00	0.00	480.00	480.00	100.00	480.00
5299-0000	TOTAL REPAIR/MAINTENANCE	90.00	220.00	130.00	59.09	4,574.23	3,344.00	-1,230.23	-36.79	3,344.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	0.00	0.00	N/A	0.00	1,500.00	1,500.00	100.00	1,500.00
5380-0000	Other Cleaning and Improvements	0.00	40.00	40.00	100.00	0.00	480.00	480.00	100.00	480.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	40.00	40.00	100.00	0.00	1,980.00	1,980.00	100.00	1,980.00
5400-0000	SERVICES									
5430-0000	Exterminating	35.00	35.00	0.00	0.00	420.00	420.00	0.00	0.00	420.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	0.00	35.00	35.00	100.00	35.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	1,547.70	2,064.00	516.30	25.01	2,064.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	0.00	1,300.00	1,300.00	100.00	1,300.00
5499-0000	TOTAL SERVICES	35.00	35.00	0.00	0.00	1,967.70	3,819.00	1,851.30	48.48	3,819.00
6110-0000	Management Fees TALCOR	774.00	774.00	0.00	0.00	9,288.00	9,288.00	0.00	0.00	9,288.00
6159-0000	TOTAL OTHER EXPENSES	774.00	774.00	0.00	0.00	9,288.00	9,288.00	0.00	0.00	9,288.00
7110-0000	Property Insurance	166.13	166.13	0.00	0.00	1,993.56	1,994.00	0.44	0.02	1,994.00
7199-0000	TOTAL INSURANCE/TAXES	166.13	166.13	0.00	0.00	1,993.56	1,994.00	0.44	0.02	1,994.00
7800-0000	TOTAL OPERATING EXPENSES	1,065.13	1,235.13	170.00	13.76	17,823.49	20,425.00	2,601.51	12.74	20,425.00
7999-0000	NET INCOME - OPERATING	9,654.44	9,484.87	169.57	1.79	110,811.35	108,215.00	2,596.35	2.40	108,215.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	3,106.33	3,106.37	0.04	0.00	37,275.85	37,276.00	0.15	0.00	37,276.00
8299-0000	TOTAL OTHER EXPENSES	3,106.33	3,106.37	0.04	0.00	37,275.85	37,276.00	0.15	0.00	37,276.00
9900-0000	NET INCOME	6,548.11	6,378.50	169.61	2.66	73,535.50	70,939.00	2,596.50	3.66	70,939.00

PHIPPS - BUDGET COMPARISON

As of September 30, 2015	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	128,634.84	128,640.00	-5.16	0.00
Total Operating Expenses	17,823.49	20,425.00	2,601.51	12.74
Net Operating Income	110,811.35	108,215.00	2,596.35	2.40

Major Variances from Budget:

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Cash Flow Statement

Period = Sep 2015

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3100-1000	Miscellaneous Income	160.79	0.26	260.79	0.03
3110-0000	Rent	55,366.69	90.07	652,052.52	81.35
3114-5000	Operating Expense Reimbursement	2,225.54	3.62	28,700.16	3.58
3115-0000	CAM	-531.81	-0.87	59,668.18	7.44
3120-0000	Other Rents	21.15	0.03	384.23	0.05
3220-0000	Interest Income	2,816.59	4.58	43,447.29	5.42
3310-0000	Other Income	1,388.54	2.26	16,666.66	2.08
3315-0000	Sales Tax Discount	0.83	0.00	135.64	0.02
3540-0000	Electricity Pass Thru	21.67	0.04	260.04	0.03
3990-0000	TOTAL REVENUE	61,469.99	100.00	801,575.51	100.00
4000-0000	OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	10,416.66	16.95	124,999.92	15.59
4403-0000	Clerical Salary-Authority	3,750.00	6.10	43,450.06	5.42
4404-0000	Payroll Taxes - Authority	1,174.28	1.91	13,528.42	1.69
4405-0000	Worker's Compensation-Authority	235.00	0.38	2,651.00	0.33
4406-0000	Employee Benefits-Authority	11,149.92	18.14	53,057.51	6.62
4490-0000	TOTAL PAYROLL EXPENSE	26,725.86	43.48	237,686.91	29.65
4600-0000	UTILITIES				
4605-0000	Electric	7,899.49	12.85	87,937.95	10.97
4622-0000	Demand Credit	-31.12	-0.05	-412.82	-0.05
4635-0000	Refuse Collection	437.99	0.71	6,015.53	0.75
4640-0000	Water/Sewer	304.33	0.50	4,010.21	0.50
4642-0000	Non CAM Water/Sewer	212.06	0.34	3,188.57	0.40
4648-0000	Irrigation - Utility	123.36	0.20	1,534.15	0.19
4649-0000	Irrigation-NonCAM	34.10	0.06	522.09	0.07
4650-0000	Stormwater	263.15	0.43	3,157.80	0.39
4660-0000	Fire Service - Utility	141.16	0.23	1,693.91	0.21
4799-0000	TOTAL UTILITIES	9,384.52	15.27	107,647.39	13.43
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	0.00	0.00	713.74	0.09
5122-0000	NONCAM Electrical Repairs	0.00	0.00	136.73	0.02
5125-0000	Electric Supplies	0.00	0.00	184.77	0.02
5127-0000	NONCAM Electric Supplies	0.00	0.00	139.50	0.02
5130-0000	Electric Bulbs	0.00	0.00	420.46	0.05
5135-0000	Parking Lot Bulbs	0.00	0.00	157.36	0.02
5140-0000	Elevator Maintenance	0.00	0.00	101.25	0.01
5141-0000	Elevator Maintenance-NonCAM	0.00	0.00	48.75	0.01
5145-0000	Elevator Phone Maintenance	0.00	0.00	150.00	0.02
5145-4400	Security Maint & Repair	0.00	0.00	332.46	0.04
5160-0000	Exterior Building Maintenance	270.00	0.44	5,512.20	0.69
5161-0000	Exterior Building Supplies	17.48	0.03	59.90	0.01
5161-5000	Ext Building Supplies-NonCAM	32.47	0.05	153.50	0.02
5162-0000	Non CAM Exterior Bldg Maint.	0.00	0.00	1,908.28	0.24
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	663.00	0.08
5172-0000	Non CAM Fire Extinguisher Maintenance	0.00	0.00	113.75	0.01
5175-0000	Fire Alarm/Sprinkler Repair	0.00	0.00	236.25	0.03
5180-0000	HVAC Repair	3,067.15	4.99	15,419.24	1.92
5185-0000	HVAC Supplies	0.00	0.00	183.09	0.02
5195-0000	Tree Trimming	0.00	0.00	2,125.00	0.27
5197-0000	Holding Pond Maintenance	0.00	0.00	459.00	0.06
5210-0000	Locks & Keys Repairs	0.00	0.00	370.00	0.05
5215-0000	Locks & Keys Supplies	0.00	0.00	413.10	0.05
5220-0000	Parking Lot Repairs	0.00	0.00	600.00	0.07
5230-0000	Plumbing Repairs	0.00	0.00	1,899.29	0.24
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	2,245.03	0.28
5235-0000	Plumbing Supplies	0.00	0.00	531.26	0.07
5237-0000	Non CAM Plumbing Supplies	0.00	0.00	21.83	0.00
5240-0000	Backflow Maintenance	0.00	0.00	1,042.19	0.13
5242-0000	Backflow Maintenance-NonCAM	0.00	0.00	6.11	0.00
5245-0000	Irrigation Repairs	0.00	0.00	2.33	0.00
5245-5000	Irrigation Repairs-NonCAM	0.00	0.00	4.32	0.00

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Cash Flow Statement

Period = Sep 2015

Book = Accrual

		Period to Date	%	Year to Date	%
5250-0000	Roof Repairs	0.00	0.00	700.00	0.09
5252-0000	Non CAM Roof Repairs	0.00	0.00	505.00	0.06
5270-0000	Small Tools	0.00	0.00	62.12	0.01
5285-0000	General Building R&M & Supplies	0.00	0.00	680.86	0.08
5290-0000	Other Maintenance	0.00	0.00	309.87	0.04
5292-0000	Non CAM Other Maintenance	0.00	0.00	29.46	0.00
5295-0000	Other Supplies	0.00	0.00	27.99	0.00
5297-0000	Non CAM Other Supplies	0.00	0.00	51.97	0.01
5299-0000	TOTAL REPAIR/MAINTENANCE	3,387.10	5.51	38,720.96	4.83
5300-0000	CLEANING AND IMPROVEMENTS				
5310-0000	Carpet Cleaning	0.00	0.00	946.00	0.12
5340-0000	Painting	12,887.06	20.96	13,087.06	1.63
5345-0000	Painting Supplies	1,516.80	2.47	1,640.69	0.20
5365-0000	Interior Supplies	0.00	0.00	162.83	0.02
5370-0000	Interior Repairs	0.00	0.00	1,098.17	0.14
5380-0000	Other Cleaning and Improvements	0.00	0.00	4,663.00	0.58
5399-0000	TOTAL CLEANING AND IMPROVEMEN	14,403.86	23.43	21,597.75	2.69
5400-0000	SERVICES				
5410-0000	Elevator Service	296.97	0.48	1,548.87	0.19
5412-0000	Elevator Service-NonCAM	142.99	0.23	745.77	0.09
5420-0000	Fire Protection System	0.30	0.00	4,334.48	0.54
5425-0000	Fire Protection Phone	228.59	0.37	2,758.67	0.34
5430-0000	Exterminating	205.00	0.33	2,822.01	0.35
5433-0000	Non CAM Exterminating	0.00	0.00	71.11	0.01
5445-0000	Backflow Prevention Service	0.00	0.00	120.00	0.02
5447-0000	HVAC Monthly Service	0.00	0.00	16,399.70	2.05
5450-0000	Janitorial Service	3,560.09	5.79	43,129.88	5.38
5460-0000	Landscaping Service	2,543.86	4.14	27,731.78	3.46
5462-0000	Non CAM Landscaping	355.45	0.58	3,592.50	0.45
5480-0000	Security	817.50	1.33	3,197.28	0.40
5487-0000	Window Washing Service	0.00	0.00	850.00	0.11
5499-0000	TOTAL SERVICES	8,150.75	13.26	107,302.05	13.39
5500-0000	PROPERTY ADMINISTRATION				
5510-0000	Accounting	0.00	0.00	20,500.00	2.56
5520-0000	Phone Service	167.23	0.27	1,998.07	0.25
5522-0000	Internet Charge	644.33	1.05	2,123.44	0.26
5530-0000	Copies	27.14	0.04	461.65	0.06
5550-0000	Legal Fees	0.00	0.00	-75.00	-0.01
5560-0000	Fees/Licenses/Permits	7.00	0.01	130.10	0.02
5563-0000	Miscellaneous Admin Expense	2,037.07	3.31	2,532.97	0.32
5565-0000	Office Supplies	0.00	0.00	783.29	0.10
5566-0000	Office Equipment Maintenance	0.00	0.00	135.15	0.02
5567-0000	Office Equip Mtnce-NonCAM	0.00	0.00	31.84	0.00
5568-0000	Dues/Seminars	0.00	0.00	395.00	0.05
5570-0000	Postage/Delivery	0.00	0.00	-15.77	0.00
5575-0000	Professional Fees	425.00	0.69	35,875.00	4.48
5585-0000	Subscriptions	1,132.39	1.84	3,067.39	0.38
5586-0000	Marketing/PR	84.00	0.14	1,170.25	0.15
5587-0000	General Authority Expense	54.44	0.09	541.77	0.07
5588-0000	Economic Development	0.00	0.00	25,000.00	3.12
5589-0000	Research Grants	0.00	0.00	25,000.00	3.12
5592-0000	Non CAM Professional Fees	-50,788.75	-82.62	4,900.00	0.61
5594-0000	Travel	672.47	1.09	7,322.19	0.91
5596-0000	Other Administration Costs	160.43	0.26	1,850.60	0.23
5599-0000	TOTAL PROPERTY ADMINISTRATION	-45,377.25	-73.82	133,727.94	16.68
6110-0000	Management Fees TALCOR	6,700.00	10.90	80,400.00	10.03
6115-0000	Leasing Commissions	-15,000.00	-24.40	0.00	0.00
6159-0000	TOTAL OTHER EXPENSES	-8,300.00	-13.50	80,400.00	10.03
7110-0000	Property Insurance	4,962.01	8.07	59,313.12	7.40
7111-0000	Property Insurance-NonCAM	5.85	0.01	70.20	0.01
7199-0000	TOTAL INSURANCE/TAXES	4,967.86	8.08	59,383.32	7.41
7800-0000	TOTAL OPERATING EXPENSES	13,342.70	21.71	786,466.32	98.12
7999-0000	NET INCOME - OPERATING	48,127.29	78.29	15,109.19	1.88

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Cash Flow Statement

Period = Sep 2015

Book = Accrual

	Period to Date	%	Year to Date	%	
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	26,688.63	43.42	307,395.10	38.35
8220-0000	Amortization Expense	1,438.33	2.34	1,438.33	0.18
8225-0000	Other Expense - Lease Termination	0.00	0.00	100,000.00	12.48
8299-0000	TOTAL OTHER EXPENSES	28,126.96	45.76	408,833.43	51.00
9900-0000	NET INCOME	20,000.33	32.54	-393,724.24	-49.12
	Adjustments				
1203-0000	A/R-Tenant	76,551.86	124.54	0.00	0.00
1204-0000	AR-Tenant Expenses to be Reimbursed	0.00	0.00	8.50	0.00
1206-0000	Other Receivables	41.19	0.07	245.61	0.03
1210-0000	Accounts Receivable	-86,701.99	-141.05	10,331.33	1.29
1217-0000	Other Assets	-14,348.75	-23.34	-14,348.75	-1.79
1590-0000	Accumulated Depreciation	26,688.63	43.42	307,395.10	38.35
1620-0000	F/F/E- Improvements	0.00	0.00	-1,207.20	-0.15
1662-0000	Research Building Assets	-3,636.39	-5.92	-13,581.53	-1.69
1664-0000	Collins Building Assets	0.00	0.00	-6,492.00	-0.81
1745-0000	Prepaid Lease Commissions	-15,000.00	-24.40	-15,000.00	-1.87
1746-0000	Accumulated Amortization-Leasing Commissior	333.33	0.54	333.33	0.04
1748-0000	Intangible Assets	-35,100.00	-57.10	-35,100.00	-4.38
1752-0000	Accumulated Amortization	1,105.00	1.80	1,105.00	0.14
1905-0000	Trust Escrow	0.00	0.00	35,000.00	4.37
1913-0000	Prepaid Insurance	-7,501.00	-12.20	-12,468.80	-1.56
1915-0000	Prepaid Expenses	1,132.39	1.84	0.00	0.00
1925-0000	Investments	-2,836.82	-4.62	181,327.82	22.62
2236-0000	Accounts Payable	8,239.08	13.40	1,319.00	0.16
2246-0000	Prepaid Rents	0.00	0.00	0.01	0.00
2249-0000	Accrued Other	9,412.20	15.31	4,609.01	0.57
2250-0000	Tenant Security Dep	-56.79	-0.09	-2,267.46	-0.28
2305-0000	Sales Tax Payable	1,024.49	1.67	49.31	0.01
	Total Adjustments	-40,653.57	-66.14	441,258.28	55.05
	Cash Flow	-20,653.24	-33.60	47,534.04	5.93
	Period to Date	Beginning Balance	Ending Balance	Difference	
1110-4000	Cash - Hancock Bank	236,212.38	215,559.14	-20,653.24	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	Total Cash	236,412.38	215,759.14	-20,653.24	
	Year to Date	Beginning Balance	Ending Balance	Difference	
1110-4000	Cash - Hancock Bank	168,025.10	215,559.14	47,534.04	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	Total Cash	168,225.10	215,759.14	47,534.04	

LCRDA - OPERATING ACCOUNT

10/26/2015

Bank Reconciliation Report
9/30/2015

Posted by: DBO

Balance Per Bank Statement as of 9/30/2015 **251,387.08**

Outstanding Checks

Check Date	Check Number	Payee	Amount
8/31/2015	1716	volpe - Lindsay J. Volpe	11.72
9/18/2015	1722	estes - Estes Seal Coating, Inc.	2,500.00
9/25/2015	100115	utlital - City of Tallahassee	9,310.52
9/30/2015	1735	aireserv - Tony Kelly Heating & Air Inc	2,486.25
9/30/2015	1736	brownbro - BROWN & BROWN OF FLORIDA, INC.	12,468.86
9/30/2015	1737	centuryl - CENTURY LINK	228.59
9/30/2015	1738	centuryl - CENTURY LINK	50.77
9/30/2015	1739	comcast - COMCAST	200.80
9/30/2015	1740	lightman - LIGHTMAN LIGHTING & ELECTRICAL INC	384.94
9/30/2015	1741	marpan - Marpan Supply Company, Inc.	74.00
9/30/2015	1742	mgttal - Talcor Commercial Real Estate Svc Inc	6,748.07
9/30/2015	1743	porter - PPG ARCHITECTURAL FINISHES, INC	1,276.80
9/30/2015	1744	talldemo - Tallahassee Democrat, Inc.	86.65

Less: **Outstanding Checks** **35,827.97**
Reconciled Bank Balance **215,559.11**

Balance per GL as of 9/30/2015 **215,559.14**

Bank Reconciling Items

Date	Notes	Amount
8/31/2013	rounding diff	-0.03
blank	Book Reconciling Items	-0.03
	Reconciled Balance Per G/L	<u>215,559.11</u>

Difference (Reconciled Bank Balance And Reconciled Balance Per G/L) **0.00**

Cleared Items:

LCRDA - OPERATING ACCOUNT

10/26/2015

Bank Reconciliation Report
9/30/2015

Posted by: DBO

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
8/17/2015	90215	uttal - City of Tallahassee	9,989.15	9/30/2015
8/31/2015	1704	centuryl - CENTURY LINK	229.16	9/30/2015
8/31/2015	1705	centuryl - CENTURY LINK	50.77	9/30/2015
8/31/2015	1706	comcast - COMCAST	200.80	9/30/2015
8/31/2015	1707	ipgraing - Grainger	42.23	9/30/2015
8/31/2015	1708	iphone - Home Depot Credit Services	65.32	9/30/2015
8/31/2015	1709	marpan - Marpan Supply Company, Inc.	74.00	9/30/2015
8/31/2015	1710	metal - Metal Building Services, Inc.	90.00	9/30/2015
8/31/2015	1711	mgltal - Talcor Commercial Real Estate Svc Inc	6,758.85	9/30/2015
8/31/2015	1712	rexinc - Rexel, Inc	109.65	9/30/2015
8/31/2015	1713	rocksolli - ROCK SOLID TERMITE AND PEST CONTROL	410.00	9/30/2015
8/31/2015	1714	ronmill - Miller Jr.	159.06	9/30/2015
8/31/2015	1715	talldemo - Tallahassee Democrat, Inc.	99.52	9/30/2015
8/31/2015	1717	whites - White's Plumbing, Inc.	1,025.80	9/30/2015
9/18/2015	1718	absystem - STA of Tallahassee, Inc.	27.14	9/30/2015
9/18/2015	1719	aireserv - Tony Kelly Heating & Air Inc	1,235.00	9/30/2015
9/18/2015	1720	classoci - C&L Associates Commercial Cleaning	5,723.09	9/30/2015
9/18/2015	1721	cphlbs - CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE	4,281.00	9/30/2015
9/18/2015	1723	hancdt - Hancock Bank	870.90	9/30/2015
9/18/2015	1724	heinzbro - Heinz Brothers Nurseries, INC.	3,134.31	9/30/2015
9/18/2015	1725	lcboc - LEON COUNTY BD OF COMMISSIONER	1,119.28	9/30/2015
9/18/2015	1726	marpan - Marpan Supply Company, Inc.	49.95	9/30/2015
9/18/2015	1727	metal - Metal Building Services, Inc.	270.00	9/30/2015
9/18/2015	1728	mowrey - Mowrey Elevator Company of Florida, Inc.	169.96	9/30/2015
9/18/2015	1729	opps - DIGITAL OPPS	500.00	9/30/2015
9/18/2015	1730	porter - PPG ARCHITECTURAL FINISHES, INC	87.06	9/30/2015
9/18/2015	1731	rocksolli - ROCK SOLID TERMITE AND PEST CONTROL	205.00	9/30/2015
9/18/2015	1732	sonitrol - Sonitrol of Tallahassee, Inc.	181.39	9/30/2015
9/18/2015	1733	specicon - SPECIALTY CONTRACTORS OF TALLAHASSEE Inc	199.68	9/30/2015
9/18/2015	1734	talldemo - Tallahassee Democrat, Inc.	73.78	9/30/2015
9/18/2015	91815	stax - Florida Department of Revenue	32.27	9/30/2015
9/20/2015	92015	zenith - Zenith Insurance Comapny	235.00	9/30/2015
Total Cleared Checks			37,699.12	

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
8/28/2015	303	:CHECKscan Deposit	1,674.67	9/30/2015
8/31/2015	304	:CHECKscan Deposit	26,094.68	9/30/2015
9/1/2015	311		12,306.45	9/30/2015
9/4/2015	305	:CHECKscan Deposit	6,479.23	9/30/2015
9/10/2015	306	:CHECKscan Deposit	6,421.08	9/30/2015
9/16/2015	307	:CHECKscan Deposit	9,342.16	9/30/2015
9/23/2015	308	:CHECKscan Deposit	5,977.33	9/30/2015
9/28/2015	309	:CHECKscan Deposit	6,024.66	9/30/2015
9/28/2015	310	:CHECKscan Deposit	2,952.33	9/30/2015
Total Cleared Deposits			77,272.59	

LCRDA - OPERATING ACCOUNT

10/26/2015

Bank Reconciliation Report
9/30/2015

Posted by: DBO

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
9/30/2015	JE 17604	Interest income on bank acct	20.96	9/30/2015
9/30/2015	JE 17607	Benefits -9.15	-1,183.34	9/30/2015
9/30/2015	JE 17610	Payroll taxes-Sept for Sept	-2,163.28	9/30/2015
9/30/2015	JE 17611	Payroll taxes - Sept for Sept	-2,163.28	9/30/2015
9/30/2015	JE 17615	Payroll for Sept 2015	-10,456.48	9/30/2015
Total Cleared Other Items			-15,945.42	



P.O. Box 4019 Gulfport, MS 39502

Return Service Requested

5264 000000 002

LEON COUNTY RESEARCH & DEV AUTHORITY
OPERATING ACCOUNT
C/O KRISTY BENNETT TALCO MGMT
1018 THOMASVILLE RD SUITE 200A
TALLAHASSEE FL 32303



Hancock Bank, a trade name of Whitney Bank



Statements Dates
09/01/2015 - 09/30/2015

Account Number:

Images:

0

* IMAGE * E0

WE'RE READY TO LEND WITH GREAT RATES ON PERSONAL LOANS.
TO APPLY CALL 1-800-965-LOAN. NORMAL CREDIT CRITERIA APPLY.

Checking Account Summary

Table with 3 columns: Description, Amount, and AVERAGE BALANCE. Rows include PREVIOUS BALANCE, 8 CREDITS, 48 DEBITS, SERVICE CHARGES, INTEREST PAID, and ENDING BALANCE.

CHECKING ACCOUNT TRANSACTIONS

Deposits and Other Credits

Table with 6 columns: Date, Amount, Description, Date, Amount, Description. Lists transactions from 09/01 to 09/18.

Checks

Table with 6 columns: Date, Serial, Amount, Date, Serial, Amount. Lists check transactions from 09/08 to 09/08.



000000002



P.O. Box 4019 Gulfport, MS 39502

Return Service Requested



Hancock Bank, a trade name of Whitney Bank



5264

Page: 2 of 2

Statements Dates
09/01/2015 - 09/30/2015

Account Number:

Images:

0

* **IMAGE** * **E0**

**LEON COUNTY RESEARCH & DEV AUTHORITY
OPERATING ACCOUNT
C/O KRISTY BENNETT TALCO MGMT
1018 THOMASVILLE RD SUITE 200A
TALLAHASSEE FL 32303**

● **Checks**

Date	Serial	Amount	Date	Serial	Amount
09/23	1732	181.39	09/25	1734	73.78
09/30	1733	199.68			

● **Other Debits**

Date	Amount	Description	Date	Amount	Description
09/03	10.25	PAYMENT CITYOFTALBKDRAFT 015246005017181PPD	09/03	3,482.51	PAYMENT CITYOFTALBKDRAFT 015246005017173PPD
09/03	90.62	PAYMENT CITYOFTALBKDRAFT 015246005017178PPD	09/11	591.67	ACH 1006 NRS 015254006401269PPD
09/03	263.31	PAYMENT CITYOFTALBKDRAFT 015246005017171PPD	09/14	5,228.24	QUICKBOOKS INTUIT PAYROLL S 015257006660485CCD
09/03	290.33	PAYMENT CITYOFTALBKDRAFT 015246005017174PPD	09/15	2,163.28	USATAXPYMT IRS 015257006729781CCD
09/03	295.12	PAYMENT CITYOFTALBKDRAFT 015246005017172PPD	09/18	32.27	C01 FLA DEPT REVENUE 015261007552340CCD
09/03	322.10	PAYMENT CITYOFTALBKDRAFT 015246005017176PPD	09/22	235.00	PREM PYMNT ZENITH 015264007926098CCD
09/03	323.53	PAYMENT CITYOFTALBKDRAFT 015246005017179PPD	09/29	5,228.24	QUICKBOOKS INTUIT PAYROLL S 015272009147590CCD
09/03	783.38	PAYMENT CITYOFTALBKDRAFT 015246005017169PPD	09/30	591.67	ACH 1006 NRS 015273009411221PPD
09/03	1,398.65	PAYMENT CITYOFTALBKDRAFT 015246005017170PPD	09/30	2,163.28	USATAXPYMT IRS 015272009213594CCD
09/03	2,729.35	PAYMENT CITYOFTALBKDRAFT			



● **Balance By Date**

Date	Balance	Date	Balance	Date	Balance
08/31	227,759.03	09/09	255,009.75	09/23	260,651.04
09/01	267,834.83	09/11	254,418.08	09/24	246,277.64
09/02	261,075.98	09/14	255,610.92	09/25	251,961.28
09/03	250,818.12	09/15	253,447.64	09/28	251,691.28
09/04	250,611.89	09/18	262,757.53	09/29	251,368.42
09/08	248,530.52	09/22	261,651.63	09/30	251,387.08

Payment Detail

Bank=inn1104 AND mm/yy=09/2015-09/2015 AND Check Date=09/01/2015-09/30/2015 AND All Checks=Yes AND Include Voids=All Checks

Check#	Bank - Vendor - Date	Payable #	Property	Amount	Account
1718	(inn1104) - STA of Tallahassee, Inc. (absystem) - 09/18/15 (09/15)				
	08/07-09/06/15 Svcs	P-99892	knight	27.14	55300000 - Copies
Total 1718	(inn1104) - STA of Tallahassee, Inc. (absystem) - 09/18/15 (09/15)			27.14	
1719	(inn1104) - Tony Kelly Heating & Air Inc (aireserv) - 09/18/15 (09/15)				
	inspect and replace thermostat	P-99888	johnson	150.00	51800000 - HVAC Repair
	remove wet insulation from supply duct-work - re insulate and seal	P-99901	johnson	1,085.00	51800000 - HVAC Repair
Total 1719	(inn1104) - Tony Kelly Heating & Air Inc (aireserv) - 09/18/15 (09/15)			1,235.00	
1720	(inn1104) - C&L Associates Commercial Cleaning (classoci) - 09/18/15 (09/15)				
	strip and wax common area floors, kitchen break room.	P-99897	johnson	2,163.00	53800000 - Other Cleaning and Improvements
	09/2015 Janitorial Svcs	P-99903	johnson	1,094.51	54500000 - Janitorial Service
	09/2015 Janitorial Svcs	P-99903	morgan	1,628.25	54500000 - Janitorial Service
	09/2015 Janitorial Svcs	P-99903	collins	659.67	54500000 - Janitorial Service
	09/2015 Janitorial Svcs	P-99903	knight	177.66	54500000 - Janitorial Service
Total 1720	(inn1104) - C&L Associates Commercial Cleaning (classoci) - 09/18/15 (09/15)			5,723.09	
1721	(inn1104) - CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE (cphlbs) - 09/18/15 (09/15)				
	Matter #143121 General File 08/2015 Svcs	P-99893	knight	975.00	55750000 - Professional Fees
	Matter #15303 Commercial Eviction Against Buc Tech 08/2015 Svcs	P-99894	knight	3,306.00	55920000 - Non CAM Professional Fees
Total 1721	(inn1104) - CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE (cphlbs) - 09/18/15 (09/15)			4,281.00	
1722	(inn1104) - Estes Seal Coating, Inc. (estes) - 09/18/15 (09/15)				
	stripe all parking areas Johnson, Collins	P-99898	morgan	400.00	53800000 - Other Cleaning and Improvements
	stripe all parking areas Johnson, Collins	P-99898	johnson	900.00	53800000 - Other Cleaning and Improvements
	stripe all parking areas Johnson, Collins	P-99898	collins	1,200.00	53800000 - Other Cleaning and Improvements
Total 1722	(inn1104) - Estes Seal Coating, Inc. (estes) - 09/18/15 (09/15)			2,500.00	
1723	(inn1104) - Hancock Bank (hancdt) - 09/18/15 (09/15)				
	08/2015 Constant Contact	P-99927	knight	35.00	55860000 - Marketing/PR
	Hilton - 2015 Conference	P-99927	knight	413.33	55940000 - Travel
	NCHSoftware.com Software Download	P-99927	knight	40.60	55870000 - General Authority Expense
	Misapplied Payment Correction	P-99927	knight	-5.04	55870000 - General Authority Expense
	Carbonite Online Backup	P-99928	knight	59.99	55220000 - Internet Charge
	2015 Conference Banquet Tix	P-99928	knight	100.00	55940000 - Travel
	Sandestin Golf Resort - 2015 Conference	P-99928	knight	159.14	55940000 - Travel
	BuildFire	P-99928	knight	49.00	55860000 - Marketing/PR
	Misapplied Payment Correction	P-99928	knight	18.88	55870000 - General Authority Expense
Total 1723	(inn1104) - Hancock Bank (hancdt) - 09/18/15 (09/15)			870.90	
1724	(inn1104) - Heinz Brothers Nurseries, INC. (heinzbro) - 09/18/15 (09/15)				
	removal of downed tree limbs	P-99895	knight	235.00	52900000 - Other Maintenance
	08/2015 Grounds Maintenance	P-99904	morgan	297.92	54600000 - Landscaping Service
	08/2015 Grounds Maintenance	P-99904	johnson	364.12	54600000 - Landscaping Service
	08/2015 Grounds Maintenance	P-99904	collins	701.41	54600000 - Landscaping Service
	08/2015 Grounds Maintenance	P-99904	knight	641.53	54600000 - Landscaping Service
	08/2015 Grounds Maintenance	P-99904	inn-tic	538.88	54600000 - Landscaping Service
	08/2015 Grounds Maintenance	P-99904	inn-tic	355.45	54620000 - Non CAM Landscaping
Total 1724	(inn1104) - Heinz Brothers Nurseries, INC. (heinzbro) - 09/18/15 (09/15)			3,134.31	
1725	(inn1104) - LEON COUNTY BD OF COMMISSIONER (Icboc) - 09/18/15 (09/15)				
	09/2015 PTY-Innovation Park	P-99929	knight	559.64	44060000 - Employee Benefits-Authority
	09/2015 PTY-Innovation Park	P-99929	knight	559.64	44060000 - Employee Benefits-Authority
Total 1725	(inn1104) - LEON COUNTY BD OF COMMISSIONER (Icboc) - 09/18/15 (09/15)			1,119.28	
1726	(inn1104) - Marpan Supply Company, Inc. (marpan) - 09/18/15 (09/15)				
	skid tape for stair treads	P-99887	fuqua	17.48	51610000 - Exterior Building Supplies
	skid tape for stair treads	P-99887	fuqua	32.47	51615000 - Ext Building Supplies-NonCAM
Total 1726	(inn1104) - Marpan Supply Company, Inc. (marpan) - 09/18/15 (09/15)			49.95	
1727	(inn1104) - Metal Building Services, Inc. (metal) - 09/18/15 (09/15)				
	09/2015 Gutter Cleaning	P-99907	collins	90.00	51600000 - Exterior Building Maintenance
	09/2015 Gutter Cleaning	P-99907	johnson	45.00	51600000 - Exterior Building Maintenance
	09/2015 Gutter Cleaning	P-99907	morgan	45.00	51600000 - Exterior Building Maintenance
	09/2015 Gutter Cleaning	P-99907	phipps	90.00	51600000 - Exterior Building Maintenance
Total 1727	(inn1104) - Metal Building Services, Inc. (metal) - 09/18/15 (09/15)			270.00	
1728	(inn1104) - Mowrey Elevator Company of Florida, Inc. (mowrey) - 09/18/15 (09/15)				
	09/2015 Elevator Svcs	P-99905	johnson	84.98	54100000 - Elevator Service

Payment Detail

Bank=inn1104 AND mm/yy=09/2015-09/2015 AND Check Date=09/01/2015-09/30/2015 AND All Checks=Yes AND Include Voids=All Checks

09/2015 Elevator Svcs	P-99906	fuqua	29.74	54100000	- Elevator Service
09/2015 Elevator Svcs	P-99906	fuqua	55.24	54120000	- Elevator Service-NonCAM
Total 1728 (inn1104) - Mowrey Elevator Company of Florida, Inc. (mowrey) - 09/18/15 (09/15)			169.96		
1729 (inn1104) - DIGITAL OPPTS (opps) - 09/18/15 (09/15)					
09/01/15-08/31/16 Annual Renew for Website hosting	P-99890	knight	500.00	55220000	- Internet Charge
Total 1729 (inn1104) - DIGITAL OPPTS (opps) - 09/18/15 (09/15)			500.00		
1730 (inn1104) - PPG ARCHITECTURAL FINISHES, INC (porter) - 09/18/15 (09/15)					
paint sample colors	P-99899	johnson	16.08	53400000	- Painting
paint sample colors	P-99900	johnson	70.98	53400000	- Painting
Total 1730 (inn1104) - PPG ARCHITECTURAL FINISHES, INC (porter) - 09/18/15 (09/15)			87.06		
1731 (inn1104) - ROCK SOLID TERMITE AND PEST CONTROL (rocksol) - 09/18/15 (09/15)					
09/2015 Pest Control Svcs	P-99902	collins	55.00	54300000	- Exterminating
09/2015 Pest Control Svcs	P-99902	knight	25.00	54300000	- Exterminating
09/2015 Pest Control Svcs	P-99902	johnson	45.00	54300000	- Exterminating
09/2015 Pest Control Svcs	P-99902	morgan	45.00	54300000	- Exterminating
09/2015 Pest Control Svcs	P-99902	phippis	35.00	54300000	- Exterminating
Total 1731 (inn1104) - ROCK SOLID TERMITE AND PEST CONTROL (rocksol) - 09/18/15 (09/15)			205.00		
1732 (inn1104) - Sonitrol of Tallahassee, Inc. (sonitrol) - 09/18/15 (09/15)					
09/2015 Access Control & Intrusion Svcs	P-99908	collins	181.39	54800000	- Security
Total 1732 (inn1104) - Sonitrol of Tallahassee, Inc. (sonitrol) - 09/18/15 (09/15)			181.39		
1733 (inn1104) - SPECIALTY CONTRACTORS OF TALLAHASSEE Inc (specicon) - 09/18/15 (09/15)					
ceiling tiles 1729 to replace damaged from HVAC leak.	P-99896	collins	199.68	53700000	- Interior Repairs
Total 1733 (inn1104) - SPECIALTY CONTRACTORS OF TALLAHASSEE Inc (specicon) - 09/18/15 (09/15)			199.68		
1734 (inn1104) - Tallahassee Democrat, Inc. (talldemo) - 09/18/15 (09/15)					
Notice of Public Meetings Run on 09/12/15	P-99891	knight	73.78	55960000	- Other Administration Costs
Total 1734 (inn1104) - Tallahassee Democrat, Inc. (talldemo) - 09/18/15 (09/15)			73.78		
1735 (inn1104) - Tony Kelly Heating & Air Inc (aireserv) - 09/30/15 (09/15)					
remove old insulation, wrap duct work with new, replace rusted out supply registers	P-100275	collins	2,486.25	51800000	- HVAC Repair
Total 1735 (inn1104) - Tony Kelly Heating & Air Inc (aireserv) - 09/30/15 (09/15)			2,486.25		
1736 (inn1104) - BROWN & BROWN OF FLORIDA, INC. (brownbro) - 09/30/15 (09/15)					
10/01/15-10/01/16 Insurance	P-100271	inn-tic	12,468.86	19130000	- Prepaid Insurance
Total 1736 (inn1104) - BROWN & BROWN OF FLORIDA, INC. (brownbro) - 09/30/15 (09/15)			12,468.86		
1737 (inn1104) - CENTURY LINK (centuryl) - 09/30/15 (09/15)					
09/18-10/17/15 Svcs	P-100272	johnson	228.59	54250000	- Fire Protection Phone
Total 1737 (inn1104) - CENTURY LINK (centuryl) - 09/30/15 (09/15)			228.59		
1738 (inn1104) - CENTURY LINK (centuryl) - 09/30/15 (09/15)					
09/18-10/17/15 Svcs	P-100273	collins	50.77	55200000	- Phone Service
Total 1738 (inn1104) - CENTURY LINK (centuryl) - 09/30/15 (09/15)			50.77		
1739 (inn1104) - COMCAST (comcast) - 09/30/15 (09/15)					
10/04-11/03/15 Svcs	P-100274	knight	116.46	55200000	- Phone Service
10/04-11/03/15 Svcs	P-100274	knight	84.34	55220000	- Internet Charge
Total 1739 (inn1104) - COMCAST (comcast) - 09/30/15 (09/15)			200.80		
1740 (inn1104) - LIGHTMAN LIGHTING & ELECTRICAL INC (lightman) - 09/30/15 (09/15)					
material and labor to install dedicated circuit to new fire panel.	P-100270	morgan	384.94	54200000	- Fire Protection System
Total 1740 (inn1104) - LIGHTMAN LIGHTING & ELECTRICAL INC (lightman) - 09/30/15 (09/15)			384.94		
1741 (inn1104) - Marpan Supply Company, Inc. (marpan) - 09/30/15 (09/15)					
Monthly Container Rental	P-100279	morgan	33.30	46350000	- Refuse Collection
Monthly Container Rental	P-100279	johnson	40.70	46350000	- Refuse Collection
Total 1741 (inn1104) - Marpan Supply Company, Inc. (marpan) - 09/30/15 (09/15)			74.00		
1742 (inn1104) - Talcor Commercial Real Estate Svc Inc (mgttal) - 09/30/15 (09/15)					
08/15 Yardi	P-99978	knight	48.07	55630000	- Miscellaneous Admin Expense
09/2015 Mngmnt Fee-Innovation Park	P-100280	knight	817.00	61100000	- Management Fees TALCOR
09/2015 Mngmnt Fee-Innovation Park	P-100280	collins	1,315.00	61100000	- Management Fees TALCOR
09/2015 Mngmnt Fee-Innovation Park	P-100280	morgan	1,717.00	61100000	- Management Fees TALCOR
09/2015 Mngmnt Fee-Innovation Park	P-100280	johnson	2,077.00	61100000	- Management Fees TALCOR
09/2015 Mngmnt Fee-Innovation Park	P-100280	phippis	774.00	61100000	- Management Fees TALCOR
Total 1742 (inn1104) - Talcor Commercial Real Estate Svc Inc (mgttal) - 09/30/15 (09/15)			6,748.07		

Payment Detail

Bank=inn1104 AND mm/yy=09/2015-09/2015 AND Check Date=09/01/2015-09/30/2015 AND All Checks=Yes AND Include Voids=All Checks

1743 (inn1104) - PPG ARCHITECTURAL FINISHES, INC (porter) - 09/30/15 (09/15)			
materials for painting project - johnson	P-100276	johnson	604.80 53450000 - Painting Supplies
materials for painting project - johnson	P-100277	johnson	352.00 53450000 - Painting Supplies
materials for painting project - johnson	P-100278	johnson	320.00 53450000 - Painting Supplies
Total 1743 (inn1104) - PPG ARCHITECTURAL FINISHES, INC (porter) - 09/30/15 (09/15)			1,276.80
1744 (inn1104) - Tallahassee Democrat, Inc. (talldemo) - 09/30/15 (09/15)			
Danfoss Turbocor Compressors Notice of Variance Hearing	P-100281	knight	86.65 55960000 - Other Administration Costs
Total 1744 (inn1104) - Tallahassee Democrat, Inc. (talldemo) - 09/30/15 (09/15)			86.65
91815 (inn1104) - Florida Department of Revenue (stax) - 09/18/15 (09/15)			
08/2015 Sales Tax-Innovation Park	P-99920	knight	33.10 23050000 - Sales Tax Payable
08/2015 Sales Tax-Innovation Park	P-99920	knight	-0.83 33150000 - Sales Tax Discount
Total 91815 (inn1104) - Florida Department of Revenue (stax) - 09/18/15 (09/15)			32.27
92015 (inn1104) - Zenith Insurance Comapny (zenith) - 09/20/15 (09/15)			
09/2015 Workers Comp	P-99921	knight	235.00 44050000 - Worker's Compensation-Authority
Total 92015 (inn1104) - Zenith Insurance Comapny (zenith) - 09/20/15 (09/15)			235.00
100115 (inn1104) - City of Tallahassee (utital) - 09/25/15 (09/15)			
0721285610 09/2015	P-99909	fuqua	114.19 46400000 - Water/Sewer
0721285610 09/2015	P-99909	fuqua	212.06 46420000 - Non CAM Water/Sewer
1721285610 09/2015	P-99910	inn-tic	10.25 46050000 - Electric
3588865610 09/2015	P-99911	inn-tic	12.06 46050000 - Electric
3588865610 09/2015	P-99911	inn-tic	78.75 46480000 - Irrigation - Utility
4621285610 09/2015	P-99912	morgan	282.61 46050000 - Electric
5764754002 09/2015	P-99913	johnson	2,425.11 46050000 - Electric
6370545953 09/2015	P-99914	collins	2,727.26 46050000 - Electric
6370545953 09/2015	P-99914	collins	159.30 46400000 - Water/Sewer
6370545953 09/2015	P-99914	collins	121.33 46350000 - Refuse Collection
6370545953 09/2015	P-99914	collins	217.83 46500000 - Stormwater
6370545953 09/2015	P-99914	collins	113.87 46600000 - Fire Service - Utility
6370545953 09/2015	P-99914	collins	26.25 46480000 - Irrigation - Utility
6621285610 09/2015	P-99915	morgan	255.13 46050000 - Electric
7621285610 09/2015	P-99916	fuqua	18.36 46480000 - Irrigation - Utility
7621285610 09/2015	P-99916	fuqua	34.10 46490000 - Irrigation-NonCAM
7621285610 09/2015	P-99916	morgan	109.20 46350000 - Refuse Collection
7621285610 09/2015	P-99916	johnson	133.46 46350000 - Refuse Collection
8559156780 09/2015	P-99917	morgan	1,388.73 46050000 - Electric
8621285610 09/2015	P-99918	knight	160.82 46050000 - Electric
8621285610 09/2015	P-99918	knight	30.84 46400000 - Water/Sewer
8621285610 09/2015	P-99918	knight	45.32 46500000 - Stormwater
8621285610 09/2015	P-99918	knight	27.29 46600000 - Fire Service - Utility
9621285610 09/2015	P-99919	morgan	637.52 46050000 - Electric
9621285610 09/2015	P-99919	morgan	-31.12 46220000 - Demand Credit
Total 100115 (inn1104) - City of Tallahassee (utital) - 09/25/15 (09/15)			9,310.52
			54,211.06

Deposit Register

For Period = Sep 2015
Date = 09/01/2015 - 09/30/2015

Name	Property	Unit	Tenant	Period	Date	Amount	Check #	Deposit #
(inn1104) - 305 09/04/2015								
STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	collins	25	ip-dacs	09-2015	9/4/2015	1,114.02	6401964460	305
Bing Energy International, LLC	collins	LAB-4OFC	bingcol	09-2015	9/4/2015	5,365.21	003110	305
Total (inn1104) - 305 09/04/2015						6,479.23		
(inn1104) - 306 09/10/2015								
Florida State University Board of Trustees	morgan	110	nwrldmgn	09-2015	9/10/2015	2,796.08	00655651	306
CENTER FOR BIOMEDICAL & TOXICOLOGICAL RESEARCH	morgan	226-235	cbtr	09-2015	9/10/2015	3,625.00	00655650	306
Total (inn1104) - 306 09/10/2015						6,421.08		
(inn1104) - 307 09/16/2015								
STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	collins	25	ip-dacs	09-2015	9/16/2015	9,342.16	6402373540	307
Total (inn1104) - 307 09/16/2015						9,342.16		
(inn1104) - 308 09/23/2015								
FLORIDA A&M UNIVERSITY BOARD OF TRUSTEES	morgan	130	mgn-famu	09-2015	9/23/2015	2,559.25	0000165829	308
CENTER FOR INFORMATION MANAGEMENT & EDUCATIONAL SERVICES	morgan	214.215	cimes	09-2015	9/23/2015	1,462.69	00656990	308
CENTER FOR ADVANCEMENT OF LEARNING ASSESSMENT-1	morgan	222	cala1	09-2015	9/23/2015	1,387.17	00656535	308
CENTER FOR ADVANCEMENT OF LEARNING ASSESSMENT (CALA)	morgan	222A	cala2	09-2015	9/23/2015	568.22	00656535	308
Total (inn1104) - 308 09/23/2015						5,977.33		
(inn1104) - 309 09/28/2015								
NANOSTRATA, INC.	knight	110	ip-nano	09-2015	9/28/2015	991.16	002092	309
Nhu Energy, Inc	knight	112	nhuenerg	09-2015	9/28/2015	183.67	048972788	309
INSTITUTE OF SCIENCE & PUBLIC AFFAIRS	morgan	131	ispa	09-2015	9/28/2015	178.75	00657636	309
STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	collins	25	ip-dacs	09-2015	9/28/2015	4,671.08	6402752280	309
Total (inn1104) - 309 09/28/2015						6,024.66		
(inn1104) - 310 09/28/2015								
TEAM SIMULATIONS	knight	103	ip-team	09-2015	9/28/2015	156.25	001119	310
Florida State University Board of Trustees	morgan	110	nwrldmgn	09-2015	9/28/2015	2,796.08	00657859	310
Total (inn1104) - 310 09/28/2015						2,952.33		
General Service Administration (GSA)	johnson	100	gs04plff	09-2015	9/1/2015	12,306.45	NPS0915	311
Total (inn1104) - 311 09/01/2015						12,306.45		
Grand Total						49,503.24		

Aged Receivables Report

Detail by Resident
 For Selected Properties
 Trans through: 9/2015
 Age As of: 9/30/2015

Unit	Resident	Charge Code	Total Unpaid Charges	0 - 30 days	31 - 60 days	61 - 90 days	Over 90 days	Prepayments	Balance
collins - INNOVATION PARK-COLLINS BLDG									
25	ip-dacs	STATE OF FLORIDA	2,305.38	2,305.38	0.00	0.00	0.00	0.00	2,305.38
		DEPARTMENT OF							
LAB-4OFC	bingcol	Bing Energy International, LLC	6,172.99	6,172.99	0.00	0.00	0.00	0.00	6,172.99
Total collins			8,478.37	8,478.37	0.00	0.00	0.00	0.00	8,478.37
fuqua - FUQUA COMPLEX									
FUQUA	fsurf-ca	FSU Research Foundation	2,004.19	1,297.76	0.00	0.00	706.43	0.00	2,004.19
Total fuqua			2,004.19	1,297.76	0.00	0.00	706.43	0.00	2,004.19
inn-tic - INNOVATION PARK -TENANTS IN COMMON									
11A	fsucam	FSU	49,871.86	49,871.86	0.00	0.00	0.00	0.00	49,871.86
1D-2D	danfoss	DANFOSS TURBOCOR, INC.	7,266.68	7,266.68	0.00	0.00	0.00	0.00	7,266.68
1E	aval	AVALANCHE PARTNERS	2,762.03	2,762.03	0.00	0.00	0.00	0.00	2,762.03
1F	sunny	SunnyLand Solar RE, LLC	7,445.77	6,862.48	583.29	0.00	0.00	0.00	7,445.77
4G	cent	CENTENNIAL BUILDING	10,857.81	10,857.81	0.00	0.00	0.00	0.00	10,857.81
Total inn-tic			78,204.15	77,620.86	583.29	0.00	0.00	0.00	78,204.15
johnson - INNOVATION PARK - JOHNSON BLDG									
100	fsujohn	THE FLORIDA STATE UNIVERSITY	0.00	0.00	0.00	0.00	0.00	-37.12	-37.12
100	gs04plfl	General Service Administration (GSA)	22,065.15	22,065.15	0.00	0.00	0.00	0.00	22,065.15
Total johnson			22,065.15	22,065.15	0.00	0.00	0.00	-37.12	22,028.03
knight - INNOVATION PARK - KNIGHT ADMIN BLDG									
102	danvar	Danfoss Turbocor Compressors	160.79	160.79	0.00	0.00	0.00	0.00	160.79
110	ip-nano	NANOSTRATA, INC.	100.00	100.00	0.00	0.00	0.00	0.00	100.00
Total knight			260.79	260.79	0.00	0.00	0.00	0.00	260.79
morgan - INNOVATION PARK -MORGAN BLDG									
210	forensic	Forensic Data Corp	18.03	0.00	0.00	0.00	18.03	0.00	18.03
Total morgan			18.03	0.00	0.00	0.00	18.03	0.00	18.03
phipps - INNOVATION PARK -PHIPPS BLDG									
PHIPPS	ip-dot	DEPARTMENT OF TRANSPORTATION	10,719.57	10,719.57	0.00	0.00	0.00	0.00	10,719.57
Total phipps			10,719.57	10,719.57	0.00	0.00	0.00	0.00	10,719.57
Total			121,750.25	120,442.50	583.29	0.00	724.46	-37.12	121,713.13

Payables Aging Report

Innovation
 Period: 09/2015
 As of : 09/30/2015

Payee Code	Payee Name	Invoice Notes	Control	Batch Id	Property	Invoice Date	Account	Invoice #	Current Owed	0-30 Owed	31-60 Owed	61-90 Owed	Over 90	Notes
aireserv	Tony Kelly Heating & Air Inc	blower motor not running, replaced with customer supplied motor inspect and recommend zone damper and control wiring installed new drain line, second float switch	P-100832 P-101051 P-101052	25066 25108 25108	johnson morgan collins	9/17/2015 9/8/2015 9/1/2015	5180-0000 HVAC Repair 5180-0000 HVAC Repair 5180-0000 HVAC Repair	0000029302 0000029304 0000029694	150.00 75.00 355.90	150.00 75.00 355.90	0.00 0.00 0.00	0.00 0.00 0.00	0.00 0.00 0.00	0.00 blower motor not running, replaced with customer supplied motor 0.00 inspect and recommend zone damper and control wiring 0.00 installed new drain line, second float switch
Total aireserv									580.90	580.90	0.00	0.00	0.00	
atis	ATIS ELEVATOR INSPECTION , LLC	annual inspection/witnessing annual inspection/witnessing annual inspection/witnessing	P-100837 P-100837 P-100837	25067 25067 25067	fuqua fuqua johnson	9/1/2015 9/1/2015 9/1/2015	5410-0000 Elevator Service 5412-0000 Elevator Service-Non 5410-0000 Elevator Service	C36775 C36775 C36775	47.25 87.75 135.00	47.25 87.75 135.00	0.00 0.00 0.00	0.00 0.00 0.00	0.00 0.00 0.00	0.00 annual inspection/witnessing 0.00 annual inspection/witnessing 0.00 annual inspection/witnessing
Total atis									270.00	270.00	0.00	0.00	0.00	
clrichards	C L Richards and Company, LLC	Interior Painting of existing walls and door frames	P-100831	25066	johnson	9/24/2015	5340-0000 Painting	¶15 - Innovation	12,800.00	12,800.00	0.00	0.00	0.00	0.00 Interior Painting of existing walls and door frames
Total clrichards									12,800.00	12,800.00	0.00	0.00	0.00	
cphibs	CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE	General File Matter #143121 09/2015 Matter #153032 Commercial Eviction Against Buc Tech 09/2015 Svcs	P-100833 P-100834	25066 25066	knight knight	9/30/2015 9/30/2015	5575-0000 Professional Fees 5592-0000 Non CAM Profession	98240791 98240792	425.00 649.00	425.00 649.00	0.00 0.00	0.00 0.00	0.00 0.00	0.00 General File Matter #143121 09/2015 0.00 Matter #153032 Commercial Eviction Against Buc Tech 09/2015 Svcs
Total cphibs									1,074.00	1,074.00	0.00	0.00	0.00	
gafburg	Georgia Florida Burglar Alarm Company,	add access control system to new glass door installation of new fire panel to service a/c duct detectors	P-100838 P-100839	25067 25067	morgan morgan	9/1/2015 9/25/2015	5480-0000 Security 5420-0000 Fire Protection Syste	388264 420785	636.11 3,251.75	636.11 3,251.75	0.00 0.00	0.00 0.00	0.00 0.00	0.00 add access control system to new glass door 0.00 installation of new fire panel to service a/c duct detectors
Total gafburg									3,887.86	3,887.86	0.00	0.00	0.00	
heinzbro	Heinz Brothers Nurseries, INC.	09/2015 Ground Maintenance 09/2015 Ground Maintenance 09/2015 Ground Maintenance 09/2015 Ground Maintenance 09/2015 Ground Maintenance 09/2015 Ground Maintenance	P-100835 P-100835 P-100835 P-100835 P-100835 P-100835	25066 25066 25066 25066 25066 25066	collins inn-tic inn-tic johnson knight morgan	9/15/2015 9/15/2015 9/15/2015 9/15/2015 9/15/2015 9/15/2015	5460-0000 Landscaping Service 5460-0000 Landscaping Service 5462-0000 Non CAM Landscapir 5460-0000 Landscaping Service 5460-0000 Landscaping Service 5460-0000 Landscaping Service	21816 21816 21816 21816 21816 21816	701.41 538.88 355.45 364.12 641.53 297.92	701.41 538.88 355.45 364.12 641.53 297.92	0.00 0.00 0.00 0.00 0.00 0.00	0.00 0.00 0.00 0.00 0.00 0.00	0.00 0.00 0.00 0.00 0.00 0.00	0.00 09/2015 Ground Maintenance 0.00 09/2015 Ground Maintenance 0.00 09/2015 Ground Maintenance 0.00 09/2015 Ground Maintenance 0.00 09/2015 Ground Maintenance 0.00 09/2015 Ground Maintenance
Total heinzbro									2,899.31	2,899.31	0.00	0.00	0.00	
porter	PPG ARCHITECTURAL FINISHES, INC	Painting	P-100836	25066	johnson	9/30/2015	5345-0000 Painting Supplies	917303051073	240.00	240.00	0.00	0.00	0.00	0.00 paint
Total porter									240.00	240.00	0.00	0.00	0.00	
Grand Total									21,752.07	21,752.07	0.00	0.00	0.00	

INNOVATION PARK
COLLINS BLDG.

Innovation Park
(A Research & Development Centre)
Collins Bldg.-2051 E Paul Dirac Dr.
Tallahassee, FL 32310

% OF BLDG	TENANT	START	END	SECURITY DEPOSIT	SQ.FT.	\$ PER SQ.FT.	GPR	BASE RENT	STAX (7.5%)	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
75	VACANT			\$ -	13,120	0.00	\$ -				\$ -		\$ -			\$ -		
142	VACANT				150	0.00	\$ -		\$ -							\$ -		\$ -
lab-4ofc, 124,125,127,152	Bing Energy International, LLC	7/18/13	6/30/16		5,504	9.33	\$ 4,280.74	\$ 4,280.74	\$ 321.06		\$ 4,601.80	\$ 4,601.80	\$ 9,203.60	\$ 4,601.80	9/4	\$ 4,601.80	Expansion as of 7/15-Rent Increase \$4280.74	\$ 321.06
										\$ 807.79	\$ 807.79	\$ 1,526.81	\$ 2,334.60	\$ 763.41	9/4	\$ 1,571.19	Utilities	EXEMPT
25	DEPT OF AGRICULTURE & CONSUMER SERVICES-SEAFOOD & AQUACULTURE	7/1/07	6/30/22	\$ -	6,126	9.15	\$ 4,671.08	\$ 4,671.08	EXEMPT		\$ 4,671.08	\$ 9,342.16	\$ 14,013.24	14,013.24	9/16, 9/29	\$ -	RENT SAME TILL END OF LEASE	EXEMPT
										\$ 1,190.73	\$ 1,190.73	\$ 2,228.67	\$ 3,419.40	\$ 1,114.02	9/4	\$ 2,305.38	Utilities	EXEMPT
=====																		
TOTALS				\$ -	24,900	9.24	\$ 8,951.82	\$ 8,951.82	\$ 321.06	\$ 1,998.52	\$ 11,271.40	\$ 17,699.44	\$ 28,970.84	\$ 20,492.47		\$ 8,478.37		\$ 321.06

A/R \$ 8,478.37
Prepaid

INNOVATION PARK
FUQUA BLDG.

Innovation Park
(A Reseach & Development Centre)
Atrium-common Area.-2035 E. Paul Dirac Dr
Tallahassee, FL 32310

TENANT	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
FSU RESEARCH FOUNDATION, INC.	\$ 1,297.76	\$ 706.43	\$ 2,004.19			\$ 2,004.19	Billed qtly for common area costs	EXEMPT
=====								
TOTALS	\$ 1,297.76	\$ 706.43	\$ 2,004.19	\$ -		\$ 2,004.19		\$ -

A/R \$ 2,004.19
Prepaid \$ -

INNOVATION PARK
JOHNSON BLDG.

Innovation Park
(A Research & Development Centre)
Johnson Bldg.-2035 E. Paul Dirac Dr
Tallahassee, FL 32310

UNIT	TENANT	START	END	SECURITY DEPOSIT	SQ.FT.	\$ PER SQ.FT.	GPR	RENT	STAX (7.5%)	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
100	FSU RESEARCH FOUNDATION, INC. National Park Service-SE Archeological Center Center for Ocean-Atmospheric Prediction Studies	12/7/94	11/1/14	\$ -	39,337	0.00			EXEMPT	\$ -	\$ -	\$ -	\$ -			\$ -	restructure closed on 3.18.14-moved out	EXEMPT
											\$ -	\$ (37.12)	\$ (37.12)			\$ (37.12)	OTHER: REBILL	
	General Service Administration DBA National Park Svs	2/18/15	2/17/25					\$ 22,065.15			\$ 22,065.15	\$ 12,306.45	\$ 34,371.60	\$ 12,306.45	9/1	\$ 22,065.15	Rent Increase 03/2020 \$24430.30	EXEMPT
=====																		
TOTALS				\$ -	39,337	0.00	\$ -	\$ 22,065.15	\$ -	\$ -	\$ 22,065.15	\$ 12,269.33	\$ 34,334.48	\$ 12,306.45		\$ 22,028.03		\$ -

A/R \$ 22,065.15
Prepaid \$ (37.12)

INNOVATION PARK
KNIGHT BLDG.

Innovation Park
(A Research & Development Centre)
Knight Administration Centre-1736 W Paul Dirac
Dr.
Tallahassee, FL 32310

UNIT	TENANT	START	END	SECURITY DEPOSIT	SO.FT.	\$ PER SQ.FT.	GPR	BASE RENT	STAX (7.5%)	DSL CHARGE	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
102,104,105	LEON COUNTY RESEARCH & DEVELOPMENT AUTHORITY		MTM		1,782	0.00	\$ -	\$ -	\$ -			\$ -		\$ -			\$ -	OWNER-FREE RENT	\$ -
103	VACANT			\$ -	188	0.00	\$ -		\$ -			\$ -	\$ -	\$ -			\$ -		\$ -
110, 111	NANOSTRATA, INC.	7/1/10	8/31/16	\$ -	344	15.40	\$ 441.33	\$ 441.33	\$ 33.10			\$ 474.43	\$ 574.43	\$ 1,048.86	\$ 948.86	9/28	\$ 100.00		\$ 66.20
										\$ 21.15		\$ 21.15	\$ 21.15	\$ 42.30	\$ 42.30	9/28	\$ -	MTHLY DSL CHARGE \$21.15	EXEMPT
112	NHU ENERGY, INC	8/1/15	7/31/16	\$ 183.67	152	0.00	\$ -		\$ -		\$ 183.67	\$ 183.67	\$ -	\$ 183.67	\$ 183.67	9/28	\$ -	Other: Security Deposit; Rent Commence 10/15 \$183.67	\$ -
113	VACANT				164	0.00	\$ -					\$ -		\$ -			\$ -	MTHLY DSL CHARGE \$30.00	EXEMPT
114	VACANT			\$ -	170	0.00	\$ -		\$ -			\$ -	\$ -	\$ -			\$ -		\$ -
	TEAM SIMULATIONS, LLC	9/14/07	9/30/14				\$ 50.00	\$ 50.00	\$ 3.75			\$ 53.75	\$ 102.50	\$ 156.25	\$ 156.25	9/29	\$ -	10/13 begin svc agmt; End as of 09/30/2015	\$ 10.90
	Danfoss Turbocor Variance Request Cost										\$ 160.79	\$ 160.79	\$ -	\$ 160.79			\$ 160.79	Danfoss Turbocor Variance Request Cost-newspaper ad and postage for certified letters	EXEMPT
=====																			\$ 77.10
TOTALS				\$ 183.67	2,800	3.85	\$ 491.33	\$ 491.33	\$ 36.85		\$ 344.46	\$ 893.79	\$ 698.08	\$ 1,591.87	\$ 1,331.08		\$ 260.79		

Misc Deposit
G/L 4405-0000 A/R \$ 260.79

INNOVATION PARK
PHIPPS BLDG.

Innovation Park
(A Research & Development Centre)
Phipps Bldg.-2007 E Paul Dirac Dr.
Tallahassee, FL 32310

UNIT	TENANT	START	END	SECURITY DEPOSIT	SQ.FT.	\$ PER SQ.FT.	GPR	BASE RENT	STAX (7.5%)	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
PHIPPS	FLORIDA DEPARTMENT OF TRANSPORTATION	6/1/07	9/30/22	\$ -	14,661	8.77	\$ 10,719.57	\$ 10,719.57	EXEMPT		\$ 10,719.57	\$ -	\$ 10,719.57			\$ 10,719.57		EXEMPT
	STRUCTURAL RESEARCH LABORATORY																	RENT SAME TILL END OF LEASE
	(bldg & land is 5.28 acres)																	LESSEE PAYS UTILITIES, JANITORIAL & GROUNDS MAINTENANCE. LANDLORD PAYS FOR HVAC, STRUCTURAL & SOME INTERIOR MAINTENANCE ITEMS.
																		Misc Deposit Lowe's
=====																		
	TOTALS			\$ -	14,661	8.77	\$ 10,719.57	\$ 10,719.57	\$ -	\$ -	\$ 10,719.57	\$ -	\$ 10,719.57	\$ -		\$ 10,719.57		\$ -

A/R \$ 10,719.57
Prepaid \$ -

