



Property Management Monthly Report January 2019

Prepared For:
Innovation Park
Leon County Research & Development Authority

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Financial Performance Report January 2019

Contents

- Balance Sheet
- Income Statement
- Budget Comparison
- Cash Flow Statement
- Bank Reconciliation
- Check Register
- Deposit Register
- Aged Accounts Receivable Report
- Accounts Payable Detail
- Rent Rolls
- Work Order Report

INNOVATION PARK (innvntn)

Balance Sheet (With Period Change)

Period = Jan 2019

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
1000-0000	ASSETS			
1100-0000	CASH			
1110-4000	Cash - Hancock Bank	169,227.29	125,580.17	43,647.12
1121-6600	Petty Cash Fund	200.00	200.00	0.00
1190-0000	TOTAL CASH	169,427.29	125,780.17	43,647.12
1200-0000	RECEIVABLES			
1203-0000	A/R-Tenant	19,558.66	14,336.00	5,222.66
1209-0000	Accrued Interest Receivable	2,114.62	1,905.70	208.92
1210-0000	Accounts Receivable	125,143.37	145,989.24	-20,845.87
1217-0000	Other Assets	53,544.16	53,544.16	0.00
1220-0000	Reserve for Bad Debts	-53,544.16	-53,544.16	0.00
1299-0000	TOTAL RECEIVABLES	146,816.65	162,230.94	-15,414.29
1300-1000	PROPERTY			
1305-0000	Land	635,920.58	635,920.58	0.00
1311-0000	Construction in Progress	45,412.59	45,412.59	0.00
1330-2100	Building and Improvements	62,336.28	62,336.28	0.00
1590-0000	Accumulated Depreciation	-6,777,159.80	-6,753,677.98	-23,481.82
1620-0000	F/F/E- Improvements	73,377.69	73,377.69	0.00
1661-0000	Admin Centre Assets	166,663.91	166,663.91	0.00
1662-0000	Research Building Assets	2,184,910.05	2,184,910.05	0.00
1663-0000	Phipps Building Assets	1,317,988.90	1,317,988.90	0.00
1664-0000	Collins Building Assets	1,604,984.10	1,604,984.10	0.00
1666-0000	Johnson Building Assets	3,657,850.91	3,657,850.91	0.00
1668-0000	Park Planning/Development	754,960.65	754,960.65	0.00
1745-0000	Prepaid Lease Commissions	15,000.00	15,000.00	0.00
1746-0000	Accumulated Amortization-Leasing Commissic	-5,500.33	-5,375.33	-125.00
1748-0000	Intangible Assets	59,275.00	59,275.00	0.00
1752-0000	Accumulated Amortization	-17,319.36	-16,825.40	-493.96
1790-0000	TOTAL PROPERTY	3,778,701.17	3,802,801.95	-24,100.78
1840-0000	OTHER ASSETS			
1913-0000	Prepaid Insurance	18,980.13	20,632.54	-1,652.41
1915-0000	Prepaid Expenses	139,491.91	139,491.91	0.00
1925-0000	Investments	2,433,280.35	2,425,124.85	8,155.50
1945-0000	Investments Limited as to Use	1,400,000.00	1,400,000.00	0.00
1960-0000	Pension - Deferred Outflows of Resources	95,753.00	95,753.00	0.00
1980-0000	TOTAL OTHER ASSETS	4,087,505.39	4,081,002.30	6,503.09
1990-0000	TOTAL ASSETS	8,182,450.50	8,171,815.36	10,635.14
2000-0000	LIABILITIES and CAPITAL			
2236-0000	Accounts Payable	35,196.05	13,730.21	21,465.84
2246-0000	Prepaid Rents	19,999.57	20,070.69	-71.12
2249-0000	Accrued Other	20,030.40	23,648.72	-3,618.32
2250-0000	Tenant Security Dep	183.57	381.74	-198.17
2305-0000	Sales Tax Payable	2,805.99	2,790.89	15.10
2320-0000	Net Pension Liability	163,199.00	163,199.00	0.00
2420-0000	Pension - Deferred Inflow of Resources	21,256.00	21,256.00	0.00
2490-0000	TOTAL LIABILITIES	262,670.58	245,077.25	17,593.33

INNOVATION PARK (innvtion)

Balance Sheet (With Period Change)

Period = Jan 2019

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
2500-0000	CAPITAL			
2730-0000	Invested in Capital Assets-Net of Debt	3,727,245.86	3,750,727.68	-23,481.82
2750-0000	Unrestricted	2,792,534.06	2,776,010.43	16,523.63
2760-0000	Designated Net Assets	1,400,000.00	1,400,000.00	0.00
2890-0000	TOTAL CAPITAL	7,919,779.92	7,926,738.11	-6,958.19
2990-0000	TOTAL LIABILITIES and CAPITAL	8,182,450.50	8,171,815.36	10,635.14

INNOVATION PARK (innvton)

Income Statement

Period = Jan 2019

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3110-0000	Rent	78,855.66	84.87	314,791.66	85.65
3114-5000	Operating Expense Reimbursement	517.58	0.56	1,724.37	0.47
3115-0000	CAM	4,778.67	5.14	19,114.86	5.20
3120-0000	Other Rents	51.15	0.06	204.59	0.06
3220-0000	Interest Income	8,488.97	9.14	30,998.89	8.43
3305-0000	EEP Program Revenue	0.00	0.00	200.00	0.05
3310-0000	Other Income	200.00	0.22	410.00	0.11
3315-0000	Sales Tax Discount	1.35	0.00	5.17	0.00
3540-0000	Electricity Pass Thru	21.67	0.02	86.68	0.02
3990-0000	TOTAL REVENUE	92,915.05	100.00	367,536.22	100.00
4000-0000	OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	12,083.34	13.00	48,333.36	13.15
4402-0000	Director Business Inc	8,333.34	8.97	33,333.36	9.07
4403-0000	Salary - Director PC	4,291.66	4.62	17,166.64	4.67
4404-0000	Payroll Taxes - Authority	2,115.00	2.28	6,655.20	1.81
4405-0000	Worker's Compensation-Authority	293.83	0.32	1,469.16	0.40
4406-0000	Employee Benefits-Authority	6,056.07	6.52	23,756.27	6.46
4410-0000	Wages - Administrative	1,566.06	1.69	6,091.25	1.66
4490-0000	TOTAL PAYROLL EXPENSE	34,739.30	37.39	136,805.24	37.22
4600-0000	UTILITIES				
4605-0000	Electric	7,006.43	7.54	27,511.44	7.49
4622-0000	Demand Credit	-36.71	-0.04	-61.37	-0.02
4635-0000	Refuse Collection	640.56	0.69	2,150.85	0.59
4640-0000	Water/Sewer	423.85	0.46	1,586.39	0.43
4642-0000	Non CAM Water/Sewer	334.17	0.36	1,273.52	0.35
4648-0000	Irrigation - Utility	142.99	0.15	297.15	0.08
4649-0000	Irrigation-NonCAM	209.00	0.22	326.85	0.09
4650-0000	Stormwater	276.39	0.30	1,145.04	0.31
4660-0000	Fire Service - Utility	230.08	0.25	953.18	0.26
4799-0000	TOTAL UTILITIES	9,226.76	9.93	35,183.05	9.57
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	47.67	0.05	57.54	0.02
5125-0000	Electric Supplies	53.40	0.06	100.84	0.03
5140-0000	Elevator Maintenance	138.25	0.15	138.25	0.04
5141-0000	Elevator Maintenance-NonCAM	256.75	0.28	256.75	0.07
5145-0000	Elevator Phone Maintenance	0.00	0.00	75.00	0.02
5160-0000	Exterior Building Maintenance	200.00	0.22	1,260.00	0.34
5175-0000	Fire Alarm/Sprinkler Repair	171.90	0.18	171.90	0.05
5180-0000	HVAC Repair	75.00	0.08	2,795.91	0.76
5182-0000	Non CAM HVAC Repair	0.00	0.00	130.00	0.04
5210-0000	Locks & Keys Repairs	13.60	0.01	13.60	0.00
5230-0000	Plumbing Repairs	189.00	0.20	1,166.91	0.32
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	360.60	0.10
5235-0000	Plumbing Supplies	0.00	0.00	87.56	0.02
5250-0000	Roof Repairs	300.00	0.32	300.00	0.08
5260-0000	Signage	103.60	0.11	1,310.84	0.36
5290-0000	Other Maintenance	13.26	0.01	102.48	0.03
5292-0000	Non CAM Other Maintenance	24.63	0.03	93.08	0.03
5299-0000	TOTAL REPAIR/MAINTENANCE	1,587.06	1.71	8,421.26	2.29
5300-0000	CLEANING AND IMPROVEMENTS				
5370-0000	Interior Repairs	0.00	0.00	64.80	0.02
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	0.00	64.80	0.02
5400-0000	SERVICES				
5410-0000	Elevator Service	0.00	0.00	1,298.14	0.35

INNOVATION PARK (innvton)

Income Statement

Period = Jan 2019

Book = Accrual

		Period to Date	%	Year to Date	%
5412-0000	Elevator Service-NonCAM	0.00	0.00	625.04	0.17
5420-0000	Fire Protection System	0.00	0.00	3,341.00	0.91
5425-0000	Fire Protection Phone	255.72	0.28	1,023.36	0.28
5430-0000	Exterminating	295.97	0.32	1,370.97	0.37
5445-0000	Backflow Prevention Service	170.00	0.18	170.00	0.05
5447-0000	HVAC Monthly Service	454.00	0.49	2,893.00	0.79
5450-0000	Janitorial Service	4,409.90	4.75	17,639.60	4.80
5460-0000	Landscaping Service	1,325.46	1.43	8,720.22	2.37
5462-0000	Non CAM Landscaping	184.18	0.20	1,211.70	0.33
5480-0000	Security	145.00	0.16	502.55	0.14
5499-0000	TOTAL SERVICES	7,240.23	7.79	38,795.58	10.56
5500-0000	PROPERTY ADMINISTRATION				
5510-0000	Accounting	6,000.00	6.46	17,000.00	4.63
5520-0000	Phone Service	92.25	0.10	358.02	0.10
5522-0000	Internet Charge	164.65	0.18	580.68	0.16
5525-0000	Bank Charges	0.00	0.00	40.00	0.01
5530-0000	Copies	51.93	0.06	158.37	0.04
5560-0000	Fees/Licenses/Permits	14.00	0.02	60.95	0.02
5563-0000	Miscellaneous Admin Expense	0.00	0.00	119.26	0.03
5565-0000	Office Supplies	0.00	0.00	382.52	0.10
5575-0000	Professional Fees	2,175.00	2.34	7,959.99	2.17
5581-0000	EEP Program Expenses	0.00	0.00	2,124.00	0.58
5582-0000	Other Program Expenses	500.00	0.54	1,509.55	0.41
5585-0000	Subscriptions	0.00	0.00	291.90	0.08
5586-0000	Marketing/PR	1,857.50	2.00	3,627.67	0.99
5587-0000	General Authority Expense	302.32	0.33	913.04	0.25
5594-0000	Travel	0.00	0.00	547.60	0.15
5596-0000	Other Administration Costs	0.00	0.00	185.36	0.05
5599-0000	TOTAL PROPERTY ADMINISTRATION	11,157.65	12.01	35,858.91	9.76
6110-0000	Management Fees TALCOR	7,000.00	7.53	28,000.00	7.62
6159-0000	TOTAL OTHER EXPENSES	7,000.00	7.53	28,000.00	7.62
7110-0000	Property Insurance	4,808.19	5.17	19,232.76	5.23
7111-0000	Property Insurance-NonCAM	13.27	0.01	53.08	0.01
7199-0000	TOTAL INSURANCE/TAXES	4,821.46	5.19	19,285.84	5.25
7800-0000	TOTAL OPERATING EXPENSES	75,772.46	81.55	302,414.68	82.28
7999-0000	NET INCOME - OPERATING	17,142.59	18.45	65,121.54	17.72
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	23,481.82	25.27	93,927.28	25.56
8220-0000	Amortization Expense	618.96	0.67	2,475.84	0.67
8299-0000	TOTAL OTHER EXPENSES	24,100.78	25.94	96,403.12	26.23
9900-0000	NET INCOME	-6,958.19	-7.49	-31,281.58	-8.51

INNOVATION PARK (innvton)
Budget Comparison
 Period = Jan 2019
 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	78,855.66	78,872.91	-17.25	-0.02	314,791.66	315,491.64	-699.98	-0.22	836,345.00
3114-5000	Operating Expense Reimbursement	517.58	402.00	115.58	28.75	1,724.37	2,265.00	-540.63	-23.87	6,320.00
3115-0000	CAM	4,778.67	4,778.67	0.00	0.00	19,114.86	19,114.68	0.18	0.00	57,344.00
3120-0000	Other Rents	51.15	81.00	-29.85	-36.85	204.59	324.00	-119.41	-36.85	972.00
3220-0000	Interest Income	8,488.97	6,456.00	2,032.97	31.49	30,998.89	26,100.00	4,898.89	18.77	68,141.00
3305-0000	EEP Program Revenue	0.00	0.00	0.00	N/A	200.00	1,600.00	-1,400.00	-87.50	3,200.00
3306-0000	Other Program Income	0.00	0.00	0.00	N/A	0.00	4,000.00	-4,000.00	-100.00	22,500.00
3310-0000	Other Income	200.00	0.00	200.00	N/A	410.00	0.00	410.00	N/A	0.00
3315-0000	Sales Tax Discount	1.35	0.00	1.35	N/A	5.17	0.00	5.17	N/A	0.00
3540-0000	Electricity Pass Thru	21.67	0.00	21.67	N/A	86.68	0.00	86.68	N/A	0.00
3990-0000	TOTAL REVENUE	92,915.05	90,590.58	2,324.47	2.57	367,536.22	368,895.32	-1,359.10	-0.37	994,822.00
4000-0000	OPERATING EXPENSES									
4400-0000	PAYROLL EXPENSE									
4401-0000	Executive Director-Authority	12,083.34	12,083.00	-0.34	0.00	48,333.36	48,332.00	-1.36	0.00	144,996.00
4402-0000	Director Business Inc	8,333.34	8,333.00	-0.34	0.00	33,333.36	33,332.00	-1.36	0.00	102,668.00
4403-0000	Salary - Director PC	4,291.66	4,292.00	-0.34	0.01	17,166.64	17,168.00	-1.36	0.01	52,017.00
4404-0000	Payroll Taxes - Authority	2,115.00	2,111.00	-4.00	-0.19	6,655.20	6,653.00	-2.20	-0.03	23,808.00
4405-0000	Worker's Compensation-Authority	293.83	384.00	-90.17	23.48	1,469.16	1,536.00	-66.84	4.35	4,659.00
4406-0000	Employee Benefits-Authority	6,056.07	6,055.00	-1.07	-0.02	23,756.27	23,758.00	-1.73	0.01	72,486.00
4410-0000	Wages - Administrative	1,566.06	1,518.00	-48.06	-3.17	6,091.25	6,072.00	-19.25	-0.32	18,516.00
4490-0000	TOTAL PAYROLL EXPENSE	34,739.30	34,776.00	-36.70	0.11	136,805.24	136,851.00	-45.76	0.03	419,150.00
4600-0000	UTILITIES									
4605-0000	Electric	7,006.43	6,146.00	-860.43	-14.00	27,511.44	24,269.00	-3,242.44	-13.36	77,287.00
4622-0000	Demand Credit	-36.71	0.00	36.71	N/A	-61.37	0.00	61.37	N/A	0.00
4635-0000	Refuse Collection	640.56	483.00	-157.56	-32.62	2,150.85	1,894.00	-256.85	-13.56	6,263.00
4640-0000	Water/Sewer	423.85	689.00	-265.15	38.48	1,586.39	2,711.00	-1,124.61	-41.48	8,223.00
4642-0000	Non CAM Water/Sewer	334.17	0.00	-334.17	N/A	1,273.52	0.00	-1,273.52	N/A	0.00
4648-0000	Irrigation - Utility	142.99	88.00	-54.99	-62.49	297.15	340.00	-42.85	12.60	1,044.00
4649-0000	Irrigation-NonCAM	209.00	0.00	-209.00	N/A	326.85	0.00	-326.85	N/A	0.00
4650-0000	Stormwater	276.39	258.00	-18.39	-7.13	1,145.04	1,014.00	-131.04	-12.92	3,078.00
4660-0000	Fire Service - Utility	230.08	217.00	-13.08	-6.03	953.18	868.00	-85.18	-9.81	2,604.00
4799-0000	TOTAL UTILITIES	9,226.76	7,881.00	-1,345.76	-17.08	35,183.05	31,096.00	-4,087.05	-13.14	98,499.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	47.67	235.00	-187.33	79.71	57.54	940.00	-882.46	93.88	2,820.00
5125-0000	Electric Supplies	53.40	132.00	-78.60	59.55	100.84	528.00	-427.16	80.90	1,584.00
5140-0000	Elevator Maintenance	138.25	100.00	-38.25	-38.25	138.25	1,350.00	-1,211.75	89.76	1,700.00
5141-0000	Elevator Maintenance-NonCAM	256.75	0.00	-256.75	N/A	256.75	0.00	-256.75	N/A	0.00
5145-0000	Elevator Phone Maintenance	0.00	0.00	0.00	N/A	75.00	0.00	-75.00	N/A	0.00
5145-4400	Security Maint & Repair	0.00	10.00	10.00	100.00	0.00	40.00	-40.00	100.00	120.00
5160-0000	Exterior Building Maintenance	200.00	395.00	-195.00	49.37	1,260.00	22,430.00	-21,170.00	94.38	25,590.00
5161-0000	Exterior Building Supplies	0.00	0.00	0.00	N/A	0.00	75.00	-75.00	100.00	225.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	1,820.00
5175-0000	Fire Alarm/Sprinkler Repair	171.90	125.00	-46.90	-37.52	171.90	500.00	-328.10	65.62	1,500.00
5180-0000	HVAC Repair	75.00	1,000.00	-925.00	92.50	2,795.91	4,000.00	-1,204.09	30.10	12,000.00
5182-0000	Non CAM HVAC Repair	0.00	0.00	0.00	N/A	130.00	0.00	-130.00	N/A	0.00
5192-0000	Landscaping Expense	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	1,600.00
5195-0000	Tree Trimming	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	5,570.00
5197-0000	Holding Pond Maintenance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	1,000.00
5210-0000	Locks & Keys Repairs	13.60	55.00	-41.40	75.27	13.60	70.00	-56.40	80.57	160.00
5230-0000	Plumbing Repairs	189.00	335.00	-146.00	43.58	1,166.91	1,490.00	-323.09	21.68	4,320.00
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	0.00	N/A	360.60	0.00	-360.60	N/A	0.00
5235-0000	Plumbing Supplies	0.00	50.00	50.00	100.00	87.56	200.00	-112.44	56.22	600.00
5240-0000	Backflow Maintenance	0.00	2.00	2.00	100.00	0.00	3.00	-3.00	100.00	55.00
5245-0000	Irrigation Repairs	0.00	415.00	-415.00	100.00	0.00	910.00	-910.00	100.00	2,480.00
5250-0000	Roof Repairs	300.00	295.00	-5.00	-1.69	300.00	1,180.00	-880.00	74.58	3,840.00

INNOVATION PARK (innvton)
Budget Comparison
 Period = Jan 2019
 Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
5260-0000	Signage	103.60	0.00	-103.60	N/A	1,310.84	2,550.00	1,239.16	48.59	2,600.00
5290-0000	Other Maintenance	13.26	285.00	271.74	95.35	102.48	1,140.00	1,037.52	91.01	3,420.00
5292-0000	Non CAM Other Maintenance	24.63	0.00	-24.63	N/A	93.08	0.00	-93.08	N/A	0.00
5299-0000	TOTAL REPAIR/MAINTENANCE	1,587.06	3,434.00	1,846.94	53.78	8,421.26	37,406.00	28,984.74	77.49	73,004.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	50.00	50.00	100.00	0.00	950.00	950.00	100.00	1,900.00
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	64.80	0.00	-64.80	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	110.00	110.00	100.00	0.00	440.00	440.00	100.00	1,320.00
5399-0000	TOTAL CLEANING AND IMPROVEMENTS	0.00	160.00	160.00	100.00	64.80	1,390.00	1,325.20	95.34	3,220.00
5400-0000	SERVICES									
5410-0000	Elevator Service	0.00	0.00	0.00	N/A	1,298.14	1,928.00	629.86	32.67	1,928.00
5412-0000	Elevator Service-NonCAM	0.00	0.00	0.00	N/A	625.04	0.00	-625.04	N/A	0.00
5415-0000	Elevator Phone Service	0.00	44.00	44.00	100.00	0.00	176.00	176.00	100.00	528.00
5420-0000	Fire Protection System	0.00	0.00	0.00	N/A	3,341.00	3,341.00	0.00	0.00	3,832.00
5425-0000	Fire Protection Phone	255.72	250.00	-5.72	-2.29	1,023.36	1,000.00	-23.36	-2.34	3,000.00
5430-0000	Exterminating	295.97	1,359.00	1,063.03	78.22	1,370.97	2,434.00	1,063.03	43.67	4,584.00
5445-0000	Backflow Prevention Service	170.00	0.00	-170.00	N/A	170.00	0.00	-170.00	N/A	480.00
5447-0000	HVAC Monthly Service	454.00	2,893.00	2,439.00	84.31	2,893.00	5,786.00	2,893.00	50.00	11,572.00
5450-0000	Janitorial Service	4,409.90	4,410.00	0.10	0.00	17,639.60	17,640.00	0.40	0.00	46,853.00
5460-0000	Landscaping Service	1,325.46	1,325.00	-0.46	-0.03	8,720.22	8,715.00	-5.22	-0.06	30,853.00
5462-0000	Non CAM Landscaping	184.18	185.00	0.82	0.44	1,211.70	1,217.00	5.30	0.44	4,307.00
5480-0000	Security	145.00	145.00	0.00	0.00	502.55	613.00	110.45	18.02	1,323.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	5,205.00
5499-0000	TOTAL SERVICES	7,240.23	10,611.00	3,370.77	31.77	38,795.58	42,850.00	4,054.42	9.46	114,465.00
5500-0000	PROPERTY ADMINISTRATION									
5510-0000	Accounting	6,000.00	0.00	-6,000.00	N/A	17,000.00	12,700.00	-4,300.00	-33.86	17,000.00
5520-0000	Phone Service	92.25	90.00	-2.25	-2.50	358.02	360.00	1.98	0.55	1,080.00
5522-0000	Internet Charge	164.65	160.00	-4.65	-2.91	580.68	1,140.00	559.32	49.06	2,420.00
5525-0000	Bank Charges	0.00	0.00	0.00	N/A	40.00	0.00	-40.00	N/A	0.00
5530-0000	Copies	51.93	55.00	3.07	5.58	158.37	220.00	61.63	28.01	660.00
5560-0000	Fees/Licenses/Permits	14.00	10.00	-4.00	-40.00	60.95	40.00	-20.95	-52.38	120.00
5563-0000	Miscellaneous Admin Expense	0.00	0.00	0.00	N/A	119.26	0.00	-119.26	N/A	0.00
5565-0000	Office Supplies	0.00	80.00	80.00	100.00	382.52	670.00	287.48	42.91	1,410.00
5566-0000	Office Equipment Maintenance	0.00	50.00	50.00	100.00	0.00	200.00	200.00	100.00	600.00
5570-0000	Postage/Delivery	0.00	5.00	5.00	100.00	0.00	20.00	20.00	100.00	60.00
5575-0000	Professional Fees	2,175.00	2,100.00	-75.00	-3.57	7,959.99	13,400.00	5,440.01	40.60	30,200.00
5580-0100	Printing	0.00	40.00	40.00	100.00	0.00	460.00	460.00	100.00	1,680.00
5581-0000	EEP Program Expenses	0.00	0.00	0.00	N/A	2,124.00	500.00	-1,624.00	-324.80	7,800.00
5582-0000	Other Program Expenses	500.00	600.00	100.00	16.67	1,509.55	3,725.00	2,215.45	59.48	14,175.00
5585-0000	Subscriptions	0.00	1,065.00	1,065.00	100.00	291.90	1,240.00	948.10	76.46	2,970.00
5586-0000	Marketing/PR	1,857.50	2,445.00	587.50	24.03	3,627.67	4,280.00	652.33	15.24	9,840.00
5587-0000	General Authority Expense	302.32	100.00	-202.32	-202.32	913.04	400.00	-513.04	-128.26	1,200.00
5589-0000	Research Grants	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	25,000.00
5594-0000	Travel	0.00	0.00	0.00	N/A	547.60	5,000.00	4,452.40	89.05	10,100.00
5596-0000	Other Administration Costs	0.00	146.00	146.00	100.00	185.36	1,114.00	928.64	83.36	3,042.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	11,157.65	6,946.00	-4,211.65	-60.63	35,858.91	45,469.00	9,610.09	21.14	129,357.00
6110-0000	Management Fees TALCOR	7,000.00	7,000.00	0.00	0.00	28,000.00	28,000.00	0.00	0.00	84,000.00
6159-0000	TOTAL OTHER EXPENSES	7,000.00	7,000.00	0.00	0.00	28,000.00	28,000.00	0.00	0.00	84,000.00
7110-0000	Property Insurance	4,808.19	4,808.00	-0.19	0.00	19,232.76	19,232.00	-0.76	0.00	57,696.00
7111-0000	Property Insurance-NonCAM	13.27	13.00	-0.27	-2.08	53.08	52.00	-1.08	-2.08	156.00
7199-0000	TOTAL INSURANCE/TAXES	4,821.46	4,821.00	-0.46	-0.01	19,285.84	19,284.00	-1.84	-0.01	57,852.00
7800-0000	TOTAL OPERATING EXPENSES	75,772.46	75,629.00	-143.46	-0.19	302,414.68	342,346.00	39,931.32	11.66	979,547.00
7999-0000	NET INCOME - OPERATING	17,142.59	14,961.58	2,181.01	14.58	65,121.54	26,549.32	38,572.22	145.29	15,275.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	23,481.82	23,481.82	0.00	0.00	93,927.28	93,927.28	0.00	0.00	281,781.84

INNOVATION PARK (innvntn)

Budget Comparison

Period = Jan 2019

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
8220-0000	Amortization Expense	618.96	619.00	0.04	0.01	2,475.84	2,476.00	0.16	0.01	7,428.00
8299-0000	TOTAL OTHER EXPENSES	24,100.78	24,100.82	0.04	0.00	96,403.12	96,403.28	0.16	0.00	289,209.84
9900-0000	NET INCOME	-6,958.19	-9,139.24	2,181.05	23.86	-31,281.58	-69,853.96	38,572.38	55.22	-273,934.84

INNOVATION PARK (innvntn)

Cash Flow Statement

Period = Jan 2019

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3110-0000	Rent	78,855.66	84.87	314,791.66	85.65
3114-5000	Operating Expense Reimbursement	517.58	0.56	1,724.37	0.47
3115-0000	CAM	4,778.67	5.14	19,114.86	5.20
3120-0000	Other Rents	51.15	0.06	204.59	0.06
3220-0000	Interest Income	8,488.97	9.14	30,998.89	8.43
3305-0000	EEP Program Revenue	0.00	0.00	200.00	0.05
3310-0000	Other Income	200.00	0.22	410.00	0.11
3315-0000	Sales Tax Discount	1.35	0.00	5.17	0.00
3540-0000	Electricity Pass Thru	21.67	0.02	86.68	0.02
3990-0000	TOTAL REVENUE	92,915.05	100.00	367,536.22	100.00
4000-0000	OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	12,083.34	13.00	48,333.36	13.15
4402-0000	Director Business Inc	8,333.34	8.97	33,333.36	9.07
4403-0000	Salary - Director PC	4,291.66	4.62	17,166.64	4.67
4404-0000	Payroll Taxes - Authority	2,115.00	2.28	6,655.20	1.81
4405-0000	Worker's Compensation-Authority	293.83	0.32	1,469.16	0.40
4406-0000	Employee Benefits-Authority	6,056.07	6.52	23,756.27	6.46
4410-0000	Wages - Administrative	1,566.06	1.69	6,091.25	1.66
4490-0000	TOTAL PAYROLL EXPENSE	34,739.30	37.39	136,805.24	37.22
4600-0000	UTILITIES				
4605-0000	Electric	7,006.43	7.54	27,511.44	7.49
4622-0000	Demand Credit	-36.71	-0.04	-61.37	-0.02
4635-0000	Refuse Collection	640.56	0.69	2,150.85	0.59
4640-0000	Water/Sewer	423.85	0.46	1,586.39	0.43
4642-0000	Non CAM Water/Sewer	334.17	0.36	1,273.52	0.35
4648-0000	Irrigation - Utility	142.99	0.15	297.15	0.08
4649-0000	Irrigation-NonCAM	209.00	0.22	326.85	0.09
4650-0000	Stormwater	276.39	0.30	1,145.04	0.31
4660-0000	Fire Service - Utility	230.08	0.25	953.18	0.26
4799-0000	TOTAL UTILITIES	9,226.76	9.93	35,183.05	9.57
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	47.67	0.05	57.54	0.02
5125-0000	Electric Supplies	53.40	0.06	100.84	0.03
5140-0000	Elevator Maintenance	138.25	0.15	138.25	0.04
5141-0000	Elevator Maintenance-NonCAM	256.75	0.28	256.75	0.07
5145-0000	Elevator Phone Maintenance	0.00	0.00	75.00	0.02
5160-0000	Exterior Building Maintenance	200.00	0.22	1,260.00	0.34
5175-0000	Fire Alarm/Sprinkler Repair	171.90	0.18	171.90	0.05
5180-0000	HVAC Repair	75.00	0.08	2,795.91	0.76
5182-0000	Non CAM HVAC Repair	0.00	0.00	130.00	0.04
5210-0000	Locks & Keys Repairs	13.60	0.01	13.60	0.00
5230-0000	Plumbing Repairs	189.00	0.20	1,166.91	0.32
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	360.60	0.10
5235-0000	Plumbing Supplies	0.00	0.00	87.56	0.02
5250-0000	Roof Repairs	300.00	0.32	300.00	0.08
5260-0000	Signage	103.60	0.11	1,310.84	0.36
5290-0000	Other Maintenance	13.26	0.01	102.48	0.03
5292-0000	Non CAM Other Maintenance	24.63	0.03	93.08	0.03
5299-0000	TOTAL REPAIR/MAINTENANCE	1,587.06	1.71	8,421.26	2.29
5300-0000	CLEANING AND IMPROVEMENTS				
5370-0000	Interior Repairs	0.00	0.00	64.80	0.02
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	0.00	64.80	0.02
5400-0000	SERVICES				
5410-0000	Elevator Service	0.00	0.00	1,298.14	0.35

INNOVATION PARK (innvntn)

Cash Flow Statement

Period = Jan 2019

Book = Accrual

		Period to Date	%	Year to Date	%
5412-0000	Elevator Service-NonCAM	0.00	0.00	625.04	0.17
5420-0000	Fire Protection System	0.00	0.00	3,341.00	0.91
5425-0000	Fire Protection Phone	255.72	0.28	1,023.36	0.28
5430-0000	Exterminating	295.97	0.32	1,370.97	0.37
5445-0000	Backflow Prevention Service	170.00	0.18	170.00	0.05
5447-0000	HVAC Monthly Service	454.00	0.49	2,893.00	0.79
5450-0000	Janitorial Service	4,409.90	4.75	17,639.60	4.80
5460-0000	Landscaping Service	1,325.46	1.43	8,720.22	2.37
5462-0000	Non CAM Landscaping	184.18	0.20	1,211.70	0.33
5480-0000	Security	145.00	0.16	502.55	0.14
5499-0000	TOTAL SERVICES	7,240.23	7.79	38,795.58	10.56
5500-0000	PROPERTY ADMINISTRATION				
5510-0000	Accounting	6,000.00	6.46	17,000.00	4.63
5520-0000	Phone Service	92.25	0.10	358.02	0.10
5522-0000	Internet Charge	164.65	0.18	580.68	0.16
5525-0000	Bank Charges	0.00	0.00	40.00	0.01
5530-0000	Copies	51.93	0.06	158.37	0.04
5560-0000	Fees/Licenses/Permits	14.00	0.02	60.95	0.02
5563-0000	Miscellaneous Admin Expense	0.00	0.00	119.26	0.03
5565-0000	Office Supplies	0.00	0.00	382.52	0.10
5575-0000	Professional Fees	2,175.00	2.34	7,959.99	2.17
5581-0000	EEP Program Expenses	0.00	0.00	2,124.00	0.58
5582-0000	Other Program Expenses	500.00	0.54	1,509.55	0.41
5585-0000	Subscriptions	0.00	0.00	291.90	0.08
5586-0000	Marketing/PR	1,857.50	2.00	3,627.67	0.99
5587-0000	General Authority Expense	302.32	0.33	913.04	0.25
5594-0000	Travel	0.00	0.00	547.60	0.15
5596-0000	Other Administration Costs	0.00	0.00	185.36	0.05
5599-0000	TOTAL PROPERTY ADMINISTRATION	11,157.65	12.01	35,858.91	9.76
6110-0000	Management Fees TALCOR	7,000.00	7.53	28,000.00	7.62
6159-0000	TOTAL OTHER EXPENSES	7,000.00	7.53	28,000.00	7.62
7110-0000	Property Insurance	4,808.19	5.17	19,232.76	5.23
7111-0000	Property Insurance-NonCAM	13.27	0.01	53.08	0.01
7199-0000	TOTAL INSURANCE/TAXES	4,821.46	5.19	19,285.84	5.25
7800-0000	TOTAL OPERATING EXPENSES	75,772.46	81.55	302,414.68	82.28
7999-0000	NET INCOME - OPERATING	17,142.59	18.45	65,121.54	17.72
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	23,481.82	25.27	93,927.28	25.56
8220-0000	Amortization Expense	618.96	0.67	2,475.84	0.67
8299-0000	TOTAL OTHER EXPENSES	24,100.78	25.94	96,403.12	26.23
9900-0000	NET INCOME	-6,958.19	-7.49	-31,281.58	-8.51
	Adjustments				
1203-0000	A/R-Tenant	-5,222.66	-5.62	41,508.76	11.29
1209-0000	Accrued Interest Receivable	-208.92	-0.22	703.82	0.19
1210-0000	Accounts Receivable	20,845.87	22.44	-96,487.46	-26.25
1311-0000	Construction in Progress	0.00	0.00	17,330.00	4.72
1590-0000	Accumulated Depreciation	23,481.82	25.27	93,927.28	25.56
1662-0000	Research Building Assets	0.00	0.00	-39,130.00	-10.65
1666-0000	Johnson Building Assets	0.00	0.00	-4,163.00	-1.13
1746-0000	Accumulated Amortization-Leasing Commission	125.00	0.13	500.00	0.14
1752-0000	Accumulated Amortization	493.96	0.53	1,975.84	0.54
1913-0000	Prepaid Insurance	1,652.41	1.78	-18,980.13	-5.16
1925-0000	Investments	-8,155.50	-8.78	-31,104.07	-8.46
2236-0000	Accounts Payable	21,465.84	23.10	30,381.62	8.27
2246-0000	Prepaid Rents	-71.12	-0.08	19,999.57	5.44
2249-0000	Accrued Other	-3,618.32	-3.89	-21,951.58	-5.97
2250-0000	Tenant Security Dep	-198.17	-0.21	-936.87	-0.25

INNOVATION PARK (innvton)

Cash Flow Statement

Period = Jan 2019

Book = Accrual

		Period to Date	%	Year to Date	%
2305-0000	Sales Tax Payable	15.10	0.02	728.13	0.20
	Total Adjustments	50,605.31	54.46	-5,698.09	-1.55
Cash Flow		43,647.12	46.98	-36,979.67	-10.06
Period to Date		Beginning Balance	Ending Balance	Difference	
1110-4000	Cash - Hancock Bank	125,580.17	169,227.29	43,647.12	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	Total Cash	125,780.17	169,427.29	43,647.12	
Year to Date		Beginning Balance	Ending Balance	Difference	
1110-4000	Cash - Hancock Bank	206,206.96	169,227.29	-36,979.67	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	Total Cash	206,406.96	169,427.29	-36,979.67	

LCRDA - OPERATING ACCOUNT

2/25/2019

Bank Reconciliation Report

1/31/2019

Posted by: kristy on 2/25/2019

Balance Per Bank Statement as of 1/31/2019 **186,498.77**

Outstanding Checks

Check Date	Check Number	Payee	Amount
11/30/2018	2804	Icboc - Leon County Clerk & Comptroller's Office	2,780.00
12/31/2018	2042019	utltal - City of Tallahassee	8,185.09
1/7/2019	2830	Icboc - Leon County Clerk & Comptroller's Office	2,780.00
1/31/2019	2012019	cnainsur - CNA INSURANCE	3,462.88
1/31/2019	2012019	home - Home Depot Credit Services	63.83
Less:	Outstanding Checks		17,271.80
	Reconciled Bank Balance		<u>169,226.97</u>

Balance per GL as of 1/31/2019 **169,227.29**

Book Reconciling Items

Date	Notes	Amount
8/31/2013	rounding diff	-0.03
2/28/2017	rounding	0.01
6/30/2018	.30 higher	-0.30
Plus/Minus:	Book Reconciling Items	-0.32
	Reconciled Balance Per G/L	<u>169,226.97</u>

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

Cleared Items:

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
11/30/2018	1022019	utltal - City of Tallahassee	7,982.65	1/31/2019
11/30/2018	1032019	utltal - City of Tallahassee	318.86	1/31/2019
12/17/2018	12202018	zenith - Zenith Insurance Company	2,821.00	1/31/2019
12/18/2018	1012019	cnainsur - CNA INSURANCE	3,462.88	1/31/2019
12/19/2018	2819	misc Tho - Thomas Howell Ferguson, PA	11,000.00	1/31/2019
12/19/2018	2820	mullinax - William Charles Mullinax	1,800.00	1/31/2019
12/19/2018	2821	ussi - United States Service Industries, Inc.	4,409.90	1/31/2019
12/30/2018	1022019	home - Home Depot Credit Services	105.30	1/31/2019
1/7/2019	2822	absystem - STA of Tallahassee, Inc	25.91	1/31/2019
1/7/2019	2823	aireserv - Tony Kelly Heating & Air Inc	1,848.91	1/31/2019
1/7/2019	2824	capelout - Capelouto Termite & Pest Control, Inc.	277.00	1/31/2019
1/7/2019	2825	centuryl - CENTURY LINK	255.81	1/31/2019
1/7/2019	2826	comcast - COMCAST	256.90	1/31/2019
1/7/2019	2827	engineer - Engineered Cooling Services, Inc	4,163.00	1/31/2019
1/7/2019	2828	gaffburg - Georgia- Florida Burglar Alarm Company,	75.00	1/31/2019
1/7/2019	2829	heinzbro - Heinz Brothers Nurseries, INC.	1,509.64	1/31/2019

LCRDA - OPERATING ACCOUNT

2/25/2019

Bank Reconciliation Report

1/31/2019

Posted by: kristy on 2/25/2019

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
1/7/2019	2831	metal - Metal Building Services, Inc.	310.00	1/31/2019
1/7/2019	2832	orkin - Capital Solutions of Big Bend	1,075.00	1/31/2019
1/7/2019	2833	talladem - Tallahassee Media Group	89.50	1/31/2019
1/7/2019	2834	ussi - United States Service Industries, Inc.	4,409.90	1/31/2019
1/15/2019	2835	hancdtbilbow - Hancock Bank	302.74	1/31/2019
1/15/2019	2836	hancdtmichae - Hancock Bank	577.02	1/31/2019
1/15/2019	2837	hancdtpeggy - Hancock Bank	384.56	1/31/2019
1/15/2019	2838	hancdtrons - Hancock Bank	151.23	1/31/2019
1/17/2019	1182019	stax - Florida Department of Revenue	52.59	1/31/2019

Total Cleared Checks

47,665.30

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
1/7/2019	685		3,625.00	1/31/2019
1/10/2019	686		22,305.29	1/31/2019
1/10/2019	687		15,534.96	1/31/2019
1/14/2019	677	:CHECKscan Deposit	2,602.37	1/31/2019
1/15/2019	678	:CHECKscan Deposit	5,328.60	1/31/2019
1/15/2019	679	:CHECKscan Deposit	7,930.39	1/31/2019
1/15/2019	680	:CHECKscan Deposit	200.00	1/31/2019
1/15/2019	691		7,490.90	1/31/2019
1/15/2019	692		2,847.25	1/31/2019
1/15/2019	694		1,904.85	1/31/2019
1/15/2019	695		698.05	1/31/2019
1/18/2019	682	:CHECKscan Deposit	7.92	1/31/2019
1/25/2019	683	:CHECKscan Deposit	10,719.57	1/31/2019
1/30/2019	688		3,625.00	1/31/2019
1/30/2019	689		15,233.63	1/31/2019

Total Cleared Deposits

100,053.78

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
1/31/2019	JE 25530	Benefits - 1.19	-1,372.66	1/31/2019
1/31/2019	JE 25531	Interest income from bank account	124.55	1/31/2019
1/31/2019	JE 25532	Payroll taxes-Jan for Jan	-7,120.00	1/31/2019
1/31/2019	JE 25533	Benefits-Jan for Dec	-2,953.37	1/31/2019
1/31/2019	JE 25534	Payroll for January	-20,050.32	1/31/2019
1/31/2019	JE 25535	Benefits - Jan for Jan	-2,958.49	1/31/2019
1/31/2019	JE 25542	Accrual for 4th Qtr Processing Fee - Payment	-4.95	1/31/2019

Total Cleared Other Items

-34,335.24



PO Box 4019
 Gulfport, MS 39502-4019
 Return Service Requested



Statements Dates
 01/01/2019 - 01/31/2019

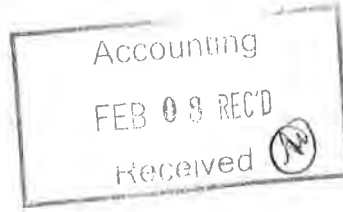
Account Number:

Images:

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

4066 010000 002
**LEON COUNTY RESEARCH & DEV AUTHORITY
 OPERATING ACCOUNT
 C/O KRISTY BENNETT TALCO MGMT
 1018 THOMASVILLE RD SUITE 200A
 TALLAHASSEE FL 32303**



**ON 5/25/18, WE BECAME HANCOCK WHITNEY BANK. VISIT
 HANCOCKWHITNEY.COM/OUR-NEXT-STEP FOR MORE DETAILS AND FAQs.**

Checking Account Summary

PREVIOUS BALANCE	168,445.53	AVERAGE BALANCE	172,531.44
+ 9 CREDITS	100,053.78 ✓	YTD INTEREST PAID	124.55
- 11 DEBITS	82,125.09		
- SERVICE CHARGES	.00		
+ INTEREST PAID	124.55		
ENDING BALANCE	186,498.77		



***** CHECKING ACCOUNT TRANSACTIONS *****

● **Deposits and Other Credits**

Date	Amount	Description	Date	Amount	Description
01/02	22,305.29	MISC PAY GSA TREAS 310 019002005404234CCD	01/23	7.92	Settlement TALCOR Commercia 019023009645608CCD
01/07	3,625.00	EDI PYMNTS FLORIDA STATE UN 019007006451133CCD	01/29	12,624.42	Settlement TALCOR Commercia 019029000732549CCD
01/10	15,534.96	EDI PYMNTS FLORIDA STATE UN 019010007287306CCD	01/30	3,625.00	EDI PYMNTS FLORIDA STATE UN 019030001054093CCD
01/15	2,602.37	Settlement TALCOR Commercia 019015008117094CCD	01/30	15,233.63	EDI PYMNTS FLORIDA STATE UN 019030001054092CCD
01/16	24,495.19	Settlement TALCOR Commercia 019016008368845CCD	01/31	124.55	IOD INTEREST PAID

● **Checks**

Date	Serial	Amount	Date	Serial	Amount
01/02	2819	11,000.00	01/11	2829	1,509.64
01/14	2820	1,800.00	01/15	2831 *	310.00
01/08	2821	4,409.90	01/11	2832	1,075.00
01/10	2822	25.91	01/14	2833	89.50
01/15	2823	1,848.91	01/15	2834	4,409.90
01/15	2824	277.00	01/22	2835	302.74
01/15	2825	255.81	01/22	2836	577.02
01/23	2826	256.90	01/22	2837	384.56
01/10	2827	4,163.00	01/22	2838	151.23
01/11	2828	75.00			



010000002



PO Box 4019
 Gulfport, MS 39502-4019
 Return Service Requested



4066

Page: 2 of 2

Statements Dates
 01/01/2019 - 01/31/2019

Account Number:

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

Images:

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*** IMAGE * E0**

● **Other Debits**

Date	Amount	Description	Date	Amount	Description
01/03	13.94	PAYMENT CITYOFTALBKDRAFT 019003005750175PPD	01/04	2,953.37	CRC FLA DEPT REVENUE 019004006100548PPD
01/03	37.13	PAYMENT CITYOFTALBKDRAFT 019003005750150PPD	01/14	4,415.07	QUICKBOOKS INTUIT PAYROLL S 019014007831310CCD
01/03	105.30	ONLINE PMT HOME DEPOT COMM 019003005767695WEB	01/14	5,561.28	QUICKBOOKS INTUIT PAYROLL S 019014007831311CCD
01/03	204.71	PAYMENT CITYOFTALBKDRAFT 019003005750159PPD	01/15	4.95	4089358969 ESMARTPAYROLL 019015008159444PPD
01/03	305.89	PAYMENT CITYOFTALBKDRAFT 019003005750161PPD	01/15	686.33	PAYMENTS NATIONWIDE 019015008161923PPD
01/03	404.09	PAYMENT CITYOFTALBKDRAFT 019003005750177PPD	01/15	3,551.64	USATAXPYMT IRS 019014007927314CCD
01/03	452.77	PAYMENT CITYOFTALBKDRAFT 019003005750139PPD	01/18	52.59	C01 FLA DEPT REVENUE 019018008991194CCD
01/03	640.19	PAYMENT CITYOFTALBKDRAFT 019003005750171PPD	01/23	2,821.00	PREM PYMNT ZENITH 019023009652507CCD
01/03	1,566.17	PAYMENT CITYOFTALBKDRAFT 019003005750160PPD	01/30	10,073.97	QUICKBOOKS INTUIT PAYROLL S 019030001062448CCD
01/03	1,924.25	PAYMENT CITYOFTALBKDRAFT 019003005750170PPD	01/31	686.33	PAYMENTS NATIONWIDE 019031001389109PPD
01/03	2,433.51	PAYMENT CITYOFTALBKDRAFT 019003005750176PPD	01/31	2,958.49	CRC FLA DEPT REVENUE 019031001382224CCD
01/03	3,462.88	PREM-PYMT CNA ACH 019002005509793CCD	01/31	3,568.36	USATAXPYMT IRS 019030001139332CCD
01/04	318.86	PAYMENT CITYOFTALBKDRAFT			

● **Balance By Date**

Date	Balance	Date	Balance	Date	Balance
12/31	168,445.53	01/10	175,488.91	01/22	175,248.30
01/02	179,750.82	01/11	172,829.27	01/23	172,178.32
01/03	168,199.99	01/14	160,963.42	01/29	184,802.74
01/04	164,927.76	01/15	152,221.25	01/30	193,587.40
01/07	168,552.76	01/16	176,716.44	01/31	186,498.77
01/08	164,142.86	01/18	176,663.85		

Payment Detail

Bank=inn1104 AND mm/yy=01/2019-01/2019 AND Check Date=01/01/2019-01/31/2019 AND All Checks=Yes AND Include Voids=All Checks

Check# Bank - Vendor - Date	Payable #	Property	Amount	Account
2822 (inn1104) - STA of Tallahassee, Inc. (absystem) - 01/07/19 (01/19)				
Svc 12/07/18 to 01/06/2019	P-140138	knight	25.91	55300000 - Copies
Total 2822 (inn1104) - STA of Tallahassee, Inc. (absystem) - 01/07/19 (01/19)			25.91	
2823 (inn1104) - Tony Kelly Heating & Air Inc (aireserv) - 01/07/19 (01/19)				
Replaced compressor on unit #3. YORK M# E4FD060S46A, S# WKLM055970.	P-140080	collins	1,848.91	51800000 - HVAC Repair
Total 2823 (inn1104) - Tony Kelly Heating & Air Inc (aireserv) - 01/07/19 (01/19)			1,848.91	
2824 (inn1104) - Capelouto Termite & Pest Control, Inc. (capelout) - 01/07/19 (01/19)				
Renewal	P-140091	knight	277.00	54300000 - Exterminating
Total 2824 (inn1104) - Capelouto Termite & Pest Control, Inc. (capelout) - 01/07/19 (01/19)			277.00	
2825 (inn1104) - CENTURY LINK (centuryl) - 01/07/19 (01/19)				
437850207 12/2018	P-140093	johnson	255.81	54250000 - Fire Protection Phone
Total 2825 (inn1104) - CENTURY LINK (centuryl) - 01/07/19 (01/19)			255.81	
2826 (inn1104) - COMCAST (comcast) - 01/07/19 (01/19)				
8535 10 168 2116382 12/2018	P-140078	knight	92.25	55200000 - Phone Service
8535 10 168 2116382 12/2018	P-140078	knight	164.65	55220000 - Internet Charge
Total 2826 (inn1104) - COMCAST (comcast) - 01/07/19 (01/19)			256.90	
2827 (inn1104) - Engineered Cooling Services, Inc. (engineer) - 01/07/19 (01/19)				
Unit 14 replaced compressor.	P-140079	johnson	4,163.00	51800000 - HVAC Repair
Total 2827 (inn1104) - Engineered Cooling Services, Inc. (engineer) - 01/07/19 (01/19)			4,163.00	
2828 (inn1104) - Georgia- Florida Burglar Alarm Company, (gafburg) - 01/07/19 (01/19)				
Svc 01/01/2019 to 03/31/2019	P-140081	morgan	75.00	54800000 - Security
Total 2828 (inn1104) - Georgia- Florida Burglar Alarm Company, (gafburg) - 01/07/19 (01/19)			75.00	
2829 (inn1104) - Heinz Brothers Nurseries, INC. (heinzbro) - 01/07/19 (01/19)				
Ground Maintenance 12/4, 12/7	P-140083	morgan	155.50	54600000 - Landscaping Service
Ground Maintenance 12/4, 12/7	P-140083	johnson	190.21	54600000 - Landscaping Service
Ground Maintenance 12/4, 12/7	P-140083	collins	365.33	54600000 - Landscaping Service
Ground Maintenance 12/4, 12/7	P-140083	knight	333.63	54600000 - Landscaping Service
Ground Maintenance 12/4, 12/7	P-140083	inn-tic	280.79	54600000 - Landscaping Service
Ground Maintenance 12/4, 12/7	P-140083	inn-tic	184.18	54620000 - Non CAM Landscaping
Total 2829 (inn1104) - Heinz Brothers Nurseries, INC. (heinzbro) - 01/07/19 (01/19)			1,509.64	
2830 (inn1104) - Leon County Clerk & Comptroller's Office (lcboc) - 01/07/19 (01/19)				
11/2018 HEALTH PTY	P-140082	knight	2,780.00	44060000 - Employee Benefits-Authority
Total 2830 (inn1104) - Leon County Clerk & Comptroller's Office (lcboc) - 01/07/19 (01/19)			2,780.00	
2831 (inn1104) - Metal Building Services, Inc. (metal) - 01/07/19 (01/19)				
Cleaned gutters on 12/28/18	P-140094	collins	100.00	51600000 - Exterior Building Maintenance
Cleaned gutters on 12/28/18	P-140094	phippis	100.00	51600000 - Exterior Building Maintenance
Cleaned gutters on 12/28/18	P-140094	morgan	55.00	51600000 - Exterior Building Maintenance
Cleaned gutters on 12/28/18	P-140094	johnson	55.00	51600000 - Exterior Building Maintenance
Total 2831 (inn1104) - Metal Building Services, Inc. (metal) - 01/07/19 (01/19)			310.00	
2832 (inn1104) - Capital Solutions of Big Bend (orkin) - 01/07/19 (01/19)				
Preventive Pest Control Srvc	P-140085	collins	250.00	54300000 - Exterminating
Preventive Pest Control Srvc	P-140086	phippis	250.00	54300000 - Exterminating
Preventive Pest Control Srvc	P-140087	knight	75.00	54300000 - Exterminating
Preventive Pest Control Srvc	P-140088	morgan	250.00	54300000 - Exterminating
Preventive Pest Control Srvc	P-140089	johnson	250.00	54300000 - Exterminating
Total 2832 (inn1104) - Capital Solutions of Big Bend (orkin) - 01/07/19 (01/19)			1,075.00	
2833 (inn1104) - Tallahassee Media Group (talladem) - 01/07/19 (01/19)				
AD 3314688	P-140092	knight	89.50	55960000 - Other Administration Costs
Total 2833 (inn1104) - Tallahassee Media Group (talladem) - 01/07/19 (01/19)			89.50	
2834 (inn1104) - United States Service Industries, Inc. (ussi) - 01/07/19 (01/19)				

Payment Detail

Bank=inn1104 AND mm/yy=01/2019-01/2019 AND Check Date=01/01/2019-01/31/2019 AND All Checks=Yes AND Include Voids=All Checks

01/2019 Srvc	P-140090	johnson	2,115.28	54500000 - Janitorial Service
01/2019 Srvc	P-140090	morgan	1,759.79	54500000 - Janitorial Service
01/2019 Srvc	P-140090	collins	330.85	54500000 - Janitorial Service
01/2019 Srvc	P-140090	knight	203.98	54500000 - Janitorial Service
Total 2834 (inn1104) - United States Service Industries, Inc. (ussi) - 01/07/19 (01/19)			4,409.90	
2835 (inn1104) - Hancock Bank (hancdtbilbow) - 01/15/19 (01/19)				
Purchase Finance Charge	P-140428	knight	2.74	55870000 - General Authority Expense
Centrale Tallahassee, LLC	P-140431	knight	300.00	55820000 - Other Program Expenses
Total 2835 (inn1104) - Hancock Bank (hancdtbilbow) - 01/15/19 (01/19)			302.74	
2836 (inn1104) - Hancock Bank (hancdtmichae) - 01/15/19 (01/19)				
Parking	P-140426	knight	3.00	55630000 - Miscellaneous Admin Expense
American Air Departure 04/15/19	P-140426	knight	547.60	55940000 - Travel
Purchase Finance Charge	P-140426	knight	1.42	55870000 - General Authority Expense
Tallahassee Chamber of Commerce	P-140432	knight	25.00	55870000 - General Authority Expense
Total 2836 (inn1104) - Hancock Bank (hancdtmichae) - 01/15/19 (01/19)			577.02	
2837 (inn1104) - Hancock Bank (hancdtpeggy) - 01/15/19 (01/19)				
Office Depot Office Max	P-140427	knight	98.70	55650000 - Office Supplies
Bevis Shots	P-140427	knight	40.00	55870000 - General Authority Expense
Publix	P-140427	knight	47.15	55870000 - General Authority Expense
Cataline Cafe	P-140427	knight	176.00	55870000 - General Authority Expense
Purchase Finance Charge	P-140427	knight	2.53	55870000 - General Authority Expense
Walmart	P-140430	knight	20.18	55870000 - General Authority Expense
Total 2837 (inn1104) - Hancock Bank (hancdtpeggy) - 01/15/19 (01/19)			384.56	
2838 (inn1104) - Hancock Bank (hancdtrons) - 01/15/19 (01/19)				
Constant Contact	P-140425	knight	70.00	55860000 - Marketing/PR
Parking	P-140425	knight	6.00	55630000 - Miscellaneous Admin Expense
Purchase Finance Charge	P-140425	knight	1.23	55870000 - General Authority Expense
Constant Contact	P-140429	knight	70.00	55860000 - Marketing/PR
Parking	P-140429	knight	4.00	55630000 - Miscellaneous Admin Expense
Total 2838 (inn1104) - Hancock Bank (hancdtrons) - 01/15/19 (01/19)			151.23	
1182019 (inn1104) - Florida Department of Revenue (stax) - 01/17/19 (01/19)				
12/2018 Stax-	P-140542	knight	53.94	23050000 - Sales Tax Payable
12/2018 Stax-	P-140542	knight	-1.35	33150000 - Sales Tax Discount
Total 1182019 (inn1104) - Florida Department of Revenue (stax) - 01/17/19 (01/19)			52.59	
2012019 (inn1104) - CNA INSURANCE (cnainsur) - 01/31/19 (01/19)				
Acct 0115148524	P-140888	inn-tic	3,462.88	19130000 - Prepaid Insurance
Total 2012019 (inn1104) - CNA INSURANCE (cnainsur) - 01/31/19 (01/19)			3,462.88	
2012019 (inn1104) - Home Depot Credit Services (home) - 01/31/19 (01/19)				
Gas for blower, trash bags for trash.	P-141098	fuqua	13.26	52900000 - Other Maintenance
Fire ant treatment for the common areas.	P-141098	inn-tic	18.97	54300000 - Exterminating
Battery's for handicap door control.	P-141098	johnson	6.97	51200000 - Electric Repairs
Gas for blower, trash bags for trash.	P-141098	fuqua	24.63	52920000 - Non CAM Other Maintenance
Total 2012019 (inn1104) - Home Depot Credit Services (home) - 01/31/19 (01/19)			63.83	
			22,071.42	

Deposit Register

For Period = Jan 2019

Name	Property	Unit	Tenant	Period	Received Date	Deposit Date	Amount	Check #	Deposit #	Notes
(inn1104) - 677 01/14/2019										
CENTENNIAL BUILDING	INNOVATION PARK -1	4G	cent	01/2019	1/14/2019	1/14/2019	2,602.37	0000215551	677	:CHECKscan Payment
Total (inn1104) - 677 01/14/2019							2,602.37			
(inn1104) - 678 01/15/2019										
STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	INNOVATION PARK-C	25	ip-dacs	01/2019	1/15/2019	1/15/2019	5,328.60	9406334930	678	:CHECKscan Payment
Total (inn1104) - 678 01/15/2019							5,328.60			
(inn1104) - 679 01/15/2019										
FSU	INNOVATION PARK -1	11A	fsucam	01/2019	1/15/2019	1/15/2019	2,536.32	100309	679	:CHECKscan Payment
DANFOSS TURBOCOR, INC.	INNOVATION PARK -1	1D-2D	danfoss	01/2019	1/15/2019	1/15/2019	7,490.90	038436	679	:CHECKscan Payment Reversed by ctrl# 96558 rev
DANFOSS TURBOCOR, INC.	INNOVATION PARK -1	1D-2D	danfoss	01/2019	1/15/2019	1/15/2019	-7,490.90	038436	679	:Prog Gen Reverses receipt Ctrl# 95966 rev
AVALANCHE PARTNERS	INNOVATION PARK -1	1E	aval	01/2019	1/15/2019	1/15/2019	-2,847.25	1030	679	:Prog Gen Reverses receipt Ctrl# 95967 rev
AVALANCHE PARTNERS	INNOVATION PARK -1	1E	aval	01/2019	1/15/2019	1/15/2019	2,847.25	1030	679	:CHECKscan Payment Reversed by ctrl# 96562 rev
SunnyLand Solar RE, LLC	INNOVATION PARK -1	1F	sunny	01/2019	1/15/2019	1/15/2019	5,394.07	001637	679	:CHECKscan Payment
Total (inn1104) - 679 01/15/2019							7,930.39			
(inn1104) - 680 01/15/2019										
Shanna Lewis	INNOVATION PARK -TENANTS IN COMMON(inn-tic)			01/2019	1/15/2019	1/15/2019	200.00	40304	680	:CHECKscan Payment
Total (inn1104) - 680 01/15/2019							200.00			
(inn1104) - 681 01/15/2019										
Nhu Energy, Inc	INNOVATION PARK -	112	nhuenerg	01/2019	1/15/2019	1/15/2019	-698.05	002117	681	:Prog Gen Reverses receipt Ctrl# 95971 REV
Nhu Energy, Inc	INNOVATION PARK -	112	nhuenerg	01/2019	1/15/2019	1/15/2019	698.05	002117	681	:CHECKscan Payment Reversed by ctrl# 96564 REV
Total (inn1104) - 681 01/15/2019							0.00			
(inn1104) - 682 01/18/2019										
TALCOR PAID CC FEES	INNOVATION PARK -TENANTS IN COMMON(inn-tic)			01/2019	1/18/2019	1/18/2019	7.92	012459	682	:CHECKscan Payment
Total (inn1104) - 682 01/18/2019							7.92			
(inn1104) - 683 01/25/2019										
DEPARTMENT OF TRANSPORTATION	INNOVATION PARK -F	PHIPPS	ip-dot	01/2019	1/25/2019	1/25/2019	10,719.57	9406670440	683	:CHECKscan Payment
Total (inn1104) - 683 01/25/2019							10,719.57			
(inn1104) - 684 01/25/2019										
NANOSTRATA, INC.	INNOVATION PARK -	110	ip-nano	01/2019	1/25/2019	1/25/2019	1,904.85	002258	684	:CHECKscan Payment Reversed by ctrl# 96565 REV
NANOSTRATA, INC.	INNOVATION PARK -	110	ip-nano	01/2019	1/25/2019	1/25/2019	-1,904.85	002258	684	:Prog Gen Reverses receipt Ctrl# 96129 REV
Total (inn1104) - 684 01/25/2019							0.00			
(inn1104) - 685 01/07/2019										
CENTER FOR BIOMEDICAL & TOXICOLOGICAL RESEARCH	INNOVATION PARK -F	226-235	cbtr	01/2019	1/7/2019	1/7/2019	3,625.00	auto	685	
Total (inn1104) - 685 01/07/2019							3,625.00			
(inn1104) - 686 01/10/2019										
General Service Administration (GSA) GS-04P-LFL6023	INNOVATION PARK -	100	gs04plfl	01/2019	1/10/2019	1/10/2019	22,305.29	Auto	686	
Total (inn1104) - 686 01/10/2019							22,305.29			
(inn1104) - 687 01/10/2019										
FSU	INNOVATION PARK -1	11A	fsucam	01/2019	1/10/2019	1/10/2019	15,534.96	Auto	687	
Total (inn1104) - 687 01/10/2019							15,534.96			
(inn1104) - 688 01/30/2019										
CENTER FOR BIOMEDICAL & TOXICOLOGICAL RESEARCH	INNOVATION PARK -F	226-235	cbtr	01/2019	1/30/2019	1/30/2019	3,625.00	Auto	688	
Total (inn1104) - 688 01/30/2019							3,625.00			
(inn1104) - 689 01/30/2019										
FSU Anthropology Florida State university Board of Trustees	INNOVATION PARK -	205	fsubot	01/2019	1/30/2019	1/30/2019	15,233.63	Auto	689	
Total (inn1104) - 689 01/30/2019							15,233.63			
(inn1104) - 690 01/15/2019										

Deposit Register

For Period = Jan 2019

Name	Property	Unit	Tenant	Period	Received Date	Deposit Date	Amount	Check #	Deposit #	Notes
DANFOSS TURBOCOR, INC.	INNOVATION PARK -1	1D-2D	danfoss	01/2019	1/15/2019	1/15/2019	7,490.90	check	690	Reversed by ctrl# 96560 rev
DANFOSS TURBOCOR, INC.	INNOVATION PARK -1	1D-2D	danfoss	01/2019	1/15/2019	1/15/2019	-7,490.90	check	690	:Prog Gen Reverses receipt Ctrl# 96559 rev
Total (inn1104) - 690 01/15/2019							0.00			
(inn1104) - 691 01/15/2019										
DANFOSS TURBOCOR, INC.	INNOVATION PARK -1	1D-2D	danfoss	01/2019	1/15/2019	1/15/2019	7,490.90	check	691	
Total (inn1104) - 691 01/15/2019							7,490.90			
(inn1104) - 692 01/15/2019										
AVALANCHE PARTNERS	INNOVATION PARK -1	1E	aval	01/2019	1/15/2019	1/15/2019	2,847.25	check	692	
Total (inn1104) - 692 01/15/2019							2,847.25			
(inn1104) - 693 01/15/2019										
NANOSTRATA, INC.	INNOVATION PARK -	110	ip-nano	01/2019	1/15/2019	1/15/2019	1,904.85	CEHCK	693	Reversed by ctrl# 96573 REV
NANOSTRATA, INC.	INNOVATION PARK -	110	ip-nano	01/2019	1/15/2019	1/15/2019	-1,904.85	CEHCK	693	:Prog Gen Reverses receipt Ctrl# 96569 REV
Nhu Energy, Inc	INNOVATION PARK -	112	nhuenerg	01/2019	1/15/2019	1/15/2019	698.05	CHECK	693	Reversed by ctrl# 96577 rev
Nhu Energy, Inc	INNOVATION PARK -	112	nhuenerg	01/2019	1/15/2019	1/15/2019	-698.05	CHECK	693	:Prog Gen Reverses receipt Ctrl# 96570 rev
Total (inn1104) - 693 01/15/2019							0.00			
(inn1104) - 694 01/15/2019										
NANOSTRATA, INC.	INNOVATION PARK -	110	ip-nano	01/2019	1/15/2019	1/15/2019	1,904.85	check	694	
Total (inn1104) - 694 01/15/2019							1,904.85			
Nhu Energy, Inc	INNOVATION PARK -	112	nhuenerg	01/2019	1/15/2019	1/15/2019	698.05	check	695	
Total (inn1104) - 695 01/15/2019							698.05			
Grand Total							100,053.78			

Aged Receivable

DB Caption: TALCOR Commercial -- LIVE Property: Invention Status: Current, Past, Future Age As Of: 01/31/2019 Post To: 01/2019 Summary By: Tenant

Property	Customer	Lease	Name	Status	Current	0-30	31-60	61-90	Over	Pre-	Total
					Owed	Owed	Owed	Owed	90 Owed	Payments	Owed
collins - INNOVATION PARK-COLLINS BLDG											
collins - INNOVATION PARK-COLLINS BLDG	ip-dacs		STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	Current	2,664.30	2,664.30	0.00	0.00	0.00	0.00	2,664.30
					2,664.30	2,664.30	0.00	0.00	0.00	0.00	2,664.30
fuqua - FUQUA COMPLEX											
fuqua - FUQUA COMPLEX	fsurf-ca		FSU Research Foundation	Current	1,120.67	0.00	1,120.67	0.00	0.00	0.00	1,120.67
					1,120.67	0.00	1,120.67	0.00	0.00	0.00	1,120.67
inn-tic - INNOVATION PARK -TENANTS IN COMMON											
inn-tic - INNOVATION PARK -TENANTS IN COMMON	fsucam		FSU	Current	25,383.00	0.00	25,383.00	0.00	0.00	0.00	25,383.00
inn-tic - INNOVATION PARK -TENANTS IN COMMON	danfoss		DANFOSS TURBOCOR, INC.	Current	0.00	0.00	0.00	0.00	0.00	-13.94	-13.94
inn-tic - INNOVATION PARK -TENANTS IN COMMON	aval		AVALANCHE PARTNERS	Current	0.00	0.00	0.00	0.00	0.00	-5.30	-5.30
					25,383.00	0.00	25,383.00	0.00	0.00	-19.24	25,363.76
johnson - INNOVATION PARK - JOHNSON BLDG											
johnson - INNOVATION PARK - JOHNSON BLDG	gs04plfl		General Service Administration (GSA) GS-04P-LFL6023	Current	22,307.39	22,305.59	1.80	0.00	0.00	0.00	22,307.39
johnson - INNOVATION PARK - JOHNSON BLDG	fsbot		FSU Anthropology Florida State university Board of Trustees	Current	0.00	0.00	0.00	0.00	0.00	-15,233.63	-15,233.63
					22,307.39	22,305.59	1.80	0.00	0.00	-15,233.63	7,073.76
knight - INNOVATION PARK - KNIGHT ADMIN BLDG											
knight - INNOVATION PARK - KNIGHT ADMIN BLDG	ip-nano		NANOSTRATA, INC.	Current	0.00	0.00	0.00	0.00	0.00	-1,121.60	-1,121.60
knight - INNOVATION PARK - KNIGHT ADMIN BLDG	nhuenerg		Nhu Energy, Inc	Current	68.19	68.19	0.00	0.00	0.00	0.00	68.19
					68.19	68.19	0.00	0.00	0.00	-1,121.60	-1,053.41
morgan - INNOVATION PARK -MORGAN BLDG											
morgan - INNOVATION PARK -MORGAN BLDG	fsuit		FLORIDA STATE UNIVERSITY BOARD OF TRUSTEES	Current	73,421.80	18,355.45	18,355.45	18,355.45	18,355.45	0.00	73,421.80
morgan - INNOVATION PARK -MORGAN BLDG	ispa		INSTITUTE OF SCIENCE & PUBLIC AFFAIRS	Current	178.00	178.00	0.00	0.00	0.00	0.00	178.00
morgan - INNOVATION PARK -MORGAN BLDG	cbtr		CENTER FOR BIOMEDICAL & TOXICOLOGICAL RESEARCH	Current	0.00	0.00	0.00	0.00	0.00	-3,625.00	-3,625.00
					73,599.80	18,533.45	18,355.45	18,355.45	18,355.45	-3,625.00	69,974.80
Grand Total					125,143.35	43,571.53	44,860.92	18,355.45	18,355.45	-19,999.47	105,143.88

UserId : kristy Date : 2/22/2019 Time : 11:00 AM

Payables Aging Report

innvdon
 Period: 01/2019
 As of : 01/31/2019

Payee	Payee Name	Invoice	Control	Batch Id	Property	Invoice Date	Account	Invoice #	Current	0-30	31-60	61-90	Over	Future	Notes
Code	Notes								Owed	Owed	Owed	Owed	90	Invoice	
Owed															
1hour	1 Hour Signs, Inc. d/b/a Apogee Graphics														0.00
		No Fishing Signs	P-140874	33609	inn-tic	1/31/2019	5260-0000 Signage	47808	103.60	103.60	0.00	0.00	0.00	0.00	0.00 No Fishing Signs
Total 1hour									103.60	103.60	0.00	0.00	0.00	0.00	0.00
absystem	STA of Tallahassee, Inc.														0.00
		Svc 01/07/19 to 02/06/19	P-141101	33681	knight	1/30/2019	5530-0000 Copies	327366	51.93	51.93	0.00	0.00	0.00	0.00	0.00 Svc 01/07/19 to 02/06/19
Total absystem									51.93	51.93	0.00	0.00	0.00	0.00	0.00
aireserv	Tony Kelly Heating & Air Inc														0.00
		Adjusted dampers for offices 127 and 129, increased airflow to 127 by manually adjusting.	P-140878	33609	johnson	1/31/2019	5180-0000 HVAC Repair	149801	75.00	75.00	0.00	0.00	0.00	0.00	0.00 Adjusted dampers for offices 127 and 129, increased airflow to 127 by manually adjusting.
Total aireserv									75.00	75.00	0.00	0.00	0.00	0.00	0.00
bluegov	Blueprint Intergovernmental Agency														0.00
			P-140906	33616	knight	1/31/2019	5586-0000 Marketing/PR	10003	1,787.50	1,787.50	0.00	0.00	0.00	0.00	0.00 Advertising-Office of Economic Vitality
Total bluegov									1,787.50	1,787.50	0.00	0.00	0.00	0.00	0.00
centuryl	CENTURY LINK														0.00
		437850207 01/2019	P-140886	33609	johnson	1/31/2019	5425-0000 Fire Protection Phone	437850207 01/2019	255.72	255.72	0.00	0.00	0.00	0.00	0.00 437850207 01/2019
Total centuryl									255.72	255.72	0.00	0.00	0.00	0.00	0.00
comcast	COMCAST														0.00
		8535 10 168 2116382 01/2019	P-140887	33609	knight	1/31/2019	5520-0000 Phone Service	8535 10 168 2116382 01/2019	92.25	92.25	0.00	0.00	0.00	0.00	0.00 8535 10 168 2116382 01/2019
		8535 10 168 2116382 01/2019	P-140887	33609	knight	1/31/2019	5522-0000 Internet Charge	8535 10 168 2116382 01/2019	164.65	164.65	0.00	0.00	0.00	0.00	0.00 8535 10 168 2116382 01/2019
Total comcast									256.90	256.90	0.00	0.00	0.00	0.00	0.00
elsasser	Elsasser's Lock & Key, Inc.														0.00
		Made 4 copies of keys for room 140 in Morgan building.	P-140875	33609	morgan	1/31/2019	5210-0000 Locks & Keys Repairs	81533	13.60	13.60	0.00	0.00	0.00	0.00	0.00 Made 4 copies of keys for room 140 in Morgan building.
Total elsasser									13.60	13.60	0.00	0.00	0.00	0.00	0.00
gaffburg	Georgia- Florida Burglar Alarm Company,														0.00
		Svc 01/01-31/2019	P-140889	33609	knight	1/31/2019	5480-0000 Security	532195	35.00	35.00	0.00	0.00	0.00	0.00	0.00 Svc 01/01-31/2019
		Svc 01/01-31/2019	P-140891	33609	collins	1/31/2019	5480-0000 Security	531552	35.00	35.00	0.00	0.00	0.00	0.00	0.00 Svc 01/01-31/2019
Total gaffburg									70.00	70.00	0.00	0.00	0.00	0.00	0.00
hancdtbilbow	Hancock Bank														0.00
		4802 3920 0010 2015 12/2018.	P-140892	33609	knight	1/31/2019	5582-0000 Other Program Expenses	4802 3920 0010 2015 01/2019	500.00	500.00	0.00	0.00	0.00	0.00	0.00 Goodwood Museum
Total hancdtbilbow									500.00	500.00	0.00	0.00	0.00	0.00	0.00
hancdtppeggy	Hancock Bank														0.00
		4802-3910-0011-9326 01/2019	P-140894	33609	knight	1/31/2019	5587-0000 General Authority Expense	4802-3910-0011-9326 01/2019	19.97	19.97	0.00	0.00	0.00	0.00	0.00 Entrepreneur Mag
		4802-3910-0011-9326 01/2019	P-140894	33609	knight	1/31/2019	5587-0000 General Authority Expense	4802-3910-0011-9326 01/2019	165.00	165.00	0.00	0.00	0.00	0.00	0.00 Notary Public
		4802-3910-0011-9326 01/2019	P-140894	33609	knight	1/31/2019	5587-0000 General Authority Expense	4802-3910-0011-9326 01/2019	125.27	125.27	0.00	0.00	0.00	0.00	0.00 The Fram Shoppe 2 Tallahassee
Total hancdtppeggy									310.24	310.24	0.00	0.00	0.00	0.00	0.00
hancdtrons	Hancock Bank														0.00
		4802 3910 0009 9155 01/2019	P-140893	33609	knight	1/31/2019	5586-0000 Marketing/PR	4802 3910 0009 9155 01/2019	70.00	70.00	0.00	0.00	0.00	0.00	0.00 Constant Contact
Total hancdtrons									70.00	70.00	0.00	0.00	0.00	0.00	0.00
heinzbro	Heinz Brothers Nurseries, INC.														0.00
		Grounds maintenance Jan 2019	P-140880	33609	collins	1/31/2019	5460-0000 Landscaping Service	37004	365.33	365.33	0.00	0.00	0.00	0.00	0.00 Grounds maintenance Jan 2019
		Grounds maintenance Jan 2019	P-140880	33609	inn-tic	1/31/2019	5460-0000 Landscaping Service	37004	280.79	280.79	0.00	0.00	0.00	0.00	0.00 Grounds maintenance Jan 2019
		Grounds maintenance Jan 2019	P-140880	33609	inn-tic	1/31/2019	5462-0000 Non CAM Landscaping	37004	184.18	184.18	0.00	0.00	0.00	0.00	0.00 Grounds maintenance Jan 2019
		Grounds maintenance Jan 2019	P-140880	33609	johnson	1/31/2019	5460-0000 Landscaping Service	37004	190.21	190.21	0.00	0.00	0.00	0.00	0.00 Grounds maintenance Jan 2019
		Grounds maintenance Jan 2019	P-140880	33609	knight	1/31/2019	5460-0000 Landscaping Service	37004	333.63	333.63	0.00	0.00	0.00	0.00	0.00 Grounds maintenance Jan 2019
		Grounds maintenance Jan 2019	P-140880	33609	morgan	1/31/2019	5460-0000 Landscaping Service	37004	155.50	155.50	0.00	0.00	0.00	0.00	0.00 Grounds maintenance Jan 2019
Total heinzbro									1,509.64	1,509.64	0.00	0.00	0.00	0.00	0.00
johnson	Johnson Controls, Inc.														0.00
		Repaired fire panel in Johnson bld.	P-141090	33681	johnson	1/29/2019	5175-0000 Fire Alarm/Sprinkler Repair	85573796	171.90	171.90	0.00	0.00	0.00	0.00	0.00 Repaired fire panel in Johnson bld.
Total johnson									171.90	171.90	0.00	0.00	0.00	0.00	0.00
keithmcn	Keith McNeill Plumbing Contractor, Inc.														0.00
		Back flow testing for meter W901177	P-141094	33681	collins	1/31/2019	5445-0000 Backflow Prevention Service	W54514	85.00	85.00	0.00	0.00	0.00	0.00	0.00 Back flow testing for meter W901177
		Back flow testing on meter W102222.	P-141095	33681	collins	1/31/2019	5445-0000 Backflow Prevention Service	W54515	85.00	85.00	0.00	0.00	0.00	0.00	0.00 Back flow testing on meter W102222.

Payables Aging Report

innvdon
 Period: 01/2019
 As of: 01/31/2019

Payee	Payee Name	Invoice	Control	Batch Id	Property	Invoice Date	Account	Invoice #	Current	0-30	31-60	61-90	Over	Future	Notes					
Code	Notes																			
									Owed	Owed	Owed	Owed	90	Invoice						
									Owed	Owed	Owed	Owed	Owed	Owed						
Total keithmcn															170.00	170.00	0.00	0.00	0.00	0.00
lance	Lance Maxwell Plumbing, Inc.	Repaired men's toilet.	P-141091	33681	knight	1/29/2019	5230-0000 Plumbing Repairs	123217	189.00	189.00	0.00	0.00	0.00	0.00	0.00 Repaired men's toilet.					
Total lance															189.00	189.00	0.00	0.00	0.00	0.00
lcboc	Leon County Clerk & Comptroller's Office	01/2019 HEALTH PTY	P-140883	33609	knight	1/31/2019	4406-0000 Employee Benefits-Authority	01/2019 HEALTH PTY	2,958.00	2,958.00	0.00	0.00	0.00	0.00	0.00 01/2019 HEALTH PTY					
Total lcboc															2,958.00	2,958.00	0.00	0.00	0.00	0.00
marpan	Marpan Supply Company, Inc.	Bulbs for Morgan Building.	P-140877	33609	morgan	1/31/2019	5125-0000 Electric Supplies	1515381	53.40	53.40	0.00	0.00	0.00	0.00	0.00 Bulbs for Morgan Building.					
		Light bulbs for common areas in Johnson Building.	P-140879	33609	johnson	1/31/2019	5120-0000 Electric Repairs	1514872	40.70	40.70	0.00	0.00	0.00	0.00	0.00 Light bulbs for common areas in Johnson Building.					
		Svc 01/2019	P-140884	33609	johnson	1/31/2019	4635-0000 Refuse Collection	1511898	37.00	37.00	0.00	0.00	0.00	0.00	0.00 Svc 01/2019					
		Svc 01/2019	P-140884	33609	morgan	1/31/2019	4635-0000 Refuse Collection	1511898	37.00	37.00	0.00	0.00	0.00	0.00	0.00 Svc 01/2019					
		Svc 01/2019	P-141089	33681	collins	1/30/2019	4635-0000 Refuse Collection	1512816	417.36	417.36	0.00	0.00	0.00	0.00	0.00 Svc 01/2019					
Total marpan															585.46	585.46	0.00	0.00	0.00	0.00
metal	Metal Building Services, Inc.	cleaned gutter on 01/05/19	P-140895	33609	collins	1/31/2019	5160-0000 Exterior Building Maintenance	13042	100.00	100.00	0.00	0.00	0.00	0.00	0.00 cleaned gutter on 01/05/19					
		cleaned gutter on 01/05/19	P-140895	33609	johnson	1/31/2019	5160-0000 Exterior Building Maintenance	13042	100.00	100.00	0.00	0.00	0.00	0.00	0.00 cleaned gutter on 01/05/19					
		Leak repair to roof over Suite 200	P-140896	33609	morgan	1/31/2019	5250-0000 Roof Repairs	13045	150.00	150.00	0.00	0.00	0.00	0.00	0.00 Leak repair to roof over Suite 200					
		Repaired roof leak in Johnson building over office 232.	P-140876	33609	johnson	1/31/2019	5250-0000 Roof Repairs	13064	150.00	150.00	0.00	0.00	0.00	0.00	0.00 Repaired roof leak in Johnson building over office 232.					
Total metal															500.00	500.00	0.00	0.00	0.00	0.00
mgttal	Talcor Commercial Real Estate Svc Inc	01/19 MGT FEE- Innv	P-140890	33609	collins	1/31/2019	6110-0000 Management Fees TALCOR	01/19 MGT FEE- Innv	1,373.00	1,373.00	0.00	0.00	0.00	0.00	0.00 01/19 MGT FEE- Innv					
		01/19 MGT FEE- Innv	P-140890	33609	johnson	1/31/2019	6110-0000 Management Fees TALCOR	01/19 MGT FEE- Innv	2,170.00	2,170.00	0.00	0.00	0.00	0.00	0.00 01/19 MGT FEE- Innv					
		01/19 MGT FEE- Innv	P-140890	33609	knight	1/31/2019	6110-0000 Management Fees TALCOR	01/19 MGT FEE- Innv	854.00	854.00	0.00	0.00	0.00	0.00	0.00 01/19 MGT FEE- Innv					
		01/19 MGT FEE- Innv	P-140890	33609	morgan	1/31/2019	6110-0000 Management Fees TALCOR	01/19 MGT FEE- Innv	1,794.00	1,794.00	0.00	0.00	0.00	0.00	0.00 01/19 MGT FEE- Innv					
		01/19 MGT FEE- Innv	P-140890	33609	phipps	1/31/2019	6110-0000 Management Fees TALCOR	01/19 MGT FEE- Innv	809.00	809.00	0.00	0.00	0.00	0.00	0.00 01/19 MGT FEE- Innv					
Total mgttal															7,000.00	7,000.00	0.00	0.00	0.00	0.00
misctho	Thomas Howell Ferguson, PA	Final Billing (#2) for Audit of the Sep 2018 Financial Statements	P-141103	33681	knight	1/31/2019	5510-0000 Accounting	103361	6,000.00	6,000.00	0.00	0.00	0.00	0.00	0.00 Final Billing (#2) for Audit of the Sep 2018 Financial Statements					
Total misctho															6,000.00	6,000.00	0.00	0.00	0.00	0.00
nelson	Nelson Mullins Riley & Scarborough LLP	Food Truck License Agreement	P-141455	33753	knight	1/30/2019	5575-0000 Professional Fees	1934357	250.00	250.00	0.00	0.00	0.00	0.00	0.00 Food Truck License Agreement					
		General Representation	P-140881	33609	knight	1/31/2019	5575-0000 Professional Fees	1921359	235.00	235.00	0.00	0.00	0.00	0.00	0.00 General Representation					
		General Representation	P-141452	33753	knight	1/30/2019	5575-0000 Professional Fees	1930983	75.00	75.00	0.00	0.00	0.00	0.00	0.00 General Representation					
		Innovation Park TLH Formation	P-141453	33753	knight	1/30/2019	5575-0000 Professional Fees	1930984	1,625.00	1,625.00	0.00	0.00	0.00	0.00	0.00 Innovation Park TLH Formation					
		Reed, Daphne	P-140882	33609	knight	1/31/2019	5575-0000 Professional Fees	1921802	425.00	425.00	0.00	0.00	0.00	0.00	0.00 Reed, Daphne					
		Reed, Daphne	P-141454	33753	knight	1/30/2019	5575-0000 Professional Fees	1930986	225.00	225.00	0.00	0.00	0.00	0.00	0.00 Reed, Daphne					
Total nelson															2,835.00	2,835.00	0.00	0.00	0.00	0.00
parkerse	PARKER SERVICES, INC.	Quarterly Maintenance	P-141102	33681	morgan	1/30/2019	5447-0000 HVAC Monthly Service	21240	454.00	454.00	0.00	0.00	0.00	0.00	0.00 Quarterly Maintenance					
Total parkerse															454.00	454.00	0.00	0.00	0.00	0.00
sensatek	Sensatek Propulsion Technology, Inc.	Security Deposit Refund	P-140873	33609	knight	1/31/2019	2256-0000 Deposits to be refunded	Security Deposit Refund	198.17	198.17	0.00	0.00	0.00	0.00	0.00 Security Deposit Refund					
Total sensatek															198.17	198.17	0.00	0.00	0.00	0.00
thyssen	Thyssen Krupp Elevator Corporation	Elevator doors open and closing repeatedly. Getting stick on second floor. Safety shoe blocking photo eye, 1st floor gib was scraping. Repaired.	P-141093	33681	fuqua	1/29/2019	5140-0000 Elevator Maintenance	5001018104	138.25	138.25	0.00	0.00	0.00	0.00	0.00 Elevator doors open and closing repeatedly. Getting stick on second floor. Safety shoe blocking photo eye, 1st floor gib was scraping. Repaired.					
		Elevator doors open and closing repeatedly. Getting stick on second floor. Safety shoe blocking photo eye, 1st floor gib was scraping. Repaired.	P-141093	33681	fuqua	1/29/2019	5141-0000 Elevator Maintenance-NonCAM	5001018104	256.75	256.75	0.00	0.00	0.00	0.00	0.00 Elevator doors open and closing repeatedly. Getting stick on second floor. Safety shoe blocking photo eye, 1st floor gib was scraping. Repaired.					
Total thyssen															395.00	395.00	0.00	0.00	0.00	0.00
uttal	City of Tallahassee														0.00					

Payables Aging Report

innvdon
 Period: 01/2019
 As of: 01/31/2019

Payee Code	Payee Name	Invoice	Control	Batch Id	Property	Invoice Date	Account	Invoice #	Current	0-30	31-60	61-90	Over	Future	Notes
		Notes							Owed	Owed	Owed	Owed	90	Invoice	
									Owed						
		0721285610 01/2019	P-141155	33695	fuqua	1/30/2019	4640-0000 Water/Sewer	0721285610 01/2019	179.93	179.93	0.00	0.00	0.00	0.00	0.00 0721285610 01/2019
		0721285610 01/2019	P-141155	33695	fuqua	1/30/2019	4642-0000 Non CAM Water/Sewer	0721285610 01/2019	334.17	334.17	0.00	0.00	0.00	0.00	0.00 0721285610 01/2019
		1721285610 01/2019	P-141156	33695	inn-tic	1/30/2019	4605-0000 Electric	1721285610 01/2019	37.92	37.92	0.00	0.00	0.00	0.00	0.00 1721285610 01/2019
		3588865610 01/2019	P-141157	33695	inn-tic	1/30/2019	4605-0000 Electric	3588865610 01/2019	13.58	13.58	0.00	0.00	0.00	0.00	0.00 3588865610 01/2019
		4621285610 01/2019	P-141164	33695	morgan	1/30/2019	4605-0000 Electric	4621285610 01/2019	242.77	242.77	0.00	0.00	0.00	0.00	0.00 4621285610 01/2019
		5764754002 01/2019	P-141154	33695	johnson	1/30/2019	4605-0000 Electric	5764754002 01/2019	1,917.26	1,917.26	0.00	0.00	0.00	0.00	0.00 5764754002 01/2019
		6370545953 01/2019	P-141163	33695	collins	1/30/2019	4605-0000 Electric	6370545953 01/2019	1,968.81	1,968.81	0.00	0.00	0.00	0.00	0.00 6370545953 01/2019
		6370545953 01/2019	P-141163	33695	collins	1/30/2019	4635-0000 Refuse Collection	6370545953 01/2019	130.35	130.35	0.00	0.00	0.00	0.00	0.00 6370545953 01/2019
		6370545953 01/2019	P-141163	33695	collins	1/30/2019	4640-0000 Water/Sewer	6370545953 01/2019	163.53	163.53	0.00	0.00	0.00	0.00	0.00 6370545953 01/2019
		6370545953 01/2019	P-141163	33695	collins	1/30/2019	4648-0000 Irrigation - Utility	6370545953 01/2019	30.45	30.45	0.00	0.00	0.00	0.00	0.00 6370545953 01/2019
		6370545953 01/2019	P-141163	33695	collins	1/30/2019	4650-0000 Stormwater	6370545953 01/2019	228.79	228.79	0.00	0.00	0.00	0.00	0.00 6370545953 01/2019
		6370545953 01/2019	P-141163	33695	collins	1/30/2019	4660-0000 Fire Service - Utility	6370545953 01/2019	178.18	178.18	0.00	0.00	0.00	0.00	0.00 6370545953 01/2019
		6621285610 01/2019	P-141158	33695	morgan	1/30/2019	4605-0000 Electric	6621285610 01/2019	505.23	505.23	0.00	0.00	0.00	0.00	0.00 6621285610 01/2019
		7621285610 01/2019	P-141159	33695	fuqua	1/30/2019	4648-0000 Irrigation - Utility	7621285610 01/2019	112.54	112.54	0.00	0.00	0.00	0.00	0.00 7621285610 01/2019
		7621285610 01/2019	P-141159	33695	fuqua	1/30/2019	4649-0000 Irrigation-NonCAM	7621285610 01/2019	209.00	209.00	0.00	0.00	0.00	0.00	0.00 7621285610 01/2019
		8559156780 01/2019	P-141162	33695	morgan	1/30/2019	4605-0000 Electric	8559156780 01/2019	1,355.61	1,355.61	0.00	0.00	0.00	0.00	0.00 8559156780 01/2019
		8621285610 01/2019	P-141160	33695	knight	1/30/2019	4605-0000 Electric	8621285610 01/2019	213.15	213.15	0.00	0.00	0.00	0.00	0.00 8621285610 01/2019
		8621285610 01/2019	P-141160	33695	knight	1/30/2019	4635-0000 Refuse Collection	8621285610 01/2019	18.85	18.85	0.00	0.00	0.00	0.00	0.00 8621285610 01/2019
		8621285610 01/2019	P-141160	33695	knight	1/30/2019	4640-0000 Water/Sewer	8621285610 01/2019	80.39	80.39	0.00	0.00	0.00	0.00	0.00 8621285610 01/2019
		8621285610 01/2019	P-141160	33695	knight	1/30/2019	4650-0000 Stormwater	8621285610 01/2019	47.60	47.60	0.00	0.00	0.00	0.00	0.00 8621285610 01/2019
		8621285610 01/2019	P-141160	33695	knight	1/30/2019	4660-0000 Fire Service - Utility	8621285610 01/2019	51.90	51.90	0.00	0.00	0.00	0.00	0.00 8621285610 01/2019
		9621285610 01/2019	P-141161	33695	morgan	1/30/2019	4605-0000 Electric	9621285610 01/2019	752.10	752.10	0.00	0.00	0.00	0.00	0.00 9621285610 01/2019
		9621285610 01/2019	P-141161	33695	morgan	1/30/2019	4622-0000 Demand Credit	9621285610 01/2019	-36.71	-36.71	0.00	0.00	0.00	0.00	0.00 9621285610 01/2019
Total utital									8,735.40	8,735.40	0.00	0.00	0.00	0.00	
Grand Total									35,196.06	35,196.06	0.00	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 (7.3%)	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
75	VACANT			\$ -	17,320	0.00	\$ -				\$ -		\$ -			\$ -		
142	VACANT				150	0.00	\$ -		\$ -							\$ -		\$ -
lab-4ofc, 124,125,127,152	VACANT				5,504	0.00	\$ -	\$ -	\$ -		\$ -	\$ -	\$ -			\$ -		\$ -
											\$ -	\$ -	\$ -			\$ -		\$ -
25	DEPT OF AGRICULTURE & CONSUMER SERVICES-SEAFOOD & AQUACULTURE	7/1/07	6/30/22	\$ -	1,926	16.60	\$ 2,664.30	\$ 2,664.30	EXEMPT		\$ 2,664.30	\$ 5,328.60	\$ 7,992.90	5,328.60	01/15	\$ 2,664.30	RENT SAME TILL END OF LEASE	EXEMPT
				=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
TOTALS				\$ -	24,900	8.30	\$ 2,664.30	\$ 2,664.30	\$ -	\$ -	\$ 2,664.30	\$ 5,328.60	\$ 7,992.90	\$ 5,328.60		\$ 2,664.30		\$ -

A/R \$ 2,664.30
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.	\$ -	\$ 1,120.67	\$ 1,120.67			\$ 1,120.67	Billed qtly for common area costs	EXEMPT
=====		= = = = =	= = = = =	= = = = =	= = = = =	= = = = =	=====	
TOTALS	\$ -	\$ 1,120.67	\$ 1,120.67	\$ -		\$ 1,120.67		\$ -

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 (7.2%)	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
200	Florida State University Board of Trustees	8/1/17	7/31/19	\$ -	11,079			\$ 15,233.63	EXEMPT	\$ -	\$ 15,233.63	\$ (15,233.63)	\$ -	\$ 15,233.63	01/30	\$ (15,233.63)		EXEMPT
300																		
	General Service Administration DBA National Park Svs	2/18/15	2/17/25		30,616			\$ 22,305.59			\$ 22,305.59	\$ 22,306.79	\$ 44,612.38	\$ 22,305.29	01/02	\$ 22,307.09	Rent Increase 03/2020 \$24430.30	EXEMPT
FMR	FSU RESEARCH FOUNDATION, INC. National Park Service-SE Archeological Center Center for Ocean-Atmospheric Prediction Studies	12/7/94	11/1/14	\$ -		#DIV/0!			EXEMPT	\$ -	\$ -	\$ -	\$ -			\$ -	restructure closed on 3.18.14-moved out	EXEMPT
											\$ -	\$ -	\$ -			\$ -	OTHER: REBILL	
=====																		
TOTALS				\$ -	41,695	#DIV/0!	\$ -	\$ 37,539.22	\$ -	\$ -	\$ 37,539.22	\$ 7,073.16	\$ 44,612.38	\$ 37,538.92		\$ 7,073.46		\$ -

A/R \$ 22,307.09
Prepaid \$ (15,233.63)

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	SQ.FT.	\$ PER SQ.FT.	GPR	BASE RENT	TAX (7.2%)	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	NANOSTRATA, INC.	7/1/10	8/31/16	\$ -	254	15.86	\$ 335.65	\$ 335.65	\$ 24.17	\$ -	\$ -	\$ 359.82	\$ 380.97	\$ 740.79	\$ 1,799.10	1/25	\$ (1,058.31)		\$ 120.84
111	VACANT				90				\$ 21.15	\$ -	\$ -	\$ 21.15	\$ 21.30	\$ 42.45	\$ 105.75		\$ (63.30)	MTHLY DSL CHARGE \$21.15	EXEMPT
112	NHU ENERGY, INC	8/1/15	7/31/19	\$ 183.67	152	49.20	\$ 623.18	\$ 623.18	\$ 44.87	\$ -	\$ -	\$ 668.05	\$ 0.00	\$ 668.05	\$ 668.05	01/15	\$ 0.00	Rent Increase 01/2019	\$ 44.87
113	NHU ENERGY, INC	8/1/15	7/31/19		164	0.00	\$ -	\$ -	\$ -	\$ -	\$ 98.29	\$ 98.29	\$ -	\$ 98.29	\$ 30.00		\$ 68.29	MTHLY DSL CHARGE \$30.00, other: Copies Usage	EXEMPT
114	NHU ENERGY, INC	8/1/15	7/31/19	\$ -	170	0.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -			\$ -		\$ -
FRM	Sensatek Propulsion Tech, Inc.	10/26/16	10/31/18	\$ 198.17	164	14.94	\$ 204.12	\$ 204.12	\$ 14.70	\$ -			\$ -	\$ -			\$ -	Elevator Pitch Night Sponsors	EXEMPT
												\$ -	\$ -	\$ -			\$ -	EEP Training 3305	
																		Eep Expense per email	
=====																			\$ 165.70
TOTALS				\$ 381.84	2,964	20.00	\$ 1,162.95	\$ 1,162.95	\$ 83.73		\$ 98.29	\$ 1,147.31	\$ 402.27	\$ 1,549.58	\$ 2,602.90		\$ (1,053.32)		

A/R \$ 68.29

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 (7.2%)	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	1/25	\$ -		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 \$ -
Prepaid \$ -

Work Order List

Property=innvntion AND Order By=WO#

			Call	Start				Stock	Unit		
WO	Prop-Unit	Status	Date	Date	Employee	Brief Desc	Quantity	Stock	Description	Price	Total
48398	knight	Work Completed	11/28/2018		ddm	RWO Property check	1.00		DeMartino	45.00	45.00
48400	phipp	Work Completed	11/28/2018		ddm	RWO Property check	1.00		DeMartino	45.00	45.00
48639	johnson	Work Completed	12/13/2018		ddm	Ants	0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
48697	johnson	Work Completed	12/18/2018		ddm	Seac closed , check building	0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
48753	fuqua	Work Completed	12/19/2018		ddm	RWO Property check	1.00		DeMartino - straight	45.00	45.00
					ddm		1.00		DeMartino - straight	45.00	45.00
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		1.50		DeMartino	45.00	67.50
					ddm		1.50		DeMartino - straight	45.00	67.50
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
48755	knight	Work Completed	12/19/2018		ddm	RWO Property check	1.00		DeMartino	45.00	45.00
					ddm		0.50		DeMartino - straight	45.00	22.50
48756	morgan	Work Completed	12/19/2018		ddm	RWO Property check	0.50		DeMartino	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
48783	fuqua	Work Completed	12/19/2018		ddm	Lights, doors, ac , elevator	0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		1.00		DeMartino - straight	45.00	45.00
					ddm		0.50		DeMartino	45.00	22.50
48890	johnson	Work Completed	12/27/2018		extra	Check property	1.00		extra - straight	45.00	45.00
48908	johnson	Work Completed	1/2/2019		ddm	Tiny kelly check all elec vents	1.00		DeMartino - straight	45.00	45.00
48909	johnson	Work Completed	1/2/2019		ddm	Change out compressor 14	0.50		DeMartino - straight	45.00	22.50
48910	johnson	Work Completed	1/2/2019		ddm	Call back on water shut off, alarm	0.50		DeMartino - straight	45.00	22.50
48920	inn-tic	Work Completed	1/3/2019		ddm	Trash around park	1.00		DeMartino - straight	45.00	45.00
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		1.00		DeMartino - straight	45.00	45.00
					ddm		0.50		DeMartino	45.00	22.50
					ddm		2.00		DeMartino - straight	45.00	90.00
					ddm		1.00		DeMartino - straight	45.00	45.00
					ddm		2.00		DeMartino - straight	45.00	90.00
					ddm		1.00		DeMartino - straight	45.00	45.00
					ddm		1.00		DeMartino - straight	45.00	45.00
48922	collins	Work Completed	1/3/2019		ddm	Ac / heat	0.50		DeMartino - straight	45.00	22.50
					ddm		0.50		DeMartino - straight	45.00	22.50
48923	johnson	Work Completed	1/3/2019		ddm	Walk carpet bidders Seac	2.00		DeMartino - straight	45.00	90.00
48928	morgan	Work Completed	1/3/2019		ddm	Open doors office locked 105	0.50		DeMartino - straight	45.00	22.50
48929	morgan	Work Completed	1/3/2019		ddm	Service	0.50		DeMartino - straight	45.00	22.50
48930	collins	Work Completed	1/3/2019		ddm	Service	0.50		DeMartino - straight	45.00	22.50
48931	knight	Work Completed	1/3/2019		ddm	Service	0.50		DeMartino - straight	45.00	22.50
48932	phipp	Work Completed	1/3/2019		ddm	Service	0.50		DeMartino - straight	45.00	22.50
48933	inn-tic	Work Completed	1/3/2019		ddm	Blown breaker food truck	0.50		DeMartino - straight	45.00	22.50
48938	johnson	Work Completed	1/3/2019		ddm	Light ballast baths	3.00		DeMartino - straight	45.00	135.00
48939	morgan	Work Completed	1/3/2019		ddm	Change lights hall	1.50		DeMartino - straight	45.00	67.50
48964	inn-tic	Work Completed	1/8/2019		jeff	Help Dominic with signs	1.00		BATT - straight	45.00	45.00
48992	inn-tic	Work Completed	1/14/2019		ddm	Trash around park	1.00		DeMartino - straight	45.00	45.00
					ddm		0.50		DeMartino - straight	45.00	22.50
					ddm		1.50		DeMartino - straight	45.00	67.50
					ddm		0.50		DeMartino - straight	45.00	22.50

Work Order List

Property=innvntion AND Order By=WO#

				ddm		1.00	DeMartino - straight	45.00	45.00
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		1.00	DeMartino - straight	45.00	45.00
				ddm		1.50	DeMartino - straight	45.00	67.50
				ddm		3.50	DeMartino - straight	45.00	157.50
				ddm		1.00	DeMartino - straight	45.00	45.00
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		1.00	DeMartino - straight	45.00	45.00
				ddm		0.50	DeMartino - straight	45.00	22.50
48995	collins	Work Completed	1/14/2019	ddm	Check bldg, ac heat kitchen	0.50	DeMartino - straight	45.00	22.50
				ddm		1.00	DeMartino - straight	45.00	45.00
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		1.00	DeMartino - straight	45.00	45.00
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		0.50	DeMartino - straight	45.00	22.50
49006	morgan	Work Completed	1/15/2019	ddm	Ac too hot too cold	0.50	DeMartino - straight	45.00	22.50
				ddm		1.00	DeMartino - straight	45.00	45.00
				ddm		1.00	DeMartino - straight	45.00	45.00
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		0.50	DeMartino - straight	45.00	22.50
				ddm		0.50	DeMartino - straight	45.00	22.50
49008	phippis	Work Completed	1/15/2019	ddm	Meet painter	1.00	DeMartino - straight	45.00	45.00
49014	johnson	Work Completed	1/15/2019	ddm	Meet FL ga for bid on duct detector	1.00	DeMartino - straight	45.00	45.00
49015	morgan	Work Completed	1/15/2019	ddm	Leak ceiling office 200	1.00	DeMartino - straight	45.00	45.00
				ddm		1.50	DeMartino - straight	45.00	67.50
49154	morgan	Work Completed	1/17/2019	ddm	Supply room door locked	1.00	DeMartino - straight	45.00	45.00
49155	johnson	Work Completed	1/17/2019	ddm	Alarm in trouble going off	0.50	DeMartino - straight	45.00	22.50
49159	johnson	Work Completed	1/17/2019	ddm	Roof leak Dr Halligans office	1.00	DeMartino - straight	45.00	45.00
49160	morgan	Work Completed	1/17/2019	ddm	Scrap and clean stairwell for paint	0.50	DeMartino - straight	45.00	22.50
49161	inn-tic	Work Completed	1/17/2019	ddm	Show city drains that need cleaning	1.00	DeMartino - straight	45.00	45.00
49200	johnson	Work Completed	1/24/2019	ddm	Ceiling leak 232	1.00	DeMartino - straight	45.00	45.00
				ddm		1.50	DeMartino - straight	45.00	67.50
49201	morgan	Work Completed	1/24/2019	ddm	Blown breakers 214	1.00	DeMartino - straight	45.00	45.00
49203	knight	Work Completed	1/24/2019	ddm	Bug inspection	1.00	DeMartino - straight	45.00	45.00
49206	morgan	Work Completed	1/24/2019	ddm	Door lock 210-211	0.50	DeMartino - straight	45.00	22.50
49208	johnson	Work Completed	1/24/2019	ddm	Toilet leaking ladies rm 1st floor	1.00	DeMartino - straight	45.00	45.00

3,667.50