



PROPERTY MANAGEMENT



December 2023 MONTHLY REPORT

PREPARED FOR:

Innovation Park

Leon County Research & Development Authority

Tallahassee, FL

NAITALCOR

1018 Thomasville Road, Suite 200A

Tallahassee, Florida 32303

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INNOVATION PARK (innvntion)

Balance Sheet (With Period Change)

Period = Dec 2023

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
1000-0000	ASSETS			
1100-0000	CASH			
1110-4500	Cash - Hancock #2	233,386.23	306,538.55	-73,152.32
1111-0000	Cash-NFIL Construction	5,562.63	2,844.29	2,718.34
1115-0000	Cash - MMA	0.00	219,298.37	-219,298.37
1121-6600	Petty Cash Fund	200.00	200.00	0.00
1190-0000	TOTAL CASH	239,148.86	528,881.21	-289,732.35
1200-0000	RECEIVABLES			
1203-0000	A/R-Tenant - CAM	1,375.40	536.10	839.30
1209-0000	Accrued Interest Receivable	992.29	1,000.00	-7.71
1210-0000	Accounts Receivable	59,860.71	63,797.68	-3,936.97
1225-0000	Grants Receivable - NFIL	1,239,668.00	1,239,668.00	0.00
1230-0000	Lease Receivable	2,017,014.60	2,017,014.60	0.00
1299-0000	TOTAL RECEIVABLES	3,318,911.00	3,322,016.38	-3,105.38
1300-1000	PROPERTY			
1305-0000	Land	635,920.58	635,920.58	0.00
1311-0000	Construction in Progress	22,304,253.04	21,949,447.29	354,805.75
1590-0000	Accumulated Depreciation	-8,012,723.77	-7,990,487.50	-22,236.27
1620-0000	F/F/E- Improvements	88,187.25	88,187.25	0.00
1661-0000	Admin Centre Assets	183,086.35	183,086.35	0.00
1662-0000	Research Building Assets	2,254,655.46	2,232,543.56	22,111.90
1663-0000	Phipps Building Assets	1,314,940.78	1,314,940.78	0.00
1664-0000	Collins Building Assets	1,803,220.36	1,803,220.36	0.00
1666-0000	Johnson Building Assets	3,759,709.63	3,759,709.63	0.00
1668-0000	Park Planning/Development	939,865.15	939,865.15	0.00
1745-0000	Prepaid Lease Commissions	15,000.00	15,000.00	0.00
1746-0000	Accumulated Amortization-Leasing Commissic	-12,875.33	-12,750.33	-125.00
1748-0000	Intangible Assets	59,275.00	59,275.00	0.00
1752-0000	Accumulated Amortization	-46,463.00	-45,969.04	-493.96
1790-0000	TOTAL PROPERTY	25,286,051.50	24,931,989.08	354,062.42
1840-0000	OTHER ASSETS			
1913-0000	Prepaid Insurance	35,475.32	23,551.43	11,923.89
1925-0000	Investments	1,310,270.84	1,304,874.69	5,396.15
1960-0000	Deferred Outflows of Resources - Pension	105,415.00	105,415.00	0.00
1980-0000	TOTAL OTHER ASSETS	1,451,161.16	1,433,841.12	17,320.04
1990-0000	TOTAL ASSETS	30,295,272.52	30,216,727.79	78,544.73
2000-0000	LIABILITIES and CAPITAL			
2210-0000	Principal Note 1	3,051,174.55	2,743,620.31	307,554.24
2236-0000	Accounts Payable	53,630.65	62,759.26	-9,128.61
2236-0100	Accounts Payable - Construction	772,201.16	934,137.53	-161,936.37
2246-0000	Prepaid Rents	17,134.71	13,514.63	3,620.08
2249-0000	Accrued Other	22,653.81	22,653.81	0.00
2250-0000	Tenant Security Dep	9,777.40	9,777.40	0.00
2280-0000	Deferred Inflow of Resources - Leases	2,120,912.43	2,120,912.43	0.00
2305-0000	Sales Tax Payable	2,604.72	2,746.50	-141.78
2320-0000	Net Pension Liability	253,235.00	253,235.00	0.00
2420-0000	Deferred Inflow of Resources - Pension	38,489.00	38,489.00	0.00

INNOVATION PARK (innvtion)

Balance Sheet (With Period Change)

Period = Dec 2023

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
2490-0000	TOTAL LIABILITIES	6,341,813.43	6,201,845.87	139,967.56
2500-0000	CAPITAL			
2730-0000	Invested in Capital Assets-Net of Debt	2,944,749.89	2,966,986.16	-22,236.27
2750-0000	Unrestricted	-1,295,543.84	-901,551.53	-393,992.31
2770-0000	Restricted Net Position	22,304,253.04	21,949,447.29	354,805.75
2890-0000	TOTAL CAPITAL	23,953,459.09	24,014,881.92	-61,422.83
2990-0000	TOTAL LIABILITIES and CAPITAL	30,295,272.52	30,216,727.79	78,544.73

INNOVATION PARK (innvtn)

Income Statement

Period = Dec 2023

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3110-0000	Rent	58,069.83	85.94	174,209.49	77.10
3114-5000	Operating Expense Reimbursement	839.30	1.24	1,375.40	0.61
3115-0000	CAM	0.00	0.00	19,504.87	8.63
3220-0000	Interest Income	5,550.53	8.21	21,527.84	9.53
3310-0000	Other Income	350.00	0.52	1,052.34	0.47
3315-0000	Sales Tax Discount	10.18	0.02	41.64	0.02
3500-0000	Resident Memberships	2,750.00	4.07	8,250.00	3.65
3990-0000	TOTAL REVENUE	67,569.84	100.00	225,961.58	100.00
4000-0000	OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	13,333.34	19.73	40,000.02	17.70
4401-0100	Business Manager	7,500.00	11.10	22,065.00	9.76
4402-0000	Director Business Inc	9,916.66	14.68	29,175.00	12.91
4403-0000	Salary - Director PC	0.00	0.00	2,070.00	0.92
4404-0000	Payroll Taxes - Authority	2,446.16	3.62	7,463.17	3.30
4405-0000	Worker's Compensation-Authority	178.58	0.26	535.74	0.24
4406-0000	Employee Benefits-Authority	6,842.84	10.13	20,241.08	8.96
4410-0000	Wages - Administrative	1,642.50	2.43	3,887.74	1.72
4490-0000	TOTAL PAYROLL EXPENSE	41,860.08	61.95	125,437.75	55.51
4600-0000	UTILITIES				
4605-0000	Electric	7,293.78	10.79	19,490.39	8.63
4627-0000	Natural Gas-Vacant	23.40	0.03	67.94	0.03
4635-0000	Refuse Collection	758.62	1.12	2,195.94	0.97
4640-0000	Water/Sewer	561.11	0.83	1,500.79	0.66
4642-0000	Non CAM Water/Sewer	252.02	0.37	785.78	0.35
4648-0000	Irrigation - Utility	28.10	0.04	84.30	0.04
4649-0000	Irrigation-NonCAM	52.18	0.08	156.54	0.07
4650-0000	Stormwater	332.98	0.49	998.94	0.44
4660-0000	Fire Service - Utility	275.47	0.41	826.41	0.37
4799-0000	TOTAL UTILITIES	9,577.66	14.17	26,107.03	11.55
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	58.20	0.09	187.14	0.08
5160-0000	Exterior Building Maintenance	0.00	0.00	240.00	0.11
5180-0000	HVAC Repair	3,474.98	5.14	6,820.98	3.02
5210-0000	Locks & Keys Repairs	16.85	0.02	36.85	0.02
5230-0000	Plumbing Repairs	0.00	0.00	590.50	0.26
5260-0000	Signage	0.00	0.00	69.90	0.03
5290-0000	Other Maintenance	372.97	0.55	2,939.63	1.30
5292-0000	Non CAM Other Maintenance	637.00	0.94	637.00	0.28
5299-0000	TOTAL REPAIR/MAINTENANCE	4,560.00	6.75	11,522.00	5.10
5300-0000	CLEANING AND IMPROVEMENTS				
5310-0000	Carpet Cleaning	0.00	0.00	456.00	0.20
5340-0000	Painting	9,575.00	14.17	25,000.00	11.06
5399-0000	TOTAL CLEANING AND IMPROVEMENTS	9,575.00	14.17	25,456.00	11.27
5400-0000	SERVICES				
5410-0000	Elevator Service	0.00	0.00	192.50	0.09
5412-0000	Elevator Service-NonCAM	0.00	0.00	357.50	0.16
5420-0000	Fire Protection System	3,127.05	4.63	3,127.05	1.38
5425-0000	Fire Protection Phone	327.27	0.48	1,311.81	0.58
5447-0000	HVAC Monthly Service	3,449.37	5.10	3,449.37	1.53
5450-0000	Janitorial Service	3,355.05	4.97	10,565.15	4.68
5460-0000	Landscaping Service	1,587.42	2.35	6,291.75	2.78
5462-0000	Non CAM Landscaping	220.58	0.33	874.25	0.39
5480-0000	Security	0.00	0.00	160.00	0.07
5487-0000	Window Washing Service	332.50	0.49	332.50	0.15
5488-0000	Window Washing Svc-NonCAM	617.50	0.91	617.50	0.27
5499-0000	TOTAL SERVICES	13,016.74	19.26	27,279.38	12.07

INNOVATION PARK (invtion)

Income Statement

Period = Dec 2023

Book = Accrual

		Period to Date	%	Year to Date	%
5500-0000	PROPERTY ADMINISTRATION				
5520-0000	Phone Service	118.88	0.18	353.10	0.16
5522-0000	Internet Charge	304.59	0.45	893.13	0.40
5525-0000	Bank Charges	120.29	0.18	267.99	0.12
5530-0000	Copies	133.00	0.20	135.12	0.06
5563-0000	Miscellaneous Admin Expense	294.00	0.44	294.00	0.13
5575-0000	Professional Fees	1,870.00	2.77	4,610.00	2.04
5585-0000	Subscriptions	1,050.00	1.55	1,050.00	0.46
5586-0000	Marketing/PR	2,739.19	4.05	5,877.42	2.60
5587-0000	General Authority Expense	286.38	0.42	550.16	0.24
5594-0000	Travel	0.00	0.00	383.56	0.17
5596-0000	Other Administration Costs	1.55	0.00	35.30	0.02
5599-0000	TOTAL PROPERTY ADMINISTRATION	6,917.88	10.24	14,449.78	6.39
6110-0000	Management Fees TALCOR	7,648.56	11.32	22,945.68	10.15
6159-0000	TOTAL OTHER EXPENSES	7,648.56	11.32	22,945.68	10.15
7110-0000	Property Insurance	5,427.28	8.03	16,287.84	7.21
7199-0000	TOTAL INSURANCE/TAXES	5,427.28	8.03	16,287.84	7.21
7800-0000	TOTAL OPERATING EXPENSES	98,583.20	145.90	269,485.46	119.26
7999-0000	NET INCOME - OPERATING	-31,013.36	-45.90	-43,523.88	-19.26
8100-0000	DEBT SERVICE				
8110-0000	Loan #1 Interest	14,259.06	21.10	21,391.59	9.47
8199-0000	TOTAL DEBT SERVICE	14,259.06	21.10	21,391.59	9.47
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	15,531.45	22.99	66,708.81	29.52
8220-0000	Amortization Expense	618.96	0.92	1,856.88	0.82
8299-0000	TOTAL OTHER EXPENSES	16,150.41	23.90	68,565.69	30.34
9900-0000	NET INCOME	-61,422.83	-90.90	-133,481.16	-59.07

INNOVATION PARK (innvtn)
Budget Comparison
 Period = Dec 2023
 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	58,069.83	54,962.00	3,107.83	5.65	174,209.49	164,886.00	9,323.49	5.65	659,544.00
3110-6000	Leasing - Membership Fees	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	88,101.00
3110-6001	Leasing -Meeting Spaces & Events	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	11,997.00
3110-6002	Leasing -Incubation & Seminars	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	14,400.00
3114-5000	Operating Expense Reimbursement	839.30	0.00	839.30	N/A	1,375.40	0.00	1,375.40	N/A	9,000.00
3115-0000	CAM	0.00	0.00	0.00	N/A	19,504.87	21,317.00	-1,812.13	-8.50	85,268.00
3220-0000	Interest Income	5,550.53	2,500.00	3,050.53	122.02	21,527.84	7,500.00	14,027.84	187.04	25,000.00
3306-0000	Other Program Income	0.00	6,000.00	-6,000.00	-100.00	0.00	6,000.00	-6,000.00	-100.00	16,500.00
3306-0100	Grant Revenue	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	692,000.00
3306-0300	Grant Income - ARPA	0.00	0.00	0.00	N/A	0.00	5,000.00	-5,000.00	-100.00	65,000.00
3306-0400	Grant Income-EDA B2S	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	230,000.00
3310-0000	Other Income	350.00	200.00	150.00	75.00	1,052.34	600.00	452.34	75.39	2,400.00
3315-0000	Sales Tax Discount	10.18	0.00	10.18	N/A	41.64	0.00	41.64	N/A	0.00
3500-0000	Resident Memberships	2,750.00	0.00	2,750.00	N/A	8,250.00	0.00	8,250.00	N/A	0.00
3990-0000	TOTAL REVENUE	67,569.84	63,662.00	3,907.84	6.14	225,961.58	205,303.00	20,658.58	10.06	1,899,210.00
4000-0000	OPERATING EXPENSES									
4400-0000	PAYROLL EXPENSE									
4401-0000	Executive Director-Authority	13,333.34	13,867.00	533.66	3.85	40,000.02	41,601.00	1,600.98	3.85	166,404.00
4401-0100	Business Manager	7,500.00	7,498.00	-2.00	-0.03	22,065.00	22,494.00	429.00	1.91	89,976.00
4402-0000	Director Business Inc	9,916.66	9,915.00	-1.66	-0.02	29,175.00	29,745.00	570.00	1.92	118,980.00
4402-0002	Regional Outreach Coordinator	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	37,530.00
4402-0003	Director of Technology	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	50,868.00
4402-0004	Lab Installer and Maintenance Manager	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	48,825.00
4402-0005	Marketing	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	37,530.00
4402-0006	Lab Manager	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	56,250.00
4403-0000	Salary - Director PC	0.00	3,683.00	3,683.00	100.00	2,070.00	11,049.00	8,979.00	81.27	44,196.00
4404-0000	Payroll Taxes - Authority	2,446.16	2,881.00	434.84	15.09	7,463.17	8,643.00	1,179.83	13.65	34,572.00
4405-0000	Worker's Compensation-Authority	178.58	186.00	7.42	3.99	535.74	558.00	22.26	3.99	2,232.00
4406-0000	Employee Benefits-Authority	6,842.84	6,933.00	90.16	1.30	20,241.08	20,799.00	557.92	2.68	152,199.00
4410-0000	Wages - Administrative	1,642.50	2,439.00	796.50	32.66	3,887.74	7,317.00	3,429.26	46.87	29,268.00
4490-0000	TOTAL PAYROLL EXPENSE	41,860.08	47,402.00	5,541.92	11.69	125,437.75	142,206.00	16,768.25	11.79	868,830.00
4600-0000	UTILITIES									
4605-0000	Electric	7,293.78	7,583.33	289.55	3.82	19,490.39	22,749.99	3,259.60	14.33	360,999.96
4607-0000	Electric - NonCam	0.00	0.00	0.00	N/A	0.00	30.00	30.00	100.00	30.00
4627-0000	Natural Gas-Vacant	23.40	16.67	-6.73	-40.37	67.94	50.01	-17.93	-35.85	6,600.04
4635-0000	Refuse Collection	758.62	793.33	34.71	4.38	2,195.94	2,379.99	184.05	7.73	10,020.00
4640-0000	Water/Sewer	561.11	574.17	13.06	2.27	1,500.79	1,722.51	221.72	12.87	8,790.04
4642-0000	Non CAM Water/Sewer	252.02	219.17	-32.85	-14.99	785.78	657.51	-128.27	-19.51	2,630.04
4648-0000	Irrigation - Utility	28.10	42.50	14.40	33.88	84.30	127.50	43.20	33.88	510.00
4649-0000	Irrigation-NonCAM	52.18	41.67	-10.51	-25.22	156.54	125.01	-31.53	-25.22	500.04
4650-0000	Stormwater	332.98	344.17	11.19	3.25	998.94	1,032.51	33.57	3.25	4,130.04
4660-0000	Fire Service - Utility	275.47	309.17	33.70	10.90	826.41	927.51	101.10	10.90	5,609.04
4799-0000	TOTAL UTILITIES	9,577.66	9,924.18	346.52	3.49	26,107.03	29,802.54	3,695.51	12.40	399,819.20
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	58.20	516.67	458.47	88.74	187.14	1,550.01	1,362.87	87.93	6,200.00
5122-0000	NONCAM Electrical Repairs	0.00	60.00	60.00	100.00	0.00	180.00	180.00	100.00	720.00
5125-0000	Electric Supplies	0.00	43.00	43.00	100.00	0.00	129.00	129.00	100.00	520.00
5140-0000	Elevator Maintenance	0.00	8.00	8.00	100.00	0.00	24.00	24.00	100.00	90.00
5145-4400	Security Maint & Repair	0.00	157.00	157.00	100.00	0.00	471.00	471.00	100.00	1,880.00
5160-0000	Exterior Building Maintenance	0.00	467.83	467.83	100.00	240.00	1,403.49	1,163.49	82.90	5,600.00
5161-0000	Exterior Building Supplies	0.00	8.00	8.00	100.00	0.00	24.00	24.00	100.00	90.00
5170-0000	Fire Extinguisher Maintenance	0.00	297.33	297.33	100.00	0.00	891.99	891.99	100.00	3,580.00
5175-0000	Fire Alarm/Sprinkler Repair	0.00	702.00	702.00	100.00	0.00	2,106.00	2,106.00	100.00	8,420.00
5180-0000	HVAC Repair	3,474.98	2,314.17	-1,160.81	-50.16	6,820.98	6,942.51	121.53	1.75	27,770.00
5192-0000	Landscaping Expense	0.00	168.00	168.00	100.00	0.00	504.00	504.00	100.00	2,010.00

INNOVATION PARK (innvton)
Budget Comparison
 Period = Dec 2023
 Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
5195-0000	Tree Trimming	0.00	326.00	326.00	100.00	0.00	978.00	978.00	100.00	3,920.00
5197-0000	Holding Pond Maintenance	0.00	46.00	46.00	100.00	0.00	138.00	138.00	100.00	550.00
5198-0000	TIC-Trail Maintenance Expense	0.00	14.00	14.00	100.00	0.00	42.00	42.00	100.00	170.00
5210-0000	Locks & Keys Repairs	16.85	91.33	74.48	81.55	36.85	403.99	367.14	90.88	1,220.00
5212-0000	Non CAM Locks & Keys Repairs	0.00	1.00	1.00	100.00	0.00	3.00	3.00	100.00	10.00
5230-0000	Plumbing Repairs	0.00	255.50	255.50	100.00	590.50	766.50	176.00	22.96	3,070.00
5235-0000	Plumbing Supplies	0.00	24.83	24.83	100.00	0.00	74.49	74.49	100.00	300.00
5240-0000	Backflow Maintenance	0.00	3.00	3.00	100.00	0.00	9.00	9.00	100.00	30.00
5245-0000	Irrigation Repairs	0.00	10.33	10.33	100.00	0.00	30.99	30.99	100.00	120.00
5250-0000	Roof Repairs	0.00	245.67	245.67	100.00	0.00	737.01	737.01	100.00	2,930.00
5260-0000	Signage	0.00	187.00	187.00	100.00	69.90	561.00	491.10	87.54	2,240.00
5290-0000	Other Maintenance	372.77	111.00	-261.97	-236.01	2,939.63	333.00	-2,606.63	-782.77	20,130.00
5290-1000	Other Inspections	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	10,200.00
5292-0000	Non CAM Other Maintenance	637.00	0.00	-637.00	N/A	637.00	0.00	-637.00	N/A	0.00
5295-0000	Other Supplies	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	7,500.00
5299-0000	TOTAL REPAIR/MAINTENANCE	4,560.00	6,057.66	1,497.66	24.72	11,522.00	18,302.98	6,780.98	37.05	109,270.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	0.00	0.00	N/A	456.00	0.00	-456.00	N/A	0.00
5340-0000	Painting	9,575.00	0.00	-9,575.00	N/A	25,000.00	10,000.00	-15,000.00	-150.00	10,000.00
5399-0000	TOTAL CLEANING AND IMPROVEMENTS	9,575.00	0.00	-9,575.00	N/A	25,456.00	10,000.00	-15,456.00	-154.56	10,000.00
5400-0000	SERVICES									
5410-0000	Elevator Service	0.00	195.83	195.83	100.00	192.50	587.49	394.99	67.23	2,349.96
5412-0000	Elevator Service-NonCAM	0.00	133.33	133.33	100.00	357.50	399.99	42.49	10.62	1,600.00
5420-0000	Fire Protection System	3,127.05	711.67	-2,415.38	-339.40	3,127.05	2,135.01	-992.04	-46.47	8,540.04
5425-0000	Fire Protection Phone	327.27	352.50	25.23	7.16	1,311.81	1,057.50	-254.31	-24.05	4,230.00
5430-0000	Exterminating	0.00	335.84	335.84	100.00	0.00	1,007.52	1,007.52	100.00	4,030.08
5433-0000	Non CAM Exterminating	0.00	26.67	26.67	100.00	0.00	80.01	80.01	100.00	320.04
5445-0000	Backflow Prevention Service	0.00	47.00	47.00	100.00	0.00	144.00	144.00	100.00	340.00
5447-0000	HVAC Monthly Service	3,449.37	1,034.17	-2,415.20	-233.54	3,449.37	3,102.51	-346.86	-11.18	12,410.04
5450-0000	Janitorial Service	3,355.05	3,790.83	435.78	11.50	10,565.15	11,372.49	807.34	7.10	79,290.00
5460-0000	Landscaping Service	1,587.42	3,045.84	1,458.42	47.88	6,291.75	9,137.52	2,845.77	31.14	36,550.08
5462-0000	Non CAM Landscaping	220.58	420.00	199.42	47.48	874.25	1,260.00	385.75	30.62	5,040.00
5480-0000	Security	0.00	137.51	137.51	100.00	160.00	412.53	252.53	61.21	15,150.08
5487-0000	Window Washing Service	332.50	0.00	-332.50	N/A	332.50	792.50	460.00	58.04	3,020.00
5488-0000	Window Washing Svc-NonCAM	617.50	0.00	-617.50	N/A	617.50	90.00	-527.50	-586.11	90.00
5499-0000	TOTAL SERVICES	13,016.74	10,231.19	-2,785.55	-27.23	27,279.38	31,579.07	4,299.69	13.62	172,960.32
5500-0000	PROPERTY ADMINISTRATION									
5510-0000	Accounting	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	35,550.00
5520-0000	Phone Service	118.88	300.00	181.12	60.37	353.10	900.00	546.90	60.77	3,730.00
5522-0000	Internet Charge	304.59	175.00	-129.59	-74.05	893.13	525.00	-368.13	-70.12	15,680.00
5525-0000	Bank Charges	120.29	0.00	-120.29	N/A	267.99	0.00	-267.99	N/A	40.00
5530-0000	Copies	133.00	0.00	-133.00	N/A	135.12	250.00	114.88	45.95	440.00
5550-0000	Legal Fees	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	18,800.00
5555-0000	Late Fees	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	10.00
5560-0000	Fees/Licenses/Permits	0.00	0.00	0.00	N/A	0.00	340.00	340.00	100.00	3,940.00
5563-0000	Miscellaneous Admin Expense	294.00	0.00	-294.00	N/A	294.00	0.00	-294.00	N/A	30.00
5565-0000	Office Supplies	0.00	125.00	125.00	100.00	0.00	225.00	225.00	100.00	23,080.00
5566-0000	Office Equipment Maintenance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	170.00
5568-0000	Dues/Seminars	0.00	0.00	0.00	N/A	0.00	400.00	400.00	100.00	15,470.00
5570-0000	Postage/Delivery	0.00	100.00	100.00	100.00	0.00	100.00	100.00	100.00	100.00
5575-0000	Professional Fees	1,870.00	6,000.00	4,130.00	68.83	4,610.00	20,000.00	15,390.00	76.95	49,000.00
5580-0100	Printing	0.00	250.00	250.00	100.00	0.00	250.00	250.00	100.00	250.00
5581-0100	Grant Expenses	0.00	0.00	0.00	N/A	0.00	9,000.00	9,000.00	100.00	37,760.00
5581-0300	Grant Expense-ARPA	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	22,000.00
5582-0000	Other Program Expenses	0.00	0.00	0.00	N/A	0.00	1,100.00	1,100.00	100.00	17,470.00
5585-0000	Subscriptions	1,050.00	1,000.00	-50.00	-5.00	1,050.00	1,420.00	370.00	26.06	3,720.00
5586-0000	Marketing/PR	2,739.19	5,000.00	2,260.81	45.22	5,877.42	12,000.00	6,122.58	51.02	68,340.00
5587-0000	General Authority Expense	286.38	600.00	313.62	52.27	550.16	1,850.00	1,299.84	70.26	5,040.00

INNOVATION PARK (innvtn)
Budget Comparison
 Period = Dec 2023
 Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5588-1000	Economic Development-EDA B2S	0.00	0.00	0.00	N/A	0.00	2,500.00	2,500.00	100.00	3,570.00
5589-0000	Research Grants	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	43,800.00
5594-0000	Travel	0.00	420.00	420.00	100.00	383.56	420.00	36.44	8.68	8,620.00
5596-0000	Other Administration Costs	1.55	500.00	498.45	99.69	35.30	1,000.00	964.70	96.47	10,400.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	6,917.88	14,470.00	7,552.12	52.19	14,449.78	52,280.00	37,830.22	72.36	387,010.00
6110-0000	Management Fees TALCOR	7,648.56	7,649.00	0.44	0.01	22,945.68	22,947.00	1.32	0.01	104,588.00
6150-0000	Other Expenses	0.00	0.00	0.00	N/A	0.00	80.00	80.00	100.00	80.00
6159-0000	TOTAL OTHER EXPENSES	7,648.56	7,649.00	0.44	0.01	22,945.68	23,027.00	81.32	0.35	104,668.00
7110-0000	Property Insurance	5,427.28	0.00	-5,427.28	N/A	16,287.84	21,400.00	5,112.16	23.89	160,900.00
7111-0000	Property Insurance-NonCAM	0.00	0.00	0.00	N/A	0.00	100.00	100.00	100.00	400.00
7199-0000	TOTAL INSURANCE/TAXES	5,427.28	0.00	-5,427.28	N/A	16,287.84	21,500.00	5,212.16	24.24	161,300.00
7800-0000	TOTAL OPERATING EXPENSES	98,583.20	95,734.03	-2,849.17	-2.98	269,485.46	328,697.59	59,212.13	18.01	2,213,857.52
7999-0000	NET INCOME - OPERATING	-31,013.36	-32,072.03	1,058.67	3.30	-43,523.88	-123,394.59	79,870.71	64.73	-314,647.52
8100-0000	DEBT SERVICE									
8110-0000	Loan #1 Interest	14,259.06	0.00	-14,259.06	N/A	21,391.59	0.00	-21,391.59	N/A	0.00
8199-0000	TOTAL DEBT SERVICE	14,259.06	0.00	-14,259.06	N/A	21,391.59	0.00	-21,391.59	N/A	0.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	15,531.45	24,340.06	8,808.61	36.19	66,708.81	73,020.18	6,311.37	8.64	292,080.81
8220-0000	Amortization Expense	618.96	600.67	-18.29	-3.04	1,856.88	1,802.01	-54.87	-3.04	7,208.00
8299-0000	TOTAL OTHER EXPENSES	16,150.41	24,940.73	8,790.32	35.24	68,565.69	74,822.19	6,256.50	8.36	299,288.81
9900-0000	NET INCOME	-61,422.83	-57,012.76	-4,410.07	-7.74	-133,481.16	-198,216.78	64,735.62	32.66	-613,936.33

North Florida Innovation Labs (nfil)

Budget Comparison

Period = Dec 2023

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-6000	Leasing - Membership Fees	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	88,101.00
3110-6001	Leasing -Meeting Spaces & Events	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	11,997.00
3110-6002	Leasing -Incubation & Seminars	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	14,400.00
3306-0100	Grant Revenue	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	424,000.00
3306-0300	Grant Income - ARPA	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	60,000.00
3306-0400	Grant Income-EDA B2S	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	180,000.00
3990-0000	TOTAL REVENUE	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	778,498.00
4000-0000	OPERATING EXPENSES									
4400-0000	PAYROLL EXPENSE									
4402-0002	Regional Outreach Coordinator	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	37,530.00
4402-0003	Director of Technology	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	50,868.00
4402-0004	Lab Installer and Maintenance Manager	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	48,825.00
4402-0005	Marketing	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	37,530.00
4402-0006	Lab Manager	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	56,250.00
4406-0000	Employee Benefits-Authority	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	68,994.00
4490-0000	TOTAL PAYROLL EXPENSE	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	299,997.00
4600-0000	UTILITIES									
4605-0000	Electric	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	270,000.00
4627-0000	Natural Gas-Vacant	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	6,400.00
4635-0000	Refuse Collection	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	500.00
4640-0000	Water/Sewer	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	1,900.00
4660-0000	Fire Service - Utility	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	1,899.00
4799-0000	TOTAL UTILITIES	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	280,699.00
5290-0000	Other Maintenance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	18,800.00
5290-1000	Other Inspections	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	10,200.00
5295-0000	Other Supplies	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	7,500.00
5299-0000	TOTAL REPAIR/MAINTENANCE	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	36,500.00
5400-0000	SERVICES									
5450-0000	Janitorial Service	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	33,800.00
5480-0000	Security	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	13,500.00
5499-0000	TOTAL SERVICES	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	47,300.00
5500-0000	PROPERTY ADMINISTRATION									
5510-0000	Accounting	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	7,500.00
5522-0000	Internet Charge	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	13,500.00
5550-0000	Legal Fees	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	18,800.00
5560-0000	Fees/Licenses/Permits	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	3,600.00
5565-0000	Office Supplies	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	22,500.00
5568-0000	Dues/Seminars	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	15,000.00
5581-0100	Grant Expenses	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	18,800.00
5581-0300	Grant Expense-ARPA	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	22,000.00
5582-0000	Other Program Expenses	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	7,500.00
5585-0000	Subscriptions	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	1,300.00
5586-0000	Marketing/PR	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	36,000.00
5589-0000	Research Grants	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	18,800.00
5594-0000	Travel	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	5,700.00
5596-0000	Other Administration Costs	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	9,000.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	200,000.00
6110-0000	Management Fees TALCOR	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	12,800.00
6159-0000	TOTAL OTHER EXPENSES	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	12,800.00

North Florida Innovation Labs (nfil)

Budget Comparison

Period = Dec 2023

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
7110-0000	Property Insurance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	75,000.00
7199-0000	TOTAL INSURANCE/TAXES	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	75,000.00
7800-0000	TOTAL OPERATING EXPENSES	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	952,296.00
7999-0000	NET INCOME - OPERATING	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	-173,798.00
9900-0000	NET INCOME	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	-173,798.00

Innvtion without NFIL (nnless)

Budget Comparison

Period = Dec 2023

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	58,069.83	54,962.00	3,107.83	5.65	174,209.49	164,886.00	9,323.49	5.65	659,544.00
3114-5000	Operating Expense Reimbursement	839.30	0.00	839.30	N/A	1,375.40	0.00	1,375.40	N/A	9,000.00
3115-0000	CAM	0.00	0.00	0.00	N/A	19,504.87	21,317.00	-1,812.13	-8.50	85,268.00
3220-0000	Interest Income	5,550.53	2,500.00	3,050.53	122.02	21,527.84	7,500.00	14,027.84	187.04	25,000.00
3306-0000	Other Program Income	0.00	6,000.00	-6,000.00	-100.00	0.00	6,000.00	-6,000.00	-100.00	16,500.00
3306-0100	Grant Revenue	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	268,000.00
3306-0300	Grant Income - ARPA	0.00	0.00	0.00	N/A	0.00	5,000.00	-5,000.00	-100.00	5,000.00
3306-0400	Grant Income-EDA B2S	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	50,000.00
3310-0000	Other Income	350.00	200.00	150.00	75.00	1,052.34	600.00	452.34	75.39	2,400.00
3315-0000	Sales Tax Discount	10.18	0.00	10.18	N/A	41.64	0.00	41.64	N/A	0.00
3500-0000	Resident Memberships	2,750.00	0.00	2,750.00	N/A	8,250.00	0.00	8,250.00	N/A	0.00
3990-0000	TOTAL REVENUE	67,569.84	63,662.00	3,907.84	6.14	225,961.58	205,303.00	20,658.58	10.06	1,120,712.00
4000-0000	OPERATING EXPENSES									
4400-0000	PAYROLL EXPENSE									
4401-0000	Executive Director-Authority	13,333.34	13,867.00	533.66	3.85	40,000.02	41,601.00	1,600.98	3.85	166,404.00
4401-0100	Business Manager	7,500.00	7,498.00	-2.00	-0.03	22,065.00	22,494.00	429.00	1.91	89,976.00
4402-0000	Director Business Inc	9,916.66	9,915.00	-1.66	-0.02	29,175.00	29,745.00	570.00	1.92	118,980.00
4403-0000	Salary - Director PC	0.00	3,683.00	3,683.00	100.00	2,070.00	11,049.00	8,979.00	81.27	44,196.00
4404-0000	Payroll Taxes - Authority	2,446.16	2,881.00	434.84	15.09	7,463.17	8,643.00	1,179.83	13.65	34,572.00
4405-0000	Worker's Compensation-Authority	178.58	186.00	7.42	3.99	535.74	558.00	22.26	3.99	2,232.00
4406-0000	Employee Benefits-Authority	6,842.84	6,933.00	90.16	1.30	20,241.08	20,799.00	557.92	2.68	83,205.00
4410-0000	Wages - Administrative	1,642.50	2,439.00	796.50	32.66	3,887.74	7,317.00	3,429.26	46.87	29,268.00
4490-0000	TOTAL PAYROLL EXPENSE	41,860.08	47,402.00	5,541.92	11.69	125,437.75	142,206.00	16,768.25	11.79	568,833.00
4600-0000	UTILITIES									
4605-0000	Electric	7,293.78	7,583.33	289.55	3.82	19,490.39	22,749.99	3,259.60	14.33	90,999.96
4607-0000	Electric - NonCam	0.00	0.00	0.00	N/A	0.00	30.00	30.00	100.00	30.00
4627-0000	Natural Gas-Vacant	23.40	16.67	-6.73	-40.37	67.94	50.01	-17.93	-35.85	200.04
4635-0000	Refuse Collection	758.62	793.33	34.71	4.38	2,195.94	2,379.99	184.05	7.73	9,520.00
4640-0000	Water/Sewer	561.11	574.17	13.06	2.27	1,500.79	1,722.51	221.72	12.87	6,890.04
4642-0000	Non CAM Water/Sewer	252.02	219.17	-32.85	-14.99	785.78	657.51	-128.27	-19.51	2,630.04
4648-0000	Irrigation - Utility	28.10	42.50	14.40	33.88	84.30	127.50	43.20	33.88	510.00
4649-0000	Irrigation-NonCAM	52.18	41.67	-10.51	-25.22	156.54	125.01	-31.53	-25.22	500.04
4650-0000	Stormwater	332.98	344.17	11.19	3.25	998.94	1,032.51	33.57	3.25	4,130.04
4660-0000	Fire Service - Utility	275.47	309.17	33.70	10.90	826.41	927.51	101.10	10.90	3,710.04
4799-0000	TOTAL UTILITIES	9,577.66	9,924.18	346.52	3.49	26,107.03	29,802.54	3,695.51	12.40	119,120.20
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	58.20	516.67	458.47	88.74	187.14	1,550.01	1,362.87	87.93	6,200.00
5122-0000	NONCAM Electrical Repairs	0.00	60.00	60.00	100.00	0.00	180.00	180.00	100.00	720.00
5125-0000	Electric Supplies	0.00	43.00	43.00	100.00	0.00	129.00	129.00	100.00	520.00
5140-0000	Elevator Maintenance	0.00	8.00	8.00	100.00	0.00	24.00	24.00	100.00	90.00
5145-4400	Security Maint & Repair	0.00	157.00	157.00	100.00	0.00	471.00	471.00	100.00	1,880.00
5160-0000	Exterior Building Maintenance	0.00	467.83	467.83	100.00	240.00	1,403.49	1,163.49	82.90	5,600.00
5161-0000	Exterior Building Supplies	0.00	8.00	8.00	100.00	0.00	24.00	24.00	100.00	90.00
5170-0000	Fire Extinguisher Maintenance	0.00	297.33	297.33	100.00	0.00	891.99	891.99	100.00	3,580.00
5175-0000	Fire Alarm/Sprinkler Repair	0.00	702.00	702.00	100.00	0.00	2,106.00	2,106.00	100.00	8,420.00
5180-0000	HVAC Repair	3,474.98	2,314.17	-1,160.81	-50.16	6,820.98	6,942.51	121.53	1.75	27,770.00
5192-0000	Landscaping Expense	0.00	168.00	168.00	100.00	0.00	504.00	504.00	100.00	2,010.00
5195-0000	Tree Trimming	0.00	326.00	326.00	100.00	0.00	978.00	978.00	100.00	3,920.00
5197-0000	Holding Pond Maintenance	0.00	46.00	46.00	100.00	0.00	138.00	138.00	100.00	550.00
5198-0000	TIC-Trail Maintenance Expense	0.00	14.00	14.00	100.00	0.00	42.00	42.00	100.00	170.00
5210-0000	Locks & Keys Repairs	16.85	91.33	74.48	81.55	36.85	403.99	367.14	90.88	1,220.00

Innvtion without NFIL (nnless)

Budget Comparison

Period = Dec 2023

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5212-0000 Non CAM Locks & Keys Repairs	0.00	1.00	1.00	100.00	0.00	3.00	3.00	100.00	10.00
5230-0000 Plumbing Repairs	0.00	255.50	255.50	100.00	590.50	766.50	176.00	22.96	3,070.00
5235-0000 Plumbing Supplies	0.00	24.83	24.83	100.00	0.00	74.49	74.49	100.00	300.00
5240-0000 Backflow Maintenance	0.00	3.00	3.00	100.00	0.00	9.00	9.00	100.00	30.00
5245-0000 Irrigation Repairs	0.00	10.33	10.33	100.00	0.00	30.99	30.99	100.00	120.00
5250-0000 Roof Repairs	0.00	245.67	245.67	100.00	0.00	737.01	737.01	100.00	2,930.00
5260-0000 Signage	0.00	187.00	187.00	100.00	69.90	561.00	491.10	87.54	2,240.00
5290-0000 Other Maintenance	372.97	111.00	-261.97	-236.01	2,939.63	333.00	-2,606.63	-782.77	1,330.00
5292-0000 Non CAM Other Maintenance	637.00	0.00	-637.00	N/A	637.00	0.00	-637.00	N/A	0.00
5299-0000 TOTAL REPAIR/MAINTENANCE	4,560.00	6,057.66	1,497.66	24.72	11,522.00	18,302.98	6,780.98	37.05	72,770.00
5300-0000 CLEANING AND IMPROVEMENTS									
5310-0000 Carpet Cleaning	0.00	0.00	0.00	N/A	456.00	0.00	-456.00	N/A	0.00
5340-0000 Painting	9,575.00	0.00	-9,575.00	N/A	25,000.00	10,000.00	-15,000.00	-150.00	10,000.00
5399-0000 TOTAL CLEANING AND IMPROVEMENT	9,575.00	0.00	-9,575.00	N/A	25,456.00	10,000.00	-15,456.00	-154.56	10,000.00
5400-0000 SERVICES									
5410-0000 Elevator Service	0.00	195.83	195.83	100.00	192.50	587.49	394.99	67.23	2,349.96
5412-0000 Elevator Service-NonCAM	0.00	133.33	133.33	100.00	357.50	399.99	42.49	10.62	1,600.00
5420-0000 Fire Protection System	3,127.05	711.67	-2,415.38	-339.40	3,127.05	2,135.01	-992.04	-46.47	8,540.04
5425-0000 Fire Protection Phone	327.27	352.50	25.23	7.16	1,311.81	1,057.50	-254.31	-24.05	4,230.00
5430-0000 Exterminating	0.00	335.84	335.84	100.00	0.00	1,007.52	1,007.52	100.00	4,030.08
5433-0000 Non CAM Exterminating	0.00	26.67	26.67	100.00	0.00	80.01	80.01	100.00	320.00
5445-0000 Backflow Prevention Service	0.00	47.00	47.00	100.00	0.00	144.00	144.00	100.00	340.00
5447-0000 HVAC Monthly Service	3,449.37	1,034.17	-2,415.20	-233.54	3,449.37	3,102.51	-346.86	-11.18	12,410.04
5450-0000 Janitorial Service	3,355.05	3,790.83	435.78	11.50	10,565.15	11,372.49	807.34	7.10	45,490.00
5460-0000 Landscaping Service	1,587.42	3,045.84	1,458.42	47.88	6,291.75	9,137.52	2,845.77	31.14	36,550.08
5462-0000 Non CAM Landscaping	220.58	420.00	199.42	47.48	874.25	1,260.00	385.75	30.62	5,040.00
5480-0000 Security	0.00	137.51	137.51	100.00	160.00	412.53	252.53	61.21	1,650.08
5487-0000 Window Washing Service	332.50	0.00	-332.50	N/A	332.50	792.50	460.00	58.04	3,020.00
5488-0000 Window Washing Svc-NonCAM	617.50	0.00	-617.50	N/A	617.50	90.00	-527.50	-586.11	90.00
5499-0000 TOTAL SERVICES	13,016.74	10,231.19	-2,785.55	-27.23	27,279.38	31,579.07	4,299.69	13.62	125,660.32
5500-0000 PROPERTY ADMINISTRATION									
5510-0000 Accounting	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	28,050.00
5520-0000 Phone Service	118.88	300.00	181.12	60.37	353.10	900.00	546.90	60.77	3,730.00
5522-0000 Internet Charge	304.59	175.00	-129.59	-74.05	893.13	525.00	-368.13	-70.12	2,180.00
5525-0000 Bank Charges	120.29	0.00	-120.29	N/A	267.99	0.00	-267.99	N/A	40.00
5530-0000 Copies	133.00	0.00	-133.00	N/A	135.12	250.00	114.88	45.95	440.00
5555-0000 Late Fees	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	10.00
5560-0000 Fees/Licenses/Permits	0.00	0.00	0.00	N/A	0.00	340.00	340.00	100.00	340.00
5563-0000 Miscellaneous Admin Expense	294.00	0.00	-294.00	N/A	294.00	0.00	-294.00	N/A	30.00
5565-0000 Office Supplies	0.00	125.00	125.00	100.00	0.00	225.00	225.00	100.00	580.00
5566-0000 Office Equipment Maintenance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	170.00
5568-0000 Dues/Seminars	0.00	0.00	0.00	N/A	0.00	400.00	400.00	100.00	470.00
5570-0000 Postage/Delivery	0.00	100.00	100.00	100.00	0.00	100.00	100.00	100.00	100.00
5575-0000 Professional Fees	1,870.00	6,000.00	4,130.00	68.83	4,610.00	20,000.00	15,390.00	76.95	49,000.00
5580-0100 Printing	0.00	250.00	250.00	100.00	0.00	250.00	250.00	100.00	250.00
5581-0100 Grant Expenses	0.00	0.00	0.00	N/A	0.00	9,000.00	9,000.00	100.00	18,960.00
5582-0000 Other Program Expenses	0.00	0.00	0.00	N/A	0.00	1,100.00	1,100.00	100.00	9,970.00
5585-0000 Subscriptions	1,050.00	1,000.00	-50.00	-5.00	1,050.00	1,420.00	370.00	26.06	2,420.00
5586-0000 Marketing/PR	2,739.19	5,000.00	2,260.81	45.22	5,877.42	12,000.00	6,122.58	51.02	32,340.00
5587-0000 General Authority Expense	286.38	600.00	313.62	52.27	550.16	1,850.00	1,299.84	70.26	5,040.00
5588-1000 Economic Development-EDA B2S	0.00	0.00	0.00	N/A	0.00	2,500.00	2,500.00	100.00	3,570.00
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	420.00	420.00	100.00	383.56	420.00	36.44	8.68	2,920.00
5596-0000 Other Administration Costs	1.55	500.00	498.45	99.69	35.30	1,000.00	964.70	96.47	1,400.00

Innvtion without NFIL (nnless)

Budget Comparison

Period = Dec 2023

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5599-0000	TOTAL PROPERTY ADMINISTRATION	6,917.88	14,470.00	7,552.12	52.19	14,449.78	52,280.00	37,830.22	72.36	187,010.00
6110-0000	Management Fees TALCOR	7,648.56	7,649.00	0.44	0.01	22,945.68	22,947.00	1.32	0.01	91,788.00
6150-0000	Other Expenses	0.00	0.00	0.00	N/A	0.00	80.00	80.00	100.00	80.00
6159-0000	TOTAL OTHER EXPENSES	7,648.56	7,649.00	0.44	0.01	22,945.68	23,027.00	81.32	0.35	91,868.00
7110-0000	Property Insurance	5,427.28	0.00	-5,427.28	N/A	16,287.84	21,400.00	5,112.16	23.89	85,900.00
7111-0000	Property Insurance-NonCAM	0.00	0.00	0.00	N/A	0.00	100.00	100.00	100.00	400.00
7199-0000	TOTAL INSURANCE/TAXES	5,427.28	0.00	-5,427.28	N/A	16,287.84	21,500.00	5,212.16	24.24	86,300.00
7800-0000	TOTAL OPERATING EXPENSES	98,583.20	95,734.03	-2,849.17	-2.98	269,485.46	328,697.59	59,212.13	18.01	1,261,561.52
7999-0000	NET INCOME - OPERATING	-31,013.36	-32,072.03	1,058.67	3.30	-43,523.88	-123,394.59	79,870.71	64.73	-140,849.52
8100-0000	DEBT SERVICE									
8110-0000	Loan #1 Interest	14,259.06	0.00	-14,259.06	N/A	21,391.59	0.00	-21,391.59	N/A	0.00
8199-0000	TOTAL DEBT SERVICE	14,259.06	0.00	-14,259.06	N/A	21,391.59	0.00	-21,391.59	N/A	0.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	15,531.45	24,340.06	8,808.61	36.19	66,708.81	73,020.18	6,311.37	8.64	292,080.81
8220-0000	Amortization Expense	618.96	600.67	-18.29	-3.04	1,856.88	1,802.01	-54.87	-3.04	7,208.00
8299-0000	TOTAL OTHER EXPENSES	16,150.41	24,940.73	8,790.32	35.24	68,565.69	74,822.19	6,256.50	8.36	299,288.81
9900-0000	NET INCOME	-61,422.83	-57,012.76	-4,410.07	-7.74	-133,481.16	-198,216.78	64,735.62	32.66	-440,138.33

INNOVATION PARK (innvtion)

Cash Flow Statement

Period = Dec 2023

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3110-0000	Rent	58,069.83	85.94	174,209.49	77.10
3114-5000	Operating Expense Reimbursement	839.30	1.24	1,375.40	0.61
3115-0000	CAM	0.00	0.00	19,504.87	8.63
3220-0000	Interest Income	5,550.53	8.21	21,527.84	9.53
3310-0000	Other Income	350.00	0.52	1,052.34	0.47
3315-0000	Sales Tax Discount	10.18	0.02	41.64	0.02
3500-0000	Resident Memberships	2,750.00	4.07	8,250.00	3.65
3990-0000	TOTAL REVENUE	67,569.84	100.00	225,961.58	100.00
4000-0000	OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	13,333.34	19.73	40,000.02	17.70
4401-0100	Business Manager	7,500.00	11.10	22,065.00	9.76
4402-0000	Director Business Inc	9,916.66	14.68	29,175.00	12.91
4403-0000	Salary - Director PC	0.00	0.00	2,070.00	0.92
4404-0000	Payroll Taxes - Authority	2,446.16	3.62	7,463.17	3.30
4405-0000	Worker's Compensation-Authority	178.58	0.26	535.74	0.24
4406-0000	Employee Benefits-Authority	6,842.84	10.13	20,241.08	8.96
4410-0000	Wages - Administrative	1,642.50	2.43	3,887.74	1.72
4490-0000	TOTAL PAYROLL EXPENSE	41,860.08	61.95	125,437.75	55.51
4600-0000	UTILITIES				
4605-0000	Electric	7,293.78	10.79	19,490.39	8.63
4627-0000	Natural Gas-Vacant	23.40	0.03	67.94	0.03
4635-0000	Refuse Collection	758.62	1.12	2,195.94	0.97
4640-0000	Water/Sewer	561.11	0.83	1,500.79	0.66
4642-0000	Non CAM Water/Sewer	252.02	0.37	785.78	0.35
4648-0000	Irrigation - Utility	28.10	0.04	84.30	0.04
4649-0000	Irrigation-NonCAM	52.18	0.08	156.54	0.07
4650-0000	Stormwater	332.98	0.49	998.94	0.44
4660-0000	Fire Service - Utility	275.47	0.41	826.41	0.37
4799-0000	TOTAL UTILITIES	9,577.66	14.17	26,107.03	11.55
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	58.20	0.09	187.14	0.08
5160-0000	Exterior Building Maintenance	0.00	0.00	240.00	0.11
5180-0000	HVAC Repair	3,474.98	5.14	6,820.98	3.02
5210-0000	Locks & Keys Repairs	16.85	0.02	36.85	0.02
5230-0000	Plumbing Repairs	0.00	0.00	590.50	0.26
5260-0000	Signage	0.00	0.00	69.90	0.03
5290-0000	Other Maintenance	372.97	0.55	2,939.63	1.30
5292-0000	Non CAM Other Maintenance	637.00	0.94	637.00	0.28
5299-0000	TOTAL REPAIR/MAINTENANCE	4,560.00	6.75	11,522.00	5.10
5300-0000	CLEANING AND IMPROVEMENTS				
5310-0000	Carpet Cleaning	0.00	0.00	456.00	0.20
5340-0000	Painting	9,575.00	14.17	25,000.00	11.06
5399-0000	TOTAL CLEANING AND IMPROVEMEN	9,575.00	14.17	25,456.00	11.27
5400-0000	SERVICES				
5410-0000	Elevator Service	0.00	0.00	192.50	0.09
5412-0000	Elevator Service-NonCAM	0.00	0.00	357.50	0.16
5420-0000	Fire Protection System	3,127.05	4.63	3,127.05	1.38
5425-0000	Fire Protection Phone	327.27	0.48	1,311.81	0.58
5447-0000	HVAC Monthly Service	3,449.37	5.10	3,449.37	1.53
5450-0000	Janitorial Service	3,355.05	4.97	10,565.15	4.68
5460-0000	Landscaping Service	1,587.42	2.35	6,291.75	2.78
5462-0000	Non CAM Landscaping	220.58	0.33	874.25	0.39
5480-0000	Security	0.00	0.00	160.00	0.07
5487-0000	Window Washing Service	332.50	0.49	332.50	0.15

INNOVATION PARK (innvntn)

Cash Flow Statement

Period = Dec 2023

Book = Accrual

		Period to Date	%	Year to Date	%
5488-0000	Window Washing Svc-NonCAM	617.50	0.91	617.50	0.27
5499-0000	TOTAL SERVICES	13,016.74	19.26	27,279.38	12.07
5500-0000	PROPERTY ADMINISTRATION				
5520-0000	Phone Service	118.88	0.18	353.10	0.16
5522-0000	Internet Charge	304.59	0.45	893.13	0.40
5525-0000	Bank Charges	120.29	0.18	267.99	0.12
5530-0000	Copies	133.00	0.20	135.12	0.06
5563-0000	Miscellaneous Admin Expense	294.00	0.44	294.00	0.13
5575-0000	Professional Fees	1,870.00	2.77	4,610.00	2.04
5585-0000	Subscriptions	1,050.00	1.55	1,050.00	0.46
5586-0000	Marketing/PR	2,739.19	4.05	5,877.42	2.60
5587-0000	General Authority Expense	286.38	0.42	550.16	0.24
5594-0000	Travel	0.00	0.00	383.56	0.17
5596-0000	Other Administration Costs	1.55	0.00	35.30	0.02
5599-0000	TOTAL PROPERTY ADMINISTRATION	6,917.88	10.24	14,449.78	6.39
6110-0000	Management Fees TALCOR	7,648.56	11.32	22,945.68	10.15
6159-0000	TOTAL OTHER EXPENSES	7,648.56	11.32	22,945.68	10.15
7110-0000	Property Insurance	5,427.28	8.03	16,287.84	7.21
7199-0000	TOTAL INSURANCE/TAXES	5,427.28	8.03	16,287.84	7.21
7800-0000	TOTAL OPERATING EXPENSES	98,583.20	145.90	269,485.46	119.26
7999-0000	NET INCOME - OPERATING	-31,013.36	-45.90	-43,523.88	-19.26
8100-0000	DEBT SERVICE				
8110-0000	Loan #1 Interest	14,259.06	21.10	21,391.59	9.47
8199-0000	TOTAL DEBT SERVICE	14,259.06	21.10	21,391.59	9.47
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	15,531.45	22.99	66,708.81	29.52
8220-0000	Amortization Expense	618.96	0.92	1,856.88	0.82
8299-0000	TOTAL OTHER EXPENSES	16,150.41	23.90	68,565.69	30.34
9900-0000	NET INCOME	-61,422.83	-90.90	-133,481.16	-59.07
	Adjustments				
1203-0000	A/R-Tenant - CAM	-839.30	-1.24	8,408.41	3.72
1206-0000	Other Receivables	0.00	0.00	2,080.00	0.92
1209-0000	Accrued Interest Receivable	7.71	0.01	158.90	0.07
1210-0000	Accounts Receivable	3,936.97	5.83	13,255.94	5.87
1218-0000	Due from IP TLH	0.00	0.00	27,961.32	12.37
1311-0000	Construction in Progress	-354,805.75	-525.09	-1,743,094.58	-771.41
1590-0000	Accumulated Depreciation	22,236.27	32.91	66,708.81	29.52
1662-0000	Research Building Assets	-22,111.90	-32.72	-22,111.90	-9.79
1666-0000	Johnson Building Assets	0.00	0.00	-33,952.00	-15.03
1746-0000	Accumulated Amortization-Leasing Commission	125.00	0.18	375.00	0.17
1752-0000	Accumulated Amortization	493.96	0.73	1,481.88	0.66
1913-0000	Prepaid Insurance	-11,923.89	-17.65	-33,717.57	-14.92
1925-0000	Investments	-5,396.15	-7.99	-15,583.42	-6.90
2210-0000	Principal Note 1	307,554.24	455.16	321,391.59	142.23
2236-0000	Accounts Payable	-9,128.61	-13.51	10,783.21	4.77
2236-0100	Accounts Payable - Construction	-161,936.37	-239.66	366,982.64	162.41
2246-0000	Prepaid Rents	3,620.08	5.36	10,888.57	4.82
2249-0000	Accrued Other	0.00	0.00	-260.79	-0.12
2305-0000	Sales Tax Payable	-141.78	-0.21	-434.04	-0.19
	Total Adjustments	-228,309.52	-337.89	-1,018,678.03	-450.82
	Cash Flow	-289,732.35	-428.79	-1,152,159.19	-509.89
	Period to Date	Beginning Balance	Ending Balance	Difference	
1110-4500	Cash - Hancock #2	306,538.55	233,386.23	-73,152.32	

INNOVATION PARK (innvntion)

Cash Flow Statement

Period = Dec 2023

Book = Accrual

		Period to Date	%	Year to Date	%
1111-0000	Cash-NFIL Construction	2,844.29	5,562.63	2,718.34	
1115-0000	Cash - MMA	219,298.37	0.00	-219,298.37	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	Total Cash	528,881.21	239,148.86	-289,732.35	
Year to Date		Beginning Balance	Ending Balance	Difference	
1110-4500	Cash - Hancock #2	315,661.80	233,386.23	-82,275.57	
1111-0000	Cash-NFIL Construction	2,214.11	5,562.63	3,348.52	
1115-0000	Cash - MMA	1,073,232.14	0.00	-1,073,232.14	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	Total Cash	1,391,308.05	239,148.86	-1,152,159.19	

Cash - Hancock #2

1/23/2024

Bank Reconciliation Report
12/31/2023

Posted by: kristy on 1/23/2024

Balance Per Bank Statement as of 12/31/2023 261,445.17

Outstanding Checks

Check Date	Check Number	Payee	Amount
9/1/2023	1036	Infinity - Infinity Labs	72.47
12/4/2023	1097	mihir - Mihir Environics, Inc.	2,450.00
12/15/2023	1101	aurp - Association of University Research Parks	1,050.00
12/15/2023	1102	engineer - Engineered Cooling Services, Inc.	1,861.22
12/15/2023	1103	fishclean - Preston Genuine Enterprises	950.00
12/15/2023	1104	i2x - I2X Solutions LLC	1,000.00
12/15/2023	1105	jhcreat - JH Creative LLC	2,500.00
12/15/2023	1106	johnson - Johnson Controls, Inc.	3,127.05
12/15/2023	1107	lcroc - Leon County Clerk & Comptroller's Office	2,691.24
12/15/2023	1108	link - LINK FLOORS, INC.	980.00
12/15/2023	1109	marpan - MARPAN SUPPLY COMPANY, INC	79.92
12/15/2023	1110	mgital - TALCOR COMMERCIAL REAL ESTATE SVC INC	7,648.56
12/15/2023	1111	nelson - Nelson Mullins Riley & Scarborough LLP	1,110.00
12/15/2023	1112	rjyoung - RJ Young Company	133.00
12/15/2023	12152023	zenith - Zenith Insurance Company	2,031.00
12/28/2023	12282023	comcast - COMCAST	374.48
Less:	Outstanding Checks		28,058.94
	Reconciled Bank Balance		233,386.23

Balance per GL as of 12/31/2023 233,386.23

Reconciled Balance Per G/L 233,386.23

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

Cleared Items:

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
11/1/2023	1080	mgital - TALCOR COMMERCIAL REAL ESTATE SVC INC	7,648.56	12/31/2023
11/17/2023	1083	i2x - I2X Solutions LLC	1,000.00	12/31/2023
12/1/2023	1088	jhcreat - JH Creative LLC	2,500.00	12/31/2023
12/4/2023	1089	davissaf - Davis Safe and Lock, Inc.	9.00	12/31/2023
12/4/2023	1090	gaffburg - Georgia- Florida Burglar Alarm Company,	80.00	12/31/2023
12/4/2023	1091	handclayne - Hancock Bank	378.22	12/31/2023
12/4/2023	1092	handlpeggy - Hancock Bank	5.87	12/31/2023
12/4/2023	1093	handtwill - Hancock Bank	40.65	12/31/2023
12/4/2023	1094	heinzbro - Heinz Nurseries, LLC.	1,808.00	12/31/2023
12/4/2023	1095	metal - Metal Building Services, Inc.	120.00	12/31/2023
12/4/2023	1096	mgital - TALCOR COMMERCIAL REAL ESTATE SVC INC	7,648.56	12/31/2023
12/4/2023	1098	mjclean - M&J X-treme Cleaning Services, Inc	3,355.05	12/31/2023
12/4/2023	1099	silverlining - Silver Lining Carpet Care	456.00	12/31/2023

Cash - Hancock #2

1/23/2024

Bank Reconciliation Report
12/31/2023

Posted by: kristy on 1/23/2024

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
12/4/2023	1100	vda - VDA	550.00	12/31/2023
12/8/2023	12082023	fcsheat - Family Comfort Specialists Heating and Air LLC	33,952.00	12/31/2023
12/11/2023	12112023	brownbro - BROWN & BROWN OF FLORIDA, INC.	15,498.75	12/31/2023
12/18/2023	12182023	stax - FLORIDA DEPARTMENT OF REVENUE	396.60	12/31/2023
12/26/2023	1112024	home - Home Depot Credit Services	29.97	12/31/2023
12/28/2023	12282023	centuryl - CENTURY LINK	327.27	12/31/2023
12/28/2023	12282023	utilal - CITY OF TALLAHASSEE	7,795.92	12/31/2023
Total Cleared Checks			83,600.42	

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
12/1/2023	602		25,580.70	12/31/2023
12/1/2023	603		2,833.11	12/31/2023
12/6/2023	601		5,810.93	12/31/2023
12/7/2023	600	:CHECKscan Deposit	16,983.80	12/31/2023
12/12/2023	607		1,043.75	12/31/2023
12/18/2023	604	:CHECKscan Deposit	3,350.63	12/31/2023
12/18/2023	608		8,548.36	12/31/2023
12/20/2023	606	:CHECKscan Deposit	4,840.60	12/31/2023
Total Cleared Deposits			68,991.88	

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
11/30/2023	JE 36221	Benefits - Nov for Nov	-5,550.26	12/31/2023
11/30/2023	JE 36232	adjusted amount	5,550.26	12/31/2023
11/30/2023	JE 36233	Benefits - Nov for Nov	-5,360.12	12/31/2023
12/1/2023	JE 36443		5,360.12	12/31/2023
12/31/2023	JE 36431	Benefits-12.23 457 Plan #1	-2,109.00	12/31/2023
12/31/2023	JE 36432	Benefits-12.23 457 Plan #2	-2,109.00	12/31/2023
12/31/2023	JE 36433	12.23 Bank Fees	-120.29	12/31/2023
12/31/2023	JE 36434	Payroll taxes - Dec for Dec	-5,415.32	12/31/2023
12/31/2023	JE 36435	Payroll taxes - Dec for Dec	-5,226.00	12/31/2023
12/31/2023	JE 36436	Benefits - Dec for Dec	-5,367.44	12/31/2023
12/31/2023	JE 36438	Payroll for December	-18,573.36	12/31/2023
12/31/2023	JE 36442	Add'l utility bill	-95.32	12/31/2023
12/31/2023	JE 36444	reverse adjusted amount	-5,550.26	12/31/2023
Total Cleared Other Items			-44,565.99	



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



Statements Dates
12/01/2023 - 12/31/2023

Account Number:

1 000000 002
**LEON COUNTY RESEARCH & DEVELOPMENT
AUTHORITY OPERATING ACCOUNT
ATTN EXECUTIVE DIRECTOR
2051 E PAUL DIRAC DR SUITE 100
TALLAHASSEE FL 32301**

Images:
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***TRUNC ACCTS* E0**

**VISIT HANCOCKWHITNEY.COM TO ENROLL IN ONLINE BANKING WITH
ESTATEMENTS. CALL US AT 800-448-8812.**

Checking Account Summary

PREVIOUS BALANCE	320,619.70	AVERAGE BALANCE	
+ 8 CREDITS	136,891.88		312,969.56
- 39 DEBITS	195,946.12	YTD INTEREST PAID	
- SERVICE CHARGES	120.29		.00
+ INTEREST PAID	.00		
ENDING BALANCE	261,445.17		

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

● **Deposits and Other Credits**

Date	Amount	Description	Date	Amount	Description
12/01	2,833.11	DIRECT PAY FLORIDA STATE UN 023335005498442CCD	12/12	1,043.75	DIRECT PAY FLORIDA STATE UN 023346008381787CCD
12/01	25,580.70	MISC PAY GSA TREAS 310 023334005344376CCD	12/12	67,900.00	INCOMING WIRE
12/06	5,810.93	PMT OF INV DANFOSS A/S 023340006829873CCD	12/20	11,898.99	Settlement TALCOR-INN1145 023354000634217CCD
12/08	16,983.80	Settlement TALCOR-INN1145 023342007506624CCD	12/21	4,840.60	Settlement TALCOR-INN1145 023355001175375CCD

● **Checks**

Date	Serial	Amount	Date	Serial	Amount
12/01	1080	7,648.56	12/11	1093	40.65
12/15	1083 *	1,000.00	12/12	1094	1,808.00
12/06	1088 *	2,500.00	12/11	1095	120.00
12/11	1089	9.00	12/29	1096	7,648.56
12/08	1090	80.00	12/07	1098 *	3,355.05
12/11	1091	378.22	12/14	1099	456.00
12/11	1092	5.87	12/12	1100	550.00

● **Other Debits**

Date	Amount	Description	Date	Amount	Description
12/01	5,550.26	CRC FLA DEPT REVENUE 023335005598656CCD	12/12	95.32	BILLPAY CITY OF TALL-UTL 023346008468618PPD
12/11	33,952.00	CORP PAY LEON CRDA 023345008300364PPD	12/12	15,498.75	PAYMENTS BROWN & BROWN OF 023346008333984CCD



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



Statements Dates
12/01/2023 - 12/31/2023

Account Number:

Images:
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***TRUNC ACCTS* E0**

**LEON COUNTY RESEARCH & DEVELOPMENT
AUTHORITY OPERATING ACCOUNT
ATTN EXECUTIVE DIRECTOR
2051 E PAUL DIRAC DR SUITE 100
TALLAHASSEE FL 32301**

● **Other Debits**

Date	Amount	Description	Date	Amount	Description
12/13	120.29	ANALYSIS SERVICE CHG			023363003178997CCD
12/14	9,488.59	QUICKBOOKS INTUIT PAYROLL S 023348009141660CCD	12/29	358.08	BILLPAY CITY OF TALL-UTL 023363003061040PPD
12/15	67,900.00	OUTGOING WIRE	12/29	374.53	BILLPAY CITY OF TALL-UTL 023363003061035PPD
12/15	2,109.00	PAYMENTS NATIONWIDE 023349009528513PPD	12/29	399.15	BILLPAY CITY OF TALL-UTL 023363003061034PPD
12/15	5,415.32	USATAXPYMT IRS 023348009320015CCD	12/29	510.74	BILLPAY CITY OF TALL-UTL 023363003061042PPD
12/18	396.60	C01 FLA DEPT REVENUE 023352009869901CCD	12/29	931.03	BILLPAY CITY OF TALL-UTL 023363003061044PPD
12/27	29.97	ONLINE PMT HOME DEPOT COMM 023361002231376WEB	12/29	1,505.20	BILLPAY CITY OF TALL-UTL 023363003061047PPD
12/28	9,084.77	QUICKBOOKS INTUIT PAYROLL S 023362002715229CCD	12/29	2,109.00	PAYMENTS NATIONWIDE 023363003179040PPD
12/29	38.93	BILLPAY CITY OF TALL-UTL 023363003061036PPD	12/29	3,204.40	BILLPAY CITY OF TALL-UTL 023363003061046PPD
12/29	230.41	BILLPAY CITY OF TALL-UTL 023363003061043PPD	12/29	5,226.00	USATAXPYMT IRS 023362002802719CCD
12/29	243.45	BILLPAY CITY OF TALL-UTL 023363003061041PPD	12/29	5,367.44	CRC FLA DEPT REVENUE 023363003196404CCD
12/29	327.27	AUTO PAY CENTURYLINK			

● **Balance By Date**

Date	Balance	Date	Balance	Date	Balance
11/30	320,619.70	12/12	369,180.31	12/21	299,034.10
12/01	335,834.69	12/13	369,060.02	12/27	299,004.13
12/06	339,145.62	12/14	359,115.43	12/28	289,919.36
12/07	335,790.57	12/15	282,691.11	12/29	261,445.17
12/08	352,694.37	12/18	282,294.51		
12/11	318,188.63	12/20	294,193.50		

LCRDA - MMA
Bank Reconciliation Report
12/31/2023

1/23/2024

Posted by: kristy on 1/23/2024

Balance Per Bank Statement as of 12/31/2023		0.00
Reconciled Bank Balance		0.00
Balance per GL as of 12/31/2023		0.00
Reconciled Balance Per G/L		0.00
Difference	(Reconciled Bank Balance And Reconciled Balance Per G/L)	0.00

Cleared Items:

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
12/31/2023	JE 36423	Transfer from MMA	-219,460.46	12/31/2023
12/31/2023	JE 36424	Interest earned on MMA	162.09	12/31/2023
Total Cleared Other Items			-219,298.37	



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



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Statements Dates
 12/01/2023 - 12/31/2023

Account Number:

Images:
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***TRUNC ACCTS* E0**

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LEON COUNTY RESEARCH & DEVELOPMENT
2051 E PAUL DIRAC DR
TALLAHASSEE FL 32301

**VISIT HANCOCKWHITNEY.COM TO ENROLL IN ONLINE BANKING WITH
 ESTATEMENTS. CALL US AT 800-448-8812.**

Money Market Demand Account Summary

PREVIOUS BALANCE	219,298.37	AVERAGE BALANCE	
+ 0 CREDITS	.00		42,444.84
- 1 DEBITS	219,460.46	YTD INTEREST PAID	
- SERVICE CHARGES	.00		25,574.55
+ INTEREST PAID	162.09		
ENDING BALANCE	.00		

******* MONEY MARKET DEMAND ACCOUNT TRANSACTIONS *******

● **Deposits and Other Credits**

Date	Amount	Description	Date	Amount	Description
12/07	162.09	IOD INTEREST PAID			

● **Other Debits**



Date	Amount	Description	Date	Amount	Description
12/07	219,460.46	ACCT CLOSURE			

● **Balance By Date**

Date	Balance	Date	Balance	Date	Balance
11/30	219,298.37	12/07	.00		

NFIL Construction Acct
Bank Reconciliation Report
12/31/2023

1/23/2024

Posted by: kristy on 1/23/2024

Balance Per Bank Statement as of 12/31/2023		5,562.63
Reconciled Bank Balance		5,562.63
Balance per GL as of 12/31/2023		5,562.63
Reconciled Balance Per G/L		5,562.63
Difference	(Reconciled Bank Balance And Reconciled Balance Per G/L)	0.00

Cleared Items:

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
12/8/2023	12082023	culpep - Culpepper Construction Company, Inc	516,742.12	12/31/2023
Total Cleared Checks			516,742.12	

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
12/31/2023	JE 36421	FSU Loan draw	300,000.00	12/31/2023
12/31/2023	JE 36423	Transfer from MMA	219,460.46	12/31/2023
Total Cleared Other Items			519,460.46	



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



Page: 1 of 1

Statements Dates
 12/01/2023 - 12/31/2023

Account Number:

Images:
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***TRUNC ACCTS* E0**

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LEON COUNTY RESEARCH & DEVELOPMENT
NFIL CONSTRUCTION ACCOUNT
2051 E PAUL DIRAC DR
SUITE 100
TALLAHASSEE FL 32301

**VISIT HANCOCKWHITNEY.COM TO ENROLL IN ONLINE BANKING WITH
 ESTATEMENTS. CALL US AT 800-448-8812.**

Checking Account Summary

PREVIOUS BALANCE	2,844.29	AVERAGE BALANCE	
+ 2 CREDITS	519,460.46		71,712.90
- 1 DEBITS	516,742.12	YTD INTEREST PAID	
- SERVICE CHARGES	.00		.00
+ INTEREST PAID	.00		
ENDING BALANCE	5,562.63		

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

● **Deposits and Other Credits**

Date	Amount	Description	Date	Amount	Description
12/07	219,460.46	TRNSFR CREDIT			023340007052839CCD
12/07	300,000.00	PAYMENTS FLORIDA STATE UN			

● **Other Debits**

Date	Amount	Description	Date	Amount	Description
12/11	516,742.12	CORP PAY LEON CRDA-CON			023345008300363PPD

● **Balance By Date**

Date	Balance	Date	Balance	Date	Balance
11/30	2,844.29	12/07	522,304.75	12/11	5,562.63



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Payment Detail

Bank=inn1145 AND mm/yy=12/2023-12/2023 AND Check Date=12/01/2023-12/31/2023 AND All Checks=Yes AND Include Voids=All Checks

Check# Bank - Vendor - Date	Payable #	Property	Amount Account
1088 (inn1145) - JH Creative LLC (jhcreat) - 12/01/23 (12/23)			
IT Solutions	P-195381	knight	2,500.00 55860000 - Marketing/PR
Total 1088 (inn1145) - JH Creative LLC (jhcreat) - 12/01/23 (12/23)			2,500.00
1089 (inn1145) - Davis Safe and Lock, Inc. (davissaf) - 12/04/23 (12/23)			
4 key copies	P-195388	collins	9.00 52100000 - Locks & Keys Repairs
Total 1089 (inn1145) - Davis Safe and Lock, Inc. (davissaf) - 12/04/23 (12/23)			9.00
1090 (inn1145) - Georgia- Florida Burglar Alarm Company, (gafburg) - 12/04/23 (12/23)			
12/01/23 Security Svcs	P-195383	collins	40.00 54800000 - Security
12/01/23 Security Svcs	P-195384	knight	40.00 54800000 - Security
Total 1090 (inn1145) - Georgia- Florida Burglar Alarm Company, (gafburg) - 12/04/23 (12/23)			80.00
1091 (inn1145) - Hancock Bank (hancdtayne) - 12/04/23 (12/23)			
EIG *Constant contact	P-195393	knight	81.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	5.23 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Adobe	P-195393	knight	19.99 55220000 - Internet Charge
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Web Flow	P-195393	knight	29.00 55220000 - Internet Charge
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Hubspots	P-195393	knight	78.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Facebook Ads	P-195393	knight	15.00 55860000 - Marketing/PR
Total 1091 (inn1145) - Hancock Bank (hancdtayne) - 12/04/23 (12/23)			378.22
1092 (inn1145) - Hancock Bank (hancdteppy) - 12/04/23 (12/23)			
Amazon order	P-195394	knight	5.87 55870000 - General Authority Expense
Total 1092 (inn1145) - Hancock Bank (hancdteppy) - 12/04/23 (12/23)			5.87
1093 (inn1145) - Hancock Bank (hancdtwill) - 12/04/23 (12/23)			
Parkmobile-GA	P-195395	knight	2.55 55960000 - Other Administration Costs
COT-Parking	P-195395	knight	4.00 55960000 - Other Administration Costs
COT-Parking	P-195395	knight	2.00 55960000 - Other Administration Costs
Parkmobile-GA	P-195395	knight	2.55 55960000 - Other Administration Costs
Tallahassee Chamber of CO	P-195395	knight	15.00 55960000 - Other Administration Costs
Parkmobile-GA	P-195395	knight	2.55 55960000 - Other Administration Costs
Zeffy-Domi	P-195395	knight	12.00 55220000 - Internet Charge
Total 1093 (inn1145) - Hancock Bank (hancdtwill) - 12/04/23 (12/23)			40.65
1094 (inn1145) - Heinz Nurseries, LLC. (heinzbro) - 12/04/23 (12/23)			
Vacant lots & holding ponds	P-195389	inn-tic	220.57 54620000 - Non CAM Landscaping
11/2023 Lawn Svcs	P-195389	johnson	227.81 54600000 - Landscaping Service
11/2023 Lawn Svcs	P-195389	collins	437.54 54600000 - Landscaping Service
11/2023 Lawn Svcs	P-195389	knight	399.57 54600000 - Landscaping Service
11/2023 Lawn Svcs	P-195389	inn-tic	336.29 54600000 - Landscaping Service
11/2023 Lawn Svcs	P-195389	morgan	186.22 54600000 - Landscaping Service
Total 1094 (inn1145) - Heinz Nurseries, LLC. (heinzbro) - 12/04/23 (12/23)			1,808.00
1095 (inn1145) - Metal Building Services, Inc. (metal) - 12/04/23 (12/23)			
Gutter Cleaning Svcs	P-195387	collins	60.00 51600000 - Exterior Building Maintenance
Gutter Cleaning Svcs	P-195387	phipps	60.00 51600000 - Exterior Building Maintenance
Total 1095 (inn1145) - Metal Building Services, Inc. (metal) - 12/04/23 (12/23)			120.00
1096 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 12/04/23 (12/23)			
11/2023 Mgmt Fee-Innovation	P-195391	knight	951.49 61100000 - Management Fees TALCOR
11/2023 Mgmt Fee-Innovation	P-195391	collins	1,659.70 61100000 - Management Fees TALCOR
11/2023 Mgmt Fee-Innovation	P-195391	morgan	2,168.15 61100000 - Management Fees TALCOR
11/2023 Mgmt Fee-Innovation	P-195391	johnson	1,892.00 61100000 - Management Fees TALCOR
11/2023 Mgmt Fee-Innovation	P-195391	phipps	977.22 61100000 - Management Fees TALCOR
Total 1096 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 12/04/23 (12/23)			7,648.56

Payment Detail

Bank=inn1145 AND mm/yy=12/2023-12/2023 AND Check Date=12/01/2023-12/31/2023 AND All Checks=Yes AND Include Voids=All Checks

1097 (inn1145) - Mihir Enviroics, Inc. (mihir) - 12/04/23 (12/23)			
Mold-Air Sampling	P-195382	johnson	2,450.00 52900000 - Other Maintenance
Total 1097 (inn1145) - Mihir Enviroics, Inc. (mihir) - 12/04/23 (12/23)			2,450.00
1098 (inn1145) - M&J X-treme Cleaning Services, Inc (mjclean) - 12/04/23 (12/23)			
11/2023 Janitorial Svcs	P-195390	collins	813.12 54500000 - Janitorial Service
11/2023 Janitorial Svcs	P-195390	knight	148.00 54500000 - Janitorial Service
11/2023 Janitorial Svcs	P-195390	morgan	1,145.38 54500000 - Janitorial Service
11/2023 Janitorial Svcs	P-195390	johnson	1,248.55 54500000 - Janitorial Service
Total 1098 (inn1145) - M&J X-treme Cleaning Services, Inc (mjclean) - 12/04/23 (12/23)			3,355.05
1099 (inn1145) - Silver Lining Carpet Care (silverlining) - 12/04/23 (12/23)			
Carpet cleaning National Park Service second floor suite.	P-195385	johnson	456.00 53100000 - Carpet Cleaning
Total 1099 (inn1145) - Silver Lining Carpet Care (silverlining) - 12/04/23 (12/23)			456.00
1100 (inn1145) - VDA (vda) - 12/04/23 (12/23)			
Close out document review for Fuqua Ctr. elevator. Payment per contract. 65%	P-195386	fuqua	357.50 54100000 - Elevator Service
Close out document review for Fuqua Ctr. elevator. Payment per contract. 35%	P-195386	fuqua	192.50 54100000 - Elevator Service
Total 1100 (inn1145) - VDA (vda) - 12/04/23 (12/23)			550.00
1101 (inn1145) - Association of University Research Parks (aurp) - 12/15/23 (12/23)			
Membership Renewal thru 12/31/24	P-195915	knight	1,050.00 55850000 - Subscriptions
Total 1101 (inn1145) - Association of University Research Parks (aurp) - 12/15/23 (12/23)			1,050.00
1102 (inn1145) - Engineered Cooling Services, Inc. (engineer) - 12/15/23 (12/23)			
Replaced control board for HVAC 3.	P-195912	collins	535.00 51800000 - HVAC Repair
Replaced blower housing bearing in HVAC 3. Aligned pulleys and adjusted moter pulley.	P-195913	morgan	393.22 51800000 - HVAC Repair
Replaced failed TXV in HVAC 13.	P-195914	collins	933.00 51800000 - HVAC Repair
Total 1102 (inn1145) - Engineered Cooling Services, Inc. (engineer) - 12/15/23 (12/23)			1,861.22
1103 (inn1145) - Preston Genuine Enterprises (fishclean) - 12/15/23 (12/23)			
Pressure washed Fuqua Center. 65%	P-195910	fuqua	617.50 54870000 - Window Washing Service
Pressure washed Fuqua Center. 35%	P-195910	fuqua	332.50 54870000 - Window Washing Service
Total 1103 (inn1145) - Preston Genuine Enterprises (fishclean) - 12/15/23 (12/23)			950.00
1104 (inn1145) - I2X Solutions LLC (i2x) - 12/15/23 (12/23)			
IT support for LCRDA	P-195919	knight	1,000.00 55750000 - Professional Fees
Total 1104 (inn1145) - I2X Solutions LLC (i2x) - 12/15/23 (12/23)			1,000.00
1105 (inn1145) - JH Creative LLC (jhcreat) - 12/15/23 (12/23)			
Consultation w/requested deliverables	P-195916	knight	2,500.00 55860000 - Marketing/PR
Total 1105 (inn1145) - JH Creative LLC (jhcreat) - 12/15/23 (12/23)			2,500.00
1106 (inn1145) - Johnson Controls, Inc. (johnson) - 12/15/23 (12/23)			
Per contract-10/23-09/24	P-195917	johnson	3,127.05 54200000 - Fire Protection System
Total 1106 (inn1145) - Johnson Controls, Inc. (johnson) - 12/15/23 (12/23)			3,127.05
1107 (inn1145) - Leon County Clerk & Comptroller's Office (lcboc) - 12/15/23 (12/23)			
12/2023 Dental Ins	P-195920	knight	82.20 44060000 - Employee Benefits-Authority
12/2023 Vision Ins	P-195920	knight	15.76 44060000 - Employee Benefits-Authority
12/202 Life Ins	P-195920	knight	389.84 44060000 - Employee Benefits-Authority
12/2023 Hlth Ins	P-195920	knight	2,193.12 44060000 - Employee Benefits-Authority
12/2023 Supplemental Ins	P-195920	knight	10.32 44060000 - Employee Benefits-Authority
Total 1107 (inn1145) - Leon County Clerk & Comptroller's Office (lcboc) - 12/15/23 (12/23)			2,691.24
1108 (inn1145) - LINK FLOORS, INC. (link) - 12/15/23 (12/23)			
Steam cleaned tile flooring in all exterior restrooms. Applied nonslip materials to the floor to prevent slip and falls. 35%	P-195909	fuqua	343.00 52900000 - Other Maintenance
Steam cleaned tile flooring in all exterior restrooms. Applied nonslip materials to the floor to prevent slip and falls. 65%	P-195909	fuqua	637.00 52900000 - Other Maintenance
Total 1108 (inn1145) - LINK FLOORS, INC. (link) - 12/15/23 (12/23)			980.00
1109 (inn1145) - MARPAN SUPPLY COMPANY, INC (marpan) - 12/15/23 (12/23)			
12/2023 Container rental	P-195911	morgan	35.96 46350000 - Refuse Collection
12/2023 Container rental	P-195911	johnson	43.96 46350000 - Refuse Collection
Total 1109 (inn1145) - MARPAN SUPPLY COMPANY, INC (marpan) - 12/15/23 (12/23)			79.92
1110 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 12/15/23 (12/23)			
12/2023 Mgmt Fee	P-195918	collins	1,659.70 61100000 - Management Fees TALCOR
12/2023 Mgmt Fee	P-195918	morgan	2,168.15 61100000 - Management Fees TALCOR
12/2023 Mgmt Fee	P-195918	johnson	1,892.00 61100000 - Management Fees TALCOR

Payment Detail

Bank=inn1145 AND mm/yy=12/2023-12/2023 AND Check Date=12/01/2023-12/31/2023 AND All Checks=Yes AND Include Voids=All Checks

12/2023 Mgmt Fee	P-195918	phipps	977.22	61100000 - Management Fees TALCOR
12/2023 Mgmt Fee	P-195918	knight	951.49	61100000 - Management Fees TALCOR
Total 1110 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 12/15/23 (12/23)			7,648.56	
1111 (inn1145) - Nelson Mullins Riley & Scarborough LLP (nelson) - 12/15/23 (12/23)				
11/2023 Professional Svcs	P-195487	knight	1,110.00	55750000 - Professional Fees
Total 1111 (inn1145) - Nelson Mullins Riley & Scarborough LLP (nelson) - 12/15/23 (12/23)			1,110.00	
1112 (inn1145) - RJ Young Company (rjyoung) - 12/15/23 (12/23)				
Copies-Contract-Credit	P-195922	knight	-12.02	55300000 - Copies
Copies-Contract	P-195922	knight	3.47	55300000 - Copies
Copies-Contract	P-195922	knight	141.55	55300000 - Copies
Total 1112 (inn1145) - RJ Young Company (rjyoung) - 12/15/23 (12/23)			133.00	
1112024 (inn1145) - Home Depot Credit Services (home) - 12/26/23 (12/23)				
Bags for trash to empty trash cans on the walk path around the central pond.	P-196811	inn-tic	29.97	52900000 - Other Maintenance
Total 1112024 (inn1145) - Home Depot Credit Services (home) - 12/26/23 (12/23)			29.97	
12082023 (inn1145) - Family Comfort Specialists Heating and Air LLC (fcsheat) - 12/08/23 (12/23)				
Replacement of a 15-ton HVAC unit. HVAC #4.	P-195491	johnson	33,952.00	16660000 - Johnson Building Assets
Total 12082023 (inn1145) - Family Comfort Specialists Heating and Air LLC (fcsheat) - 12/08/23 (12/23)			33,952.00	
12112023 (inn1145) - BROWN & BROWN OF FLORIDA, INC. (brownbro) - 12/11/23 (12/23)				
Acct #14149504 12/2023-PK FL1 0374009 23-01	P-195563	knight	15,495.75	19130000 - Prepaid Insurance
Acct #14149504 12/2023-PK FL1 0374009 23-01	P-195563	knight	3.00	31001000 - Administrative Fee
Total 12112023 (inn1145) - BROWN & BROWN OF FLORIDA, INC. (brownbro) - 12/11/23 (12/23)			15,498.75	
12152023 (inn1145) - Zenith Insurance Company (zenith) - 12/15/23 (12/23)				
DP073003910001 2023	P-195921	knight	2,031.00	19130000 - Prepaid Insurance
Total 12152023 (inn1145) - Zenith Insurance Company (zenith) - 12/15/23 (12/23)			2,031.00	
12182023 (inn1145) - FLORIDA DEPARTMENT OF REVENUE (stax) - 12/18/23 (12/23)				
11/2023 STAX Knight	P-195618	knight	132.22	23050000 - Sales Tax Payable
11/2023 STAX Allowance Knight	P-195618	knight	-3.32	33150000 - Sales Tax Discount
11/2023 STAX Collins	P-195618	collins	274.56	23050000 - Sales Tax Payable
11/2023 STAX Allowance Collins	P-195618	collins	-6.86	33150000 - Sales Tax Discount
Total 12182023 (inn1145) - FLORIDA DEPARTMENT OF REVENUE (stax) - 12/18/23 (12/23)			396.60	
12282023 (inn1145) - CITY OF TALLAHASSEE (uttal) - 12/28/23 (12/23)				
Acct #100071358 11/2023	P-195634	morgan	358.08	46050000 - Electric
Acct #100027361 11/2023	P-195635	morgan	22.27	46270000 - Natural Gas-Vacant
Acct #100027361 11/2023	P-195635	morgan	908.76	46050000 - Electric
Acct #100071426 11/2023	P-195636	morgan	243.45	46050000 - Electric
Acct #100071520 11/2023	P-195637	morgan	230.41	46050000 - Electric
Acct #100071391 11/2023	P-195638	fuqua	52.18	46490000 - Irrigation-NonCAM
Acct #100071391 11/2023	P-195638	johnson	236.75	46350000 - Refuse Collection
Acct #100071391 11/2023	P-195638	morgan	193.71	46350000 - Refuse Collection
Acct #100071391 11/2023	P-195638	fuqua	28.10	46480000 - Irrigation - Utility
Acct #100071458 11/2023	P-195639	johnson	1,505.20	46050000 - Electric
Acct #100087774 11/2023	P-195640	fuqua	259.45	46420000 - Non CAM Water/Sewer
Acct #100087774 11/2023	P-195640	fuqua	139.70	46400000 - Water/Sewer
Acct #100089754 11/2023	P-195641	knight	145.06	46050000 - Electric
Acct #100089754 11/2023	P-195641	knight	33.01	46350000 - Refuse Collection
Acct #100089754 11/2023	P-195641	knight	16.20	46400000 - Water/Sewer
Acct #100089754 11/2023	P-195641	knight	39.84	46400000 - Water/Sewer
Acct #100089754 11/2023	P-195641	knight	20.94	46050000 - Electric
Acct #100089754 11/2023	P-195641	knight	57.34	46500000 - Stormwater
Acct #100089754 11/2023	P-195641	knight	62.14	46600000 - Fire Service - Utility
Acct #100089721 11/2023	P-195642	inn-tic	38.93	46050000 - Electric
Acct #100071487 11/2023	P-195643	collins	2,277.92	46050000 - Electric
Acct #100071487 11/2023	P-195643	collins	215.23	46350000 - Refuse Collection
Acct #100071487 11/2023	P-195643	collins	142.00	46400000 - Water/Sewer
Acct #100071487 11/2023	P-195643	collins	80.28	46400000 - Water/Sewer
Acct #100071487 11/2023	P-195643	collins	213.33	46600000 - Fire Service - Utility
Acct #100071487 11/2023	P-195643	collins	275.64	46500000 - Stormwater
Total 12282023 (inn1145) - CITY OF TALLAHASSEE (uttal) - 12/28/23 (12/23)			7,795.92	
12282023 (inn1145) - CENTURY LINK (centuryl) - 12/28/23 (12/23)				
Acct #437850207 12/23	P-196812	johnson	327.27	54250000 - Fire Protection Phone
Total 12282023 (inn1145) - CENTURY LINK (centuryl) - 12/28/23 (12/23)			327.27	

Payment Detail

Bank=inn1145 AND mm/yy=12/2023-12/2023 AND Check Date=12/01/2023-12/31/2023 AND All Checks=Yes AND Include Voids=All Checks

12282023 (inn1145) - COMCAST (comcast) - 12/28/23 (12/23)

Acct #8535101683273174 12/2023

P-196813 knight

255.60 55220000 - Internet Charge

Acct #8535101683273174 12/2023

P-196813 knight

118.88 55200000 - Phone Service

Total 12282023 (inn1145) - COMCAST (comcast) - 12/28/23 (12/23)

374.48

102,938.33

Deposit Register

For Period = Dec 2023

Name	Property	Unit	Tenant	Period	Received Date	Deposit Date	Amount	Check #	Deposit #	Notes
(inn1145) - 600 12/07/2023										
Shanna Lewis	inn-tic			12/2023	12/6/2023	12/7/2023	350.00	40392	600	:CHECKscan Payment
CareerSource Capital Region	morgan	132	career	12/2023	12/6/2023	12/7/2023	6,961.33	036294	600	:CHECKscan Payment
AVALANCHE PARTNERS	inn-tic	1E	aval	12/2023	12/6/2023	12/7/2023	821.35	1227	600	:CHECKscan Payment
John Teem	collins	LAB1AR5	johnteem	12/2023	12/6/2023	12/7/2023	112.46	01035	600	:CHECKscan Payment
DEPARTMENT OF TRANSPORTATION	phippis	PHIPPS	ip-dot	12/2023	12/6/2023	12/7/2023	8,738.66	4403948770	600	:CHECKscan Payment
Total (inn1145) - 600 12/07/2023							16,983.80			
(inn1145) - 601 12/06/2023										
DANFOSS TURBOCOR, INC.	inn-tic	1D-2D	danfoss	12/2023	12/6/2023	12/6/2023	5,810.93	Direct Dept	601	
Total (inn1145) - 601 12/06/2023							5,810.93			
(inn1145) - 602 12/01/2023										
General Service Administration (GSA) GS-04P-LFL6023	johnson	100	gs04pfl	12/2023	12/1/2023	12/1/2023	25,580.70	Direct Dept	602	
Total (inn1145) - 602 12/01/2023							25,580.70			
(inn1145) - 603 12/01/2023										
Interdisciplinary Research & Commercialization Building	inn-tic	5C	ircb	12/2023	12/1/2023	12/1/2023	2,833.11	Direct Dept	603	
Total (inn1145) - 603 12/01/2023							2,833.11			
(inn1145) - 604 12/18/2023										
STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	collins	25	ip-dacs	12/2023	12/18/2023	12/18/2023	3,350.63	4404246630	604	:CHECKscan Payment
Reclaim Pharmaceutical Waste Mgt, LLC	collins	LAB-30FC	reclaimp	12/2023	12/18/2023	12/18/2023	-8,548.36	001161	604	:Prog Gen Reverses receipt Ctrl# 146950 rev stax
Reclaim Pharmaceutical Waste Mgt, LLC	collins	LAB-30FC	reclaimp	12/2023	12/18/2023	12/18/2023	8,548.36	001161	604	:CHECKscan Payment Reversed by ctrl# 147741 rev stax
Total (inn1145) - 604 12/18/2023							3,350.63			
(inn1145) - 606 12/20/2023										
FLORIDA RESEARCH FOUNDATION	inn-tic	1C	fsurf-ab	12/2023	12/20/2023	12/20/2023	2,772.20	105163	606	:CHECKscan Payment
CENTENNIAL BUILDING	inn-tic	4G	cent	12/2023	12/20/2023	12/20/2023	1,508.44	0000282219	606	:CHECKscan Payment
MORGAN/SLIGER/JOHNSON/SHAW BUILDINGS	inn-tic	6G	lot6g	12/2023	12/20/2023	12/20/2023	559.96	105163	606	:CHECKscan Payment
Total (inn1145) - 606 12/20/2023							4,840.60			
(inn1145) - 607 12/12/2023										
FSU Dept: CIMES Finance & Administration	morgan	227	fsufisto	12/2023	12/12/2023	12/12/2023	1,043.75	Direct Dept	607	
Total (inn1145) - 607 12/12/2023							1,043.75			
Reclaim Pharmaceutical Waste Mgt, LLC	collins	LAB-30FC	reclaimp	12/2023	12/18/2023	12/18/2023	8,548.36	1161	608	
Total (inn1145) - 608 12/18/2023							8,548.36			
Grand Total							68,991.88			

Aged Receivable

DB Caption: TALCOR Commercial -- LIVE Property: invntion Status: Current, Past, Future All Selected Accounts Age As Of: 12/31/2023 Post To: 12/2023 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 - LEON COUNTY RESEARCH AND DEVELOPMENT											
collins - LEON COUNTY RESEARCH AND DEVELOPMENT		jhcreati	JH Creative, LLC	Current	954.00	954.00	0.00	0.00	0.00	0.00	954.00
collins - LEON COUNTY RESEARCH AND DEVELOPMENT		tallyrob	Tally Robotics	Current	0.00	0.00	0.00	0.00	0.00	-6,900.00	-6,900.00
collins - LEON COUNTY RESEARCH AND DEVELOPMENT		rrowashi	RRC Washington, Inc.	Current	0.00	0.00	0.00	0.00	0.00	-2,487.00	-2,487.00
collins - LEON COUNTY RESEARCH AND DEVELOPMENT		ip-dacs	STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	Current	3,350.63	3,350.63	0.00	0.00	0.00	0.00	3,350.63
collins - LEON COUNTY RESEARCH AND DEVELOPMENT		reclaimp	Reclaim Pharmaceutical Waste Mgt, LLC	Current	0.00	0.00	0.00	0.00	0.00	-6,656.13	-6,656.13
collins - LEON COUNTY RESEARCH AND DEVELOPMENT					4,304.63	4,304.63	0.00	0.00	0.00	-16,043.13	-11,738.50
fuqua - LEON COUNTY RESEARCH & DEVELOPMENT											
fuqua - LEON COUNTY RESEARCH & DEVELOPMENT		fsurf-ca	FSU Research Foundation	Current	81.94	0.00	0.00	81.94	0.00	0.00	81.94
fuqua - LEON COUNTY RESEARCH & DEVELOPMENT					81.94	0.00	0.00	81.94	0.00	0.00	81.94
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT											
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		data	NORTHWEST REGIONAL DATA CENTER	Current	0.00	0.00	0.00	0.00	0.00	-996.95	-996.95
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		fsucam	FSU	Current	772.82	0.00	772.82	0.00	0.00	0.00	772.82
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		fsurf-ab	FLORIDA RESEARCH FOUNDATION	Current	0.00	0.00	0.00	0.00	0.00	-80.74	-80.74
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		danfoss	DANFOSS TURBOCOR, INC.	Current	0.00	0.00	0.00	0.00	0.00	-13.81	-13.81
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		aero	FSU-AEROPULSION & MECHATRONICS ENERGY	Current	1,516.10	0.00	1,516.10	0.00	0.00	0.00	1,516.10
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		maglab	NATIONAL HIGH MAGNETIC FIELD LABORATORY	Current	3,962.08	0.00	3,962.08	0.00	0.00	0.00	3,962.08
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		cent	CENTENNIAL BUILDING	Current	754.22	0.00	754.22	0.00	0.00	0.00	754.22
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		ircb	Interdisciplinary Research & Commercialization Building	Current	708.29	0.00	708.28	0.00	0.01	0.00	708.29
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT		lot6g	MORGAN/SLIGER/JOHNSON/SHAW BUILDINGS	Current	435.14	0.00	435.14	0.00	0.00	0.00	435.14
inn-tlc - LEON COUNTY RESEARCH & DEVELOPMENT					8,148.65	0.00	8,148.64	0.00	0.01	-1,091.50	7,057.15
Johnson - LEON COUNTY RESEARCH & DEVELOPMENT											
Johnson - LEON COUNTY RESEARCH & DEVELOPMENT		amerred	American Red Cross	Past	639.68	0.00	0.00	0.00	639.68	0.00	639.68
Johnson - LEON COUNTY RESEARCH & DEVELOPMENT		gs04pflf	General Service Administration (GSA) GS-04P-LFL6023	Current	25,580.67	25,580.67	0.00	0.00	0.00	0.00	25,580.67
Johnson - LEON COUNTY RESEARCH & DEVELOPMENT					26,220.35	25,580.67	0.00	0.00	639.68	0.00	26,220.35
knight - Leon County Research and Development											
knight - Leon County Research and Development		nhuenerg	Nhu Energy, Inc	Current	892.33	892.33	0.00	0.00	0.00	0.00	892.33
knight - Leon County Research and Development					892.33	892.33	0.00	0.00	0.00	0.00	892.33
morgan - Leon County Research and Development											
morgan - Leon County Research and Development		tmhtest	FLORIDA STATE BOARD OF TRUSTEES	Past	250.92	0.00	0.00	0.00	250.92	0.00	250.92
morgan - Leon County Research and Development		nwrdcnrg	Florida State University Board of Trustees	Current	5,131.53	5,131.53	0.00	0.00	0.00	0.00	5,131.53
morgan - Leon County Research and Development		fsutm130	FSU/TMH Testing Lab	Current	250.77	250.77	0.00	0.00	0.00	0.00	250.77
morgan - Leon County Research and Development		fsutmh	Florida State University Board of Trustees	Current	250.77	250.77	0.00	0.00	0.00	0.00	250.77
morgan - Leon County Research and Development		fsufinan	FSU Dept: CIMES Finance & Administration	Current	5,590.16	2,795.08	2,795.08	0.00	0.00	0.00	5,590.16
morgan - Leon County Research and Development					11,474.15	8,428.15	2,795.08	0.00	250.92	0.00	11,474.15
phipps - LEON COUNTY RESEARCH & DEVELOPMENT AUTHORITY											
phipps - LEON COUNTY RESEARCH & DEVELOPMENT AUTHORITY		ip-dot	DEPARTMENT OF TRANSPORTATION	Current	8,738.66	8,738.66	0.00	0.00	0.00	0.00	8,738.66
phipps - LEON COUNTY RESEARCH & DEVELOPMENT AUTHORITY					8,738.66	8,738.66	0.00	0.00	0.00	0.00	8,738.66
Grand Total					59,860.71	47,944.44	10,943.72	81.94	890.61	-17,134.63	42,726.08

Userld : kristy@talcor.com Date : 1/22/2024 Time : 2:43 PM

Payables Aging Report

innvntn
 Period: 12/2023
 As of : 12/31/2023

Payee Code	Payee Name	Invoice	Control	Batch Id	Property	Invoice Date	Account	Invoice #	Current	0-30	31-60	61-90	Over 90	Future	Notes
Owed															
nelson	Nelson Mullins Riley & Scarborough LLP														0.00
		Professional svcs thru 12/31/23	P-196814	46304	knight	12/31/2023	5575-0000 Professional Fees	2598267	870.00	870.00	0.00	0.00	0.00	0.00	0.00 Professional svcs thru 12/31/23
Total nelson									870.00	870.00	0.00	0.00	0.00	0.00	0.00
rollin	Rollin On Paint Services, LLC														0.00
		Final phase of painting for National Park Service per their lease agreement.	P-196469	46241	johnson	12/27/2023	5340-0000 Painting	4038	9,575.00	9,575.00	0.00	0.00	0.00	0.00	0.00 Final phase of painting for National Park Service per their lease agreement.
Total rollin									9,575.00	9,575.00	0.00	0.00	0.00	0.00	0.00
thysen	TK Elevator														0.00
		Elevator modernization payment per contract.	P-196471	46241	johnson	12/27/2023	1662-0000 Research Building Assets	1000571839	22,111.90	22,111.90	0.00	0.00	0.00	0.00	0.00 Elevator modernization payment per contract.
Total thysen									22,111.90	22,111.90	0.00	0.00	0.00	0.00	0.00
uttal	CITY OF TALLAHASSEE														0.00
		Acct #100002739 12/2023	P-196810	46301	inn-tic	12/31/2023	4605-0000 Electric	30002739 12/202	14.92	14.92	0.00	0.00	0.00	0.00	0.00 Acct #100002739 12/2023
		Acct #100002739 12/2023	P-196810	46301	inn-tic	12/31/2023	4640-0000 Water/Sewer	30002739 12/202	80.40	80.40	0.00	0.00	0.00	0.00	0.00 Acct #100002739 12/2023
		Acct #100027361 12/2023	P-196801	46301	morgan	12/31/2023	4605-0000 Electric	30027361 12/202	1,151.19	1,151.19	0.00	0.00	0.00	0.00	0.00 Acct #100027361 12/2023
		Acct #100027361 12/2023	P-196801	46301	morgan	12/31/2023	4627-0000 Natural Gas-Vacant	30027361 12/202	23.40	23.40	0.00	0.00	0.00	0.00	0.00 Acct #100027361 12/2023
		Acct #100071358 12/2023	P-196800	46301	morgan	12/31/2023	4605-0000 Electric	30071358 12/202	399.42	399.42	0.00	0.00	0.00	0.00	0.00 Acct #100071358 12/2023
		Acct #100071391 12/2023	P-196804	46301	fuqua	12/31/2023	4648-0000 Irrigation - Utility	30071391 12/202	28.10	28.10	0.00	0.00	0.00	0.00	0.00 Acct #100071391 12/2023
		Acct #100071391 12/2023	P-196804	46301	fuqua	12/31/2023	4649-0000 Irrigation-NonCAM	30071391 12/202	52.18	52.18	0.00	0.00	0.00	0.00	0.00 Acct #100071391 12/2023
		Acct #100071391 12/2023	P-196804	46301	johnson	12/31/2023	4635-0000 Refuse Collection	30071391 12/202	236.75	236.75	0.00	0.00	0.00	0.00	0.00 Acct #100071391 12/2023
		Acct #100071391 12/2023	P-196804	46301	morgan	12/31/2023	4635-0000 Refuse Collection	30071391 12/202	193.71	193.71	0.00	0.00	0.00	0.00	0.00 Acct #100071391 12/2023
		Acct #100071426 12/2023	P-196802	46301	morgan	12/31/2023	4605-0000 Electric	30071426 12/202	246.45	246.45	0.00	0.00	0.00	0.00	0.00 Acct #100071426 12/2023
		Acct #100071458 12/2023	P-196806	46301	johnson	12/31/2023	4605-0000 Electric	30071458 12/202	1,863.56	1,863.56	0.00	0.00	0.00	0.00	0.00 Acct #100071458 12/2023
		Acct #100071487 12/2023	P-196809	46301	collins	12/31/2023	4605-0000 Electric	30071487 12/202	3,085.00	3,085.00	0.00	0.00	0.00	0.00	0.00 Acct #100071487 12/2023
		Acct #100071487 12/2023	P-196809	46301	collins	12/31/2023	4635-0000 Refuse Collection	30071487 12/202	215.23	215.23	0.00	0.00	0.00	0.00	0.00 Acct #100071487 12/2023
		Acct #100071487 12/2023	P-196809	46301	collins	12/31/2023	4640-0000 Water/Sewer	30071487 12/202	222.28	222.28	0.00	0.00	0.00	0.00	0.00 Acct #100071487 12/2023
		Acct #100071487 12/2023	P-196809	46301	collins	12/31/2023	4650-0000 Stormwater	30071487 12/202	275.64	275.64	0.00	0.00	0.00	0.00	0.00 Acct #100071487 12/2023
		Acct #100071487 12/2023	P-196809	46301	collins	12/31/2023	4660-0000 Fire Service - Utility	30071487 12/202	213.33	213.33	0.00	0.00	0.00	0.00	0.00 Acct #100071487 12/2023
		Acct #100071520 12/2023	P-196803	46301	morgan	12/31/2023	4605-0000 Electric	30071520 12/202	260.67	260.67	0.00	0.00	0.00	0.00	0.00 Acct #100071520 12/2023
		Acct #100087774 12/2023	P-196805	46301	fuqua	12/31/2023	4640-0000 Water/Sewer	30087774 12/202	135.70	135.70	0.00	0.00	0.00	0.00	0.00 Acct #100087774 12/2023
		Acct #100087774 12/2023	P-196805	46301	fuqua	12/31/2023	4642-0000 Non CAM Water/Sewer	30087774 12/202	252.02	252.02	0.00	0.00	0.00	0.00	0.00 Acct #100087774 12/2023
		Acct #1000897521 12/2023	P-196808	46301	inn-tic	12/31/2023	4605-0000 Electric	300897521 12/202	36.67	36.67	0.00	0.00	0.00	0.00	0.00 Acct #1000897521 12/2023
		Acct #100089754 12/2023	P-196807	46301	knight	12/31/2023	4605-0000 Electric	30089754 12/202	220.98	220.98	0.00	0.00	0.00	0.00	0.00 Acct #100089754 12/2023
		Acct #100089754 12/2023	P-196807	46301	knight	12/31/2023	4635-0000 Refuse Collection	30089754 12/202	33.01	33.01	0.00	0.00	0.00	0.00	0.00 Acct #100089754 12/2023
		Acct #100089754 12/2023	P-196807	46301	knight	12/31/2023	4640-0000 Water/Sewer	30089754 12/202	42.33	42.33	0.00	0.00	0.00	0.00	0.00 Acct #100089754 12/2023
		Acct #100089754 12/2023	P-196807	46301	knight	12/31/2023	4650-0000 Stormwater	30089754 12/202	57.34	57.34	0.00	0.00	0.00	0.00	0.00 Acct #100089754 12/2023
		Acct #100089754 12/2023	P-196807	46301	knight	12/31/2023	4660-0000 Fire Service - Utility	30089754 12/202	62.14	62.14	0.00	0.00	0.00	0.00	0.00 Acct #100089754 12/2023
Total uttial									9,402.42	9,402.42	0.00	0.00	0.00	0.00	0.00
Grand Total									53,630.66	53,130.66	500.00	0.00	0.00	0.00	0.00

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

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% OF BLDG	TENANT	START	END	SECURITY DEPOSIT	SECURITY SQ.FT.	\$ PER SQ.FT.	GPR	BASE RENT	STAX (%)	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	\$ -		\$ -		\$ -	\$ -	\$ -			\$ -		\$ -
123F	VACANT								\$ -		\$ -	\$ -	\$ -			\$ -		\$ -
lab-30fc.127.152	VACANT				3,042	0.00	\$ -		\$ -		\$ -	\$ -	\$ -			\$ -		\$ -
124,127,130	Tally Robotics	9/15/23	3/14/24	\$ 1,000.00	N/A		\$ 2,016.12	Exempt	\$ -		\$ 2,300.00	\$ (9,200.01)	\$ (6,900.01)			\$ (6,900.01)		\$ -
Lab/Office #104	Vacant			\$ -	N/A			Exempt			\$ -	\$ -	\$ -			\$ -		\$ -
lab-1,2,3	Reclaim Pharmaceutical Waste Mgt (Quarry Bio)	8/1/23	7/31/24	\$ 1,515.83	1,070	22.61	\$ 2,016.12	\$ 120.97	\$ -		\$ 2,137.09	\$ (244.80)	\$ 1,892.28	\$ 8,548.36	12/18	\$ (6,656.08)	ck# 1161	\$ 483.87
Lab 1 - Area 1 and Area 2	Quarry Sanitizer, LLC	part of Reclaim	Above	\$ -	230	0.00	\$ -	\$ -	\$ -		\$ -	\$ -	\$ -			\$ -		\$ -
Office 116	JH Creative, LLC Julia Holley	4/1/23	9/30/23	\$ 350.00	N/A		\$ 450.00	\$ 27.00	\$ -		\$ 477.00	\$ -	\$ 477.00			\$ 477.00	ck#	\$ -
Office 118/119	JH Creative, LLC Julia Holley	6/1/23	9/30/23		N/A		\$ 450.00	\$ 27.00	\$ -		\$ 477.00	\$ -	\$ 477.00			\$ 477.00		\$ -
180H	RRC Washington, Inc.	6/1/23	5/31/24	\$ -	N/A		\$ 450.00	\$ 27.00	\$ -		\$ 477.00	\$ (2,964.00)	\$ (2,487.00)			\$ (2,487.00)		\$ -
Lab 1 - Area 3	Vacant				50	0.00	\$ -	\$ -	\$ -		\$ -	\$ -	\$ -			\$ -		\$ -
Lab 1 - Area 5	John Teem	6/1/21	5/31/24	\$ 100.00	60	21.22	\$ 106.09	\$ 6.37	\$ -		\$ 112.46	\$ (0.02)	\$ 112.44	\$ 112.46	12/6	\$ (0.02)	ck# 1035	\$ 6.37
25	DEPT OF AGRICULTURE & CONSUMER SERVICES- SEAFOOD & AQUACULTURE	7/1/07	6/30/27	\$ -	1,926	20.88	\$ 3,350.63	EXEMPT	\$ -		\$ 3,350.63	\$ 3,350.63	\$ 6,701.26	3,350.63	12/18	\$ 3,350.63	ck#	EXEMPT
TOTALS				\$ 2,965.83	23,848	32.35	\$ 5,472.84	\$ 206.33	\$ -		\$ 9,331.17	\$ (9,058.20)	\$ 272.98	\$ 12,011.45		\$ (11,738.47)		\$ 480.24

AR \$ 4,304.63
Prepaid \$ (16,043.10)

INNOVATION PARK
FUQUA BLDG.

Innovation Park
(A Research & 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.		\$ 83.96	\$ 83.96			\$ 83.96	Billed qty for common area costs	EXEMPT
TOTALS	\$ -	\$ 83.96	\$ 83.96	\$ -		\$ 83.96		\$ -

INNOVATION PARK
MORGAN BLDG.

Innovation Park
4 Research & Development Center
Morgan Building, 3054 W Paul Drive Dr.
Tallahassee, FL 32310

UNIT	LEASE #	TENANT	START	END	SECURITY DEPOSIT	SQ.FT.	ESTER SQ.FT.	GPR	BASE RENT	TENANT M%N	ELECTRIC	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	YTD DUE	PAYMENTS RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
100/01		CONFERENCE RR				571.00														
102,104,106,108,107,106, 140		Vacant			\$ -	646	0.00	\$ -	\$ -	Exempt	\$ -		\$ -					\$ -		
102,104,105,106,107,000						1200	0.00													
103						160.00														
110, 113, 113A	2014-101	Northwest Regional Data Center	12/01/14	4/30/25		1759.00	15.28	\$ 5,131.53	\$ 5,131.53	EXEMPT			\$ 5,131.53					\$ 5,131.53		EXEMPT
114, 121, 122, 123		NWRDC (part of above)				515.00														
115, 116		NWRDC (part of above)				1514.00	0.00	\$ -												
118,120		NWRDC (part of above)				175.00														
117						152.00														
116		VACANT																		
127, 128, 129, 129A		Vacant			\$ -	1000.00	0.00	\$ -												
130,130A,C		Vacant				2340.00	0.00	\$ -												
133, 134-138		Vacant				130.00	0.00	\$ -		EXEMPT										EXEMPT
131		Vacant				178.00	17.10	\$ 250.77	\$ 250.77	EXEMPT			\$ 250.77					\$ 250.77		EXEMPT
130B		FSU/TM Testing Lab	9/1/21	1/31/21		178.00	17.10	\$ 250.77	\$ 250.77	EXEMPT			\$ 250.77					\$ 250.77		EXEMPT
139		FSU/TM Testing Lab	10/1/20	1/31/20		178.00	17.10	\$ 250.77	\$ 250.77	EXEMPT			\$ 250.77					\$ 250.77		EXEMPT
139B		Vacant			\$ -	176.00	0.00	\$ -		EXEMPT										EXEMPT
203-208		VACANT				1888.00	0.00	\$ -		EXEMPT										
211-212		FSU - Finance and Administration	4/1/23	9/30/24		447.50	0.00	\$ -	\$ 2,795.08	EXEMPT			\$ 2,795.08					\$ 2,795.08		EXEMPT
210		FSU - Finance and Administration				198.00	0.00	\$ -												
213		FSU - Finance and Administration				199.00	0.00	\$ -												
214-215		FSU - Finance and Administration				463.00	0.00	\$ -												
219		FSU - Finance and Administration				396.00	0.00	\$ -												
220		FSU - Finance and Administration				212.00	0.00	\$ -												
221		FSU - Finance and Administration				200.00	0.00	\$ -												
237		FSU - Finance and Administration	8/1/23	2/1/24		367.00	34.13	\$ 1,043.75	\$ 1,043.75				\$ 1,043.75				12/12	\$ -		Direct Deposit
238		FSU - Finance and Administration				348.00														
235		FSU - Finance and Administration				120.00														
236A		VACANT - Unusable space				215.00	0.00	\$ -												
228		VACANT				752.00														
229		VACANT				173.00														
230		VACANT				197.00														
231		VACANT				172.00														
232		VACANT				231.00														
233		VACANT				252.00														
234		VACANT				821.00	16.00	\$ 6,961.33	\$ 6,961.33				\$ 6,961.33				12/6	\$ -		ok 03/29/24
132,200,201,222,222A,222B,2		Big Bend Jobs & Education Council Inc	2/1/21	2/28/24	\$ 6,628.00															
232,225,225A,225B,225C,225																				
D,236,237,238,239,240,241,2																				
42,245,247,248,248A		DBA CareerSource Capital Region																		
EDMS		FSU/TM TESTING LAB				845	0.00	\$ -		Exempt			\$ 250.32					\$ 250.32		
TOTALS					\$ 6,828.00	23,365.00	5.31	\$ 13,638.15	\$ 16,403.23				\$ 16,433.23	\$ 3,046.00	\$ 19,479.23	\$ 5,005.00		\$ 11,474.16		

INNOVATION PARK
PHIPPS BLDG.

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

UNIT	START	END	SECURITY DEPOSIT	SO. FT.	\$ PER SQ. FT.	GPR	BASE RENT	STAY 6% EXEMPT	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
PHIPPS	6/1/07	9/30/07	\$ -	14,561	6.77	\$ 10,719.57	\$ 8,738.66	EXEMPT		\$ 8,738.66	\$ 8,738.66	\$ 17,477.32	\$ 8,738.66	12/05	\$ 8,738.66	44-0046976-0, 44-0046977-0, 44-0053806-0 RENT SAME TILL END OF LEASE LESSEE PAYS UTILITIES, JANITORIAL & GROUNDS MAINTENANCE. LANDLORD PAYS FOR HVAC, STRUCTURAL & SOME INTERIOR MAINTENANCE ITEMS.	EXEMPT
STRUCTURAL RESEARCH LABORATORY																	
(Bldg & land is 5.28 acres)																	
TOTALS			\$ -	14,561	6.77	\$ 10,719.57	\$ 8,738.66	\$ -	\$ -	\$ 8,738.66	\$ 8,738.66	\$ 17,477.32	\$ 8,738.66		\$ 8,738.66		\$ -

A/R
Prepaid \$ 8,738.66

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
71161	collins	Work Completed	11/20/2023		ddm	RWO Property check	1.00		DeMartino	55.00	55.00
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		1.50		DeMartino - straight	55.00	82.50
					ddm		1.50		DeMartino - straight	55.00	82.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.50		DeMartino - straight	55.00	82.50
					ddm		1.50		DeMartino - straight	55.00	82.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		3.00		DeMartino - straight	55.00	165.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		2.00		DeMartino - straight	55.00	110.00
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		3.00		DeMartino - straight	55.00	165.00
ddm		1.50		DeMartino - straight	55.00	82.50					
ddm		1.00		DeMartino - straight	55.00	55.00					
ddm		1.50		DeMartino - straight	55.00	82.50					
71163	johnson	Work Completed	11/20/2023		ddm	RWO Property check	2.00		DeMartino	55.00	110.00
71165	morgan	Work Completed	11/20/2023		ddm	RWO Property check	1.00		DeMartino	55.00	55.00
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		2.00		DeMartino - straight	55.00	110.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.50		DeMartino - straight	55.00	82.50
ddm		1.00		DeMartino - straight	55.00	55.00					
71168	johnson	Work Completed	11/20/2023		ddm	RWO Elevator Maintenance	1.00		DeMartino	45.00	45.00
71183	morgan	Work Completed	11/20/2023		ddm	RWO-Qtrly HVAC Svcs	3.50		DeMartino	55.00	192.50
71186	knight	Work Completed	11/20/2023		ddm	RWO-Qtrly HVAC Svcs	1.00		DeMartino	55.00	55.00
					ddm		2.00		DeMartino - straight	55.00	110.00
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		0.50		DeMartino - straight	55.00	27.50
71187	inn-tic	Work Completed	11/20/2023		ddm	RWO-Trash Pickup	2.50		DeMartino - straight	55.00	137.50
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		0.50		DeMartino	55.00	27.50
					ddm		0.50		DeMartino - straight	55.00	27.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.00		DeMartino - straight	55.00	55.00
ddm		1.00		DeMartino - straight	55.00	55.00					
71188	fuqua	Work Completed	11/20/2023		ddm	RWO-Trash Pickup	0.50		DeMartino - straight	55.00	27.50
					ddm		0.50		DeMartino	55.00	27.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		0.50		DeMartino - straight	55.00	27.50
71596	johnson	Work Completed	12/28/2023		ddm	Maintenance	1.00		DeMartino - straight	55.00	55.00

Work Order List

Property=innvtion AND Order By=WO#

				ddm	0.50	DeMartino - straight	55.00	27.50
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	1.50	DeMartino - straight	55.00	82.50
				ddm	2.00	DeMartino - straight	55.00	110.00
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	0.50	DeMartino - straight	55.00	27.50
				ddm	7.00	DeMartino - straight	55.00	385.00
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	3.00	DeMartino - straight	55.00	165.00
				ddm	3.00	DeMartino - straight	55.00	165.00
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	1.50	DeMartino - straight	55.00	82.50
				ddm	1.50	DeMartino - straight	55.00	82.50
				ddm	1.50	DeMartino - straight	55.00	82.50
				ddm	2.00	DeMartino - straight	55.00	110.00
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	1.50	DeMartino - straight	55.00	82.50
				ddm	0.50	DeMartino - straight	55.00	27.50
				ddm	0.50	DeMartino - straight	55.00	27.50
				ddm	1.50	DeMartino - straight	55.00	82.50
71610	knight	Work Completed	1/3/2024	ddm	0.50	DeMartino - straight	55.00	27.50
				ddm	0.50	DeMartino - straight	55.00	27.50
				ddm	0.50	DeMartino - straight	55.00	27.50
				ddm	0.50	DeMartino - straight	55.00	27.50
71613	phipps	Work Completed	1/3/2024	ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	1.00	DeMartino - straight	55.00	55.00
71617	collins	Work Completed	1/3/2024	ddm	1.50	DeMartino - straight	55.00	82.50
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	4.00	DeMartino - straight	55.00	220.00
				ddm	1.50	DeMartino - straight	55.00	82.50
				ddm	3.50	DeMartino - straight	55.00	192.50
				ddm	4.00	DeMartino - straight	55.00	220.00
				ddm	1.00	DeMartino - straight	55.00	55.00
				ddm	1.50	DeMartino - straight	55.00	82.50

6,562.50