

COUSINS PROPERTIES INCORPORATED
PORTFOLIO LISTING
OPERATING PROPERTIES
As of and For the Three Months ended June 30, 2013

Property Description	Metropolitan Area	Rentable Square Feet	Company's Ownership Interest	Company's Share			
				End of Period Leased	Weighted Average Occupancy (1)	% of Total Net Operating Income (2)	Property Level Debt (\$000)
I. OFFICE PROPERTIES							
191 Peachtree Tower	Atlanta	1,225,000	100.00%	86%	87%	14%	100,000
The American Cancer Society Center	Atlanta	996,000	100.00%	83%	83%	10%	133,479
Promenade (3)	Atlanta	775,000	100.00%	87%	67%	8%	-
Terminus 100	Atlanta	655,000	50.00%	96%	96%	7%	67,524
North Point Center East (4)	Atlanta	540,000	100.00%	92%	91%	5%	-
Terminus 200	Atlanta	566,000	50.00%	88%	88%	4%	41,000
Meridian Mark Plaza	Atlanta	160,000	100.00%	98%	98%	4%	26,006
Emory University Hospital Midtown Medical Office Tower	Atlanta	358,000	50.00%	100%	99%	3%	37,500
Inhibitex (6)	Atlanta	51,000	100.00%	0%	0%	0%	-
GEORGIA		5,326,000				55%	405,509
Post Oak Central	Houston	1,280,000	100.00%	93%	92%	15%	-
2100 Ross Avenue	Dallas	844,000	100.00%	81%	65%	5%	-
816 Congress	Austin	435,000	100.00%	74%	74%	4%	-
The Points at Waterview	Dallas	203,000	100.00%	88%	89%	1%	15,399
TEXAS		2,762,000				25%	15,399
Lakeshore Park Plaza (3)	Birmingham	197,000	100.00%	99%	96%	2%	-
600 University Park Place (3)	Birmingham	123,000	100.00%	98%	98%	1%	-
ALABAMA		320,000				3%	-
Gateway Village (5)	Charlotte	1,065,000	50.00%	100%	100%	1%	30,226
NORTH CAROLINA		1,065,000				1%	30,226
TOTAL OFFICE PROPERTIES		9,473,000				84%	451,134
II. RETAIL PROPERTIES							
The Avenue Murfreesboro (6)	Nashville	752,000	50.00%	85%	84%	4%	45,927
Mt. Juliet Village (5)	Nashville	91,000	50.50%	80%	80%	1%	3,083
The Shops of Lee Village (5)	Nashville	74,000	50.50%	89%	89%	0%	2,782
Creek Plantation Village (5)	Chattanooga	78,000	50.50%	98%	98%	0%	3,037
TENNESSEE		995,000				5%	54,829
Emory Point	Atlanta	80,000	75.00%	82%	79%	1%	9,155
North Point MarketCenter	Atlanta	401,000	10.32%	100%	100%	1%	-
The Avenue East Cobb	Atlanta	230,000	11.50%	98%	86%	1%	4,036
The Avenue West Cobb	Atlanta	256,000	11.50%	100%	95%	0%	-
The Avenue Peachtree City	Atlanta	183,000	11.50%	92%	90%	0%	-
GEORGIA		1,150,000				3%	13,191
Tiffany Springs MarketCenter (6)	Kansas City	238,000	100.00%	88%	87%	4%	-
MISSOURI		238,000				4%	-
Mahan Village (3)	Tallahassee	147,000	100.00%	90%	90%	1%	14,316
Highland City Town Center (5)	Lakeland	96,000	50.50%	87%	87%	1%	5,233
The Avenue Viera	Viera	332,000	11.50%	95%	93%	1%	-
Viera MarketCenter	Viera	178,000	11.50%	94%	94%	0%	-
FLORIDA		753,000				3%	19,549
Greenbrier MarketCenter	Chesapeake	376,000	10.32%	100%	100%	0%	-
VIRGINIA		376,000				0%	-
Los Altos MarketCenter	Long Beach	157,000	10.32%	100%	100%	0%	-
CALIFORNIA		157,000				0%	-
TOTAL RETAIL PROPERTIES		3,669,000				15%	87,569
III. APARTMENTS							
Emory Point	Atlanta	404,000	75.00%	75%	58%	1%	32,457
GEORGIA		404,000				1%	32,457
TOTAL PORTFOLIO		13,546,000				100%	571,160

- (1) Weighted average occupancy represents an average of the square footage occupied at the property during the quarter.
(2) Calculation is based on amounts for the three months ended June 30, 2013.
(3) This property is shown as 100% as it is owned through a consolidated joint venture. See Joint Venture Information included herein for further details.
(4) Contains 4 Buildings - 100 North Point Center East, 200 North Point Center East, 333 North Point Center East and 555 North Point Center East.
(5) This property is owned through a joint venture with a third party who has contributed equity, but the equity ownership and the allocation of the results of operations and/or gain on sale may be disproportionate.
(6) This property was classified as held for sale as of June 30, 2013.