

COUSINS PROPERTIES INCORPORATED
PORTFOLIO LISTING
OPERATING PROPERTIES
As of and For the Three Months ended December 31, 2012

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							
Terminus 100	Atlanta	655,000	100.00%	96%	95%	17%	136,123
191 Peachtree Tower	Atlanta	1,222,000	100.00%	87%	82%	17%	100,000
The American Cancer Society Center Promenade (3)	Atlanta	996,000	100.00%	82%	83%	12%	134,243
North Point Center East (4)	Atlanta	775,000	100.00%	73%	66%	10%	-
Meridian Mark Plaza	Atlanta	540,000	100.00%	91%	92%	7%	-
Emory University Hospital Midtown Medical Office Tower	Atlanta	160,000	100.00%	98%	98%	4%	26,194
Terminus 200 (5)	Atlanta	358,000	50.00%	99%	99%	4%	23,248
Inhibitex (6)	Atlanta	566,000	20.00%	88%	88%	2%	14,868
		51,000	100.00%	0%	0%	0%	-
	GEORGIA	5,323,000				73%	434,676
2100 Ross Avenue	Dallas	844,000	100.00%	65%	66%	3%	-
The Points at Waterview	Dallas	203,000	100.00%	90%	90%	2%	15,651
	TEXAS	1,047,000				5%	15,651
Lakeshore Park Plaza (3)	Birmingham	197,000	100.00%	98%	96%	2%	-
600 University Park Place (3)	Birmingham	123,000	100.00%	98%	94%	2%	-
	ALABAMA	320,000				4%	-
Gateway Village (5)	Charlotte	1,065,000	50.00%	100%	100%	1%	34,121
	NORTH CAROLINA	1,065,000				1%	34,121
TOTAL OFFICE PROPERTIES		7,755,000				83%	484,448
II. RETAIL PROPERTIES							
The Avenue West Cobb	Atlanta	256,000	11.50%	94%	95%	1%	-
North Point MarketCenter	Atlanta	401,000	10.32%	100%	100%	1%	-
The Avenue East Cobb	Atlanta	230,000	11.50%	86%	86%	0%	4,073
The Avenue Peachtree City	Atlanta	183,000	11.50%	92%	91%	0%	-
Emory Point	Atlanta	80,000	75.00%	82%	79%	0%	7,180
	GEORGIA	1,150,000				2%	11,253
The Avenue Murfreesboro	Nashville	751,000	50.00%	88%	87%	5%	47,270
Mt. Juliet Village (5)	Nashville	91,000	50.50%	80%	80%	1%	3,106
The Shops of Lee Village (5)	Nashville	74,000	50.50%	89%	83%	0%	2,803
Creek Plantation Village (5)	Chattanooga	78,000	50.50%	98%	91%	0%	3,069
	TENNESSEE	994,000				6%	56,248
Tiffany Springs MarketCenter	Kansas City	238,000	88.50%	87%	86%	4%	-
	MISSOURI	238,000				4%	-
Highland City Town Center (5)	Lakeland	96,000	50.50%	87%	87%	1%	5,286
The Avenue Viera	Viera	332,000	11.50%	96%	96%	1%	-
Mahan Village (3)	Tallahassee	147,000	100.00%	88%	55%	1%	13,027
Viera MarketCenter	Viera	178,000	11.50%	94%	97%	0%	-
	FLORIDA	753,000				3%	18,313
Greenbrier MarketCenter	Chesapeake	376,000	10.32%	100%	100%	1%	-
	VIRGINIA	376,000				1%	-
Los Altos MarketCenter	Long Beach	157,000	10.32%	100%	94%	0%	-
	CALIFORNIA	157,000				0%	-
TOTAL RETAIL PROPERTIES		3,668,000				16%	85,814
III. APARTMENTS							
Emory Point	Atlanta	404,000	75.00%	30%	21%	1%	25,456
	GEORGIA	404,000				1%	25,456
TOTAL PORTFOLIO		11,827,000				100%	595,718

- (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 December 31, 2012.
(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 is classified as held for sale as of December 31, 2012.