

Portfolio Name
Top AnalystiDate
07-22-23 at 5:42 AMCurrent Value
2,264,776.30

Name	Ticker	% Forward Dividend Yield	Shares Held	\$ Current Price	% Change	\$ Market Value	% Weight	Price/ Earnings Forward	\$ Cost Per Share	% Unrealized Gain/Loss Since Purch	Initial Purchase
McDonald's Corp	MCD	2.06	416.00	295.61	-0.51	122,973.76	5.43	27.40	59.86	393.83	08-21-09
Microsoft Corp	MSFT	0.79	316.00	343.77	-0.89	108,631.32	4.80	31.06	27.37	1,156.14	03-18-05
Walmart Inc	WMT	1.44	592.00	158.37	0.57	93,755.04	4.14	25.58	59.26	167.23	03-21-07
PepsiCo Inc	PEP	2.54	464.00	190.16	0.45	88,234.24	3.90	26.11	62.19	205.77	05-20-08
Procter & Gamble Co	PG	2.46	530.00	152.93	1.57	81,052.90	3.58	24.04	63.08	142.43	09-10-08
AbbVie Inc	ABBV	4.12	520.00	143.74	1.09	74,744.80	3.30	13.07	48.48	196.52	01-02-13
Caterpillar Inc	CAT	2.02	290.00	257.65	-1.32	74,718.50	3.30	15.50	72.01	257.79	11-10-15
Air Products & Chemicals ...	APD	2.31	238.00	302.74	0.46	72,052.12	3.18	24.04	93.32	224.41	07-24-12
Coca-Cola Co	KO	2.95	1,000.00	62.44	0.08	62,440.00	2.76	24.04	26.84	132.65	07-21-07
Abbott Laboratories	ABT	1.78	504.00	114.29	2.20	57,602.16	2.54	25.97	44.23	158.43	04-26-16
Chevron Corp	CVX	3.81	340.00	158.69	1.46	53,954.60	2.38	11.68	81.19	95.47	10-06-09
Johnson & Johnson	JNJ	2.80	310.00	170.19	1.07	52,758.90	2.33	15.97	65.34	160.46	03-21-07
Aflac Inc	AFL	2.32	720.00	72.41	0.03	52,135.20	2.30	12.84	25.96	178.95	09-22-09
Medtronic PLC	MDT	3.10	582.00	88.96	-0.44	51,774.72	2.29	17.61	47.50	87.28	09-21-10
AstraZeneca PLC ADR	AZN	2.09	734.00	69.34	1.14	50,895.56	2.25	18.94	21.55	221.75	06-01-10
Sysco Corp	SYI	2.66	625.00	75.20	-0.21	47,000.00	2.08	16.86	30.12	149.68	03-20-12
Brookfield Infrastructure ...	BIPC	3.30	1,000.00	46.38	-0.34	46,380.00	2.05	---	41.22	12.53	04-01-20
Archer-Daniels Midland Co	ADM	2.19	550.00	82.14	-0.59	45,177.00	1.99	12.35	32.40	153.56	09-02-04
Altria Group Inc	MO	8.25	900.00	45.60	-0.13	41,040.00	1.81	9.12	27.80	64.03	09-15-08
Emerson Electric Co	EMR	2.28	450.00	91.23	-0.72	41,053.50	1.81	19.49	49.68	83.64	01-17-12
Kellogg Co	K	3.48	600.00	67.78	0.07	40,668.00	1.80	16.72	54.98	23.28	03-19-19
Unilever PLC ADR	UL	3.40	770.00	52.38	0.36	40,332.60	1.78	18.15	29.48	77.66	06-19-07
Deere & Co	DE	1.14	92.00	436.93	-0.61	40,197.56	1.77	14.08	83.09	425.87	10-11-11
British American Tobacco ...	BTI	8.22	1,088.00	34.11	-0.32	37,111.68	1.64	6.98	38.77	-12.01	09-01-20
Target Corp	TGT	3.24	274.00	134.08	-0.42	36,737.92	1.62	16.13	62.65	114.02	03-07-17
Lowe's Companies Inc	LOW	1.88	156.00	233.78	1.21	36,469.68	1.61	17.76	125.22	86.69	10-10-17
CVS Health Corp	CVS	3.22	450.00	75.05	0.24	33,772.50	1.49	8.73	58.23	28.88	04-02-19
Enbridge Inc	ENB	7.00	900.00	37.40	0.35	33,660.00	1.49	16.69	37.14	0.69	06-19-18
Unum Group	UNM	3.00	630.00	48.71	-0.73	30,687.30	1.35	6.73	20.62	136.23	05-19-20
Restaurant Brands Intern...	QSR	2.83	386.00	77.67	0.28	29,980.62	1.32	18.48	56.50	37.48	03-27-18
Comcast Corp Class A	CMCSA	2.70	688.00	42.89	-0.74	29,508.32	1.30	12.27	35.66	20.28	09-13-22
Omega Healthcare Invest...	OHI	8.19	900.00	32.73	0.09	29,457.00	1.30	29.50	30.88	5.99	05-19-15
Old Republic Internationa...	ORI	3.69	1,100.00	26.53	-0.08	29,183.00	1.29	---	16.48	61.02	02-25-14
Cincinnati Financial Corp	CINF	2.93	285.00	102.56	0.00	29,229.60	1.29	23.36	38.03	169.66	08-01-12
Ingredion Inc	INGR	2.59	266.00	109.45	0.46	29,113.70	1.29	12.97	81.10	34.96	12-08-20
RTX Corp	RTX	2.45	300.00	96.39	-0.79	28,917.00	1.28	19.08	79.32	21.53	08-17-15
Realty Income Corp	O	4.89	440.00	62.75	0.21	27,610.00	1.22	46.73	35.44	77.06	03-15-11
Chubb Ltd	CB	1.72	130.00	199.81	0.21	25,975.30	1.15	11.06	95.70	108.79	02-04-14
Philip Morris International...	PM	5.21	260.00	97.52	-0.67	25,355.20	1.12	15.50	81.00	20.40	03-11-14
National Grid PLC ADR	NGG	4.91	366.00	68.71	-0.25	25,147.86	1.11	15.82	47.38	45.03	06-01-10
Merck & Co Inc	MRK	2.65	202.00	110.39	1.78	22,298.78	0.98	15.87	74.13	48.92	03-16-21
Becton, Dickinson and Co	BDX	1.37	78.00	264.84	0.54	20,657.52	0.91	19.42	85.48	209.83	08-21-12
Dover Corp	DOV	1.33	130.00	152.12	1.45	19,775.60	0.87	16.89	54.71	178.07	11-30-10
Cardinal Health Inc	CAH	2.15	210.00	93.19	-0.97	19,569.90	0.86	14.08	55.03	69.35	06-14-16
Novartis AG ADR	NVS	3.33	184.00	105.01	-0.11	19,321.84	0.85	15.72	73.43	43.00	09-13-16
BlackRock Inc	BLK	2.66	22.00	751.21	0.04	16,526.62	0.73	21.55	739.32	1.61	02-22-22
Lockheed Martin Corp	LMT	2.64	34.00	454.76	-0.27	15,461.84	0.68	16.95	347.33	30.93	01-26-21
Essex Property Trust Inc	ESS	3.77	60.00	245.14	0.49	14,708.40	0.65	44.84	211.47	15.92	11-28-22
NNN REIT Inc	NNN	5.08	327.00	44.50	0.88	14,551.50	0.64	22.73	23.00	93.46	05-04-10
T. Rowe Price Group Inc	TROW	4.08	118.00	119.70	-0.46	14,124.60	0.62	17.76	143.21	-16.41	02-22-22
Vodafone Group PLC ADR	VOD	10.29	1,440.00	9.50	-0.31	13,680.00	0.60	8.55	18.33	-48.16	03-20-19
Viatis Inc	VTRS	4.58	1,200.00	10.48	0.10	12,576.00	0.56	3.65	12.69	-17.41	11-17-20
Starbucks Corp	SBUX	2.06	120.00	102.82	1.92	12,338.40	0.54	25.25	59.36	73.22	09-05-17
Anheuser-Busch InBev S...	BUD	1.41	200.00	58.55	-0.31	11,710.00	0.52	19.31	57.77	1.35	08-21-18
Leggett & Platt Inc	LEG	6.26	368.00	29.38	-1.44	10,811.84	0.48	---	23.80	23.44	08-28-12
Walgreens Boots Alliance ...	WBA	6.30	328.00	30.46	0.73	9,990.88	0.44	7.43	47.45	-35.81	04-30-19
Colgate-Palmolive Co	CL	2.49	120.00	77.19	0.25	9,262.80	0.41	24.69	67.61	14.17	02-27-18
Sabra Health Care REIT Inc	SBRA	9.14	580.00	13.13	0.15	7,615.40	0.34	34.84	13.38	-1.85	07-26-16
International Business Ma...	IBM	4.78	50.00	138.94	0.40	6,947.00	0.31	14.73	128.66	7.99	02-24-15
MidCap Financial Investm...	MFIC	11.52	520.00	13.20	-0.15	6,864.00	0.30	7.95	16.52	-20.09	04-27-16
Cash	CASH\$	---	6,748.80	1.00	0.00	6,748.80	0.30	---	1.00	0.00	08-25-09
Macerich Co	MAC	5.43	474.00	12.52	-1.80	5,934.48	0.26	-104.17	17.43	-28.18	11-12-19
Pfizer Inc	PFE	4.39	130.00	37.40	1.71	4,862.00	0.21	11.21	32.13	16.40	03-24-20
Williams-Sonoma Inc	WSM	2.80	36.00	128.77	-1.36	4,635.72	0.20	9.67	120.38	6.97	03-21-23
Stanley Black & Decker Inc	SWK	3.29	42.00	97.13	-0.47	4,079.46	0.18	104.17	78.63	23.53	12-06-22

Baxter International Inc	BAX	2.39	46.00	48.56	-1.48	2,233.76	0.10	16.75	45.42	6.92	01-24-23
Top Analysti		3.07			0.14	2,264,776.30	99.98	16.53		92.46	