

Portfolio Name	Date	Current Value
Top Analysti	08-18-24 at 3:47 AM	2,500,233.41

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
Microsoft Corp	MSFT	0.72	316.00	418.47	-0.61	132,236.52	5.29	31.55	27.37	1,429.09	03-18-C
Walmart Inc	WMT	1.13	1,776.00	73.45	0.65	130,447.20	5.22	30.40	19.75	271.81	03-21-C
McDonald's Corp	MCD	2.40	416.00	278.49	1.32	115,851.84	4.63	23.58	59.86	365.23	08-21-C
AbbVie Inc	ABBV	3.20	520.00	193.90	0.26	100,828.00	4.03	17.92	48.48	299.99	01-02-1
Caterpillar Inc	CAT	1.64	290.00	343.48	-0.62	99,609.20	3.98	15.53	72.01	376.98	11-10-1
Procter & Gamble Co	PG	2.40	530.00	167.89	-0.02	88,981.70	3.56	24.10	63.08	166.14	09-10-C
PepsiCo Inc	PEP	3.14	482.00	172.62	0.06	83,202.84	3.33	21.19	65.46	163.72	05-20-C
Aflac Inc	AFL	1.91	734.00	104.76	2.17	76,893.84	3.08	16.18	26.86	290.09	09-22-C
Coca-Cola Co	KO	2.80	1,000.00	69.18	0.77	69,180.00	2.77	24.27	26.84	157.77	07-21-C
Air Products & Chemicals ...	APD	2.56	244.00	276.04	0.79	67,353.76	2.69	20.53	97.69	182.58	07-24-1
AstraZeneca PLC ADR	AZN	1.76	734.00	84.41	-0.58	61,956.94	2.48	20.08	21.55	291.68	06-01-1
Abbott Laboratories	ABT	1.98	536.00	111.00	0.05	59,496.00	2.38	23.81	47.65	132.94	04-26-1
Medtronic PLC	MDT	3.31	620.00	84.60	1.14	52,452.00	2.10	15.55	49.38	71.33	09-21-1
Chevron Corp	CVX	4.43	340.00	147.27	0.32	50,071.80	2.00	12.50	81.19	81.40	10-06-C
Johnson & Johnson	JNJ	3.11	310.00	159.39	0.19	49,410.90	1.98	15.87	65.34	143.93	03-21-C
Kellanova Co	K	2.84	600.00	80.29	0.01	48,174.00	1.93	21.74	54.98	46.04	03-19-1
Sysco Corp	SYU	2.66	625.00	76.57	1.07	47,856.25	1.91	16.64	30.12	154.23	03-20-1
Emerson Electric Co	EMR	2.04	460.00	103.09	-0.65	47,421.40	1.90	17.36	50.99	102.17	01-17-1
Unilever PLC ADR	UL	3.03	770.00	60.99	-0.59	46,962.30	1.88	18.48	29.48	106.87	06-19-C
Altria Group Inc	MO	7.64	900.00	51.32	1.14	46,188.00	1.85	10.10	27.80	84.61	09-15-C
Target Corp	TGT	3.11	290.00	144.04	1.68	41,771.60	1.67	15.48	65.93	118.48	03-07-1
British American Tobacco ...	BTI	8.24	1,150.00	36.06	0.17	41,469.00	1.66	7.99	38.36	-5.99	09-01-2
Old Republic Internationa...	ORI	3.05	1,134.00	34.74	0.67	39,395.16	1.58	---	16.87	105.98	02-25-1
Lowe's Companies Inc	LOW	1.91	160.00	241.15	0.45	38,584.00	1.54	20.00	127.67	88.88	10-10-1
Brookfield Infrastructure ...	BIPC	4.21	1,000.00	38.50	0.97	38,500.00	1.54	---	41.22	-6.59	04-01-2
Cincinnati Financial Corp	CINF	2.47	285.00	131.12	0.96	37,369.20	1.49	21.05	38.03	244.76	08-01-1
Enbridge Inc	ENB	6.90	930.00	38.70	0.34	35,991.00	1.44	18.94	37.08	4.37	06-19-1
Chubb Ltd	CB	1.33	130.00	273.41	0.28	35,543.30	1.42	12.67	95.70	185.70	02-04-1
RTX Corp	RTX	2.14	300.00	117.95	0.19	35,385.00	1.42	21.98	79.32	48.71	08-17-1
Ingredion Inc	INGR	2.38	266.00	130.99	0.17	34,843.34	1.39	13.62	81.10	61.52	12-08-2
Deere & Co	DE	1.56	92.00	377.92	1.25	34,768.64	1.39	15.43	83.09	354.85	10-11-1
Unum Group	UNM	3.05	630.00	55.03	1.14	34,668.90	1.39	6.72	20.62	166.88	05-19-2
Omega Healthcare Invest...	OHI	7.16	900.00	37.43	-0.40	33,687.00	1.35	---	30.88	21.21	05-19-1
Archer-Daniels Midland Co	ADM	3.38	550.00	59.09	0.39	32,499.50	1.30	10.87	32.40	82.40	09-02-C
Philip Morris International...	PM	4.40	260.00	118.06	0.14	30,695.60	1.23	18.80	81.00	45.75	03-11-1
Comcast Corp Class A	CMCSA	3.13	772.00	39.62	0.25	30,586.64	1.22	9.48	36.28	9.22	09-13-2
Restaurant Brands Intern...	QSR	3.28	418.00	70.81	-0.65	29,598.58	1.18	15.08	57.75	22.61	03-27-1
CVS Health Corp	CVS	4.56	480.00	58.35	1.37	28,008.00	1.12	8.45	59.11	-1.29	04-02-1
Realty Income Corp	O	5.26	440.00	60.05	0.57	26,422.00	1.06	42.37	35.44	69.44	03-15-1
National Grid PLC ADR	NGG	5.72	366.00	64.43	0.12	23,581.38	0.94	14.22	47.38	35.99	06-01-1
Dover Corp	DOV	1.15	130.00	179.83	0.48	23,377.90	0.94	19.76	54.71	228.72	11-30-1
Cardinal Health Inc	CAH	1.84	210.00	109.85	1.80	23,068.50	0.92	14.49	55.03	99.63	06-14-1
Merck & Co Inc	MRK	2.71	202.00	113.67	0.32	22,961.34	0.92	14.18	74.13	53.34	03-16-2
Novartis AG ADR	NVS	3.29	184.00	114.70	1.23	21,104.80	0.84	15.72	73.43	56.20	09-13-1
Lockheed Martin Corp	LMT	2.25	36.00	560.13	-0.03	20,164.68	0.81	21.88	353.13	58.62	01-26-2
BlackRock Inc	BLK	2.34	22.00	872.49	0.05	19,194.78	0.77	20.49	739.32	18.01	02-22-2
Becton Dickinson & Co	BDX	1.61	78.00	236.33	0.99	18,433.74	0.74	17.01	85.48	176.48	08-21-1
Essex Property Trust Inc	ESS	3.45	60.00	284.01	-0.35	17,040.60	0.68	51.55	211.47	34.30	11-28-2
NNN REIT Inc	NNN	5.15	327.00	45.08	-0.49	14,741.16	0.59	22.17	23.00	95.98	05-04-1
Viatis Inc	VTRS	4.12	1,200.00	11.66	-0.09	13,992.00	0.56	4.33	12.69	-8.11	11-17-2
Vodafone Group PLC ADR	VOD	10.05	1,440.00	9.63	0.73	13,867.20	0.55	14.75	18.33	-47.45	03-20-1
T. Rowe Price Group Inc	TROW	4.56	118.00	108.78	0.50	12,836.04	0.51	12.22	143.21	-24.04	02-22-2
Starbucks Corp	SBUX	2.40	132.00	94.81	-0.07	12,514.92	0.50	23.81	62.49	51.73	09-05-1
Colgate-Palmolive Co	CL	1.96	120.00	101.99	0.54	12,238.80	0.49	28.74	67.61	50.86	02-27-1
Williams-Sonoma Inc	WSM	1.65	88.00	137.85	-2.25	12,130.80	0.49	17.48	62.44	120.76	03-21-2
Anheuser-Busch InBev S...	BUD	1.44	200.00	60.65	0.05	12,130.00	0.49	17.99	57.77	4.99	08-21-1
Pfizer Inc	PFE	5.94	400.00	28.30	-1.43	11,320.00	0.45	10.96	30.09	-5.94	03-24-2
International Business Ma...	IBM	3.45	50.00	193.78	-0.09	9,689.00	0.39	19.16	128.66	50.62	02-24-1
Sabra Health Care REIT Inc	SBRA	7.41	580.00	16.19	-0.49	9,390.20	0.38	---	13.38	21.03	07-26-1
MidCap Financial Investm...	MFIC	10.96	520.00	13.87	1.99	7,212.40	0.29	8.33	16.52	-16.03	04-27-1
Macerich Co	MAC	4.58	474.00	14.86	-1.07	7,043.64	0.28	-67.57	17.43	-14.76	11-12-1
Verizon Communications ...	VZ	6.55	126.00	40.61	1.42	5,116.86	0.20	8.87	34.73	16.92	09-12-2
The Kroger Co	KR	2.41	80.00	53.19	0.57	4,255.20	0.17	11.98	44.39	19.82	11-28-2
Stanley Black & Decker Inc	SWK	3.37	42.00	97.32	0.55	4,087.44	0.16	23.81	78.63	23.77	12-06-2
Walgreens Boots Alliance ...	WBA	9.16	328.00	10.92	0.92	3,581.76	0.14	5.10	47.45	-76.99	04-30-1

Baxter International Inc	BAX	3.21	70.00	36.12	1.09	2,528.40	0.10	12.18	42.11	-14.23	01-24-2
WK Kellogg Co	KLG	3.86	150.00	16.59	-0.48	2,488.50	0.10	7.94	13.56	22.31	10-04-2
Cash	CASH\$	---	2,121.74	1.00	0.00	2,121.74	0.08	---	1.00	0.00	08-25-C
Everyy Inc	EVRG	4.37	36.00	58.76	0.27	2,115.36	0.08	15.34	52.67	11.57	03-19-2
Sandoz Group AG ADR	SDZNY	1.16	36.00	42.87	0.12	1,543.32	0.06	14.04	16.83	154.76	10-06-2
Top Analisti		2.98			0.37	2,500,233.41	100.00	16.94		105.74	