

SIMON PROPERTY GROUP INC /DE/
Form 10-Q
August 07, 2006

UNITED STATES

SECURITIES AND EXCHANGE COMMISSION

Washington, D.C. 20549

FORM 10-Q

**QUARTERLY REPORT PURSUANT TO SECTION 13 OR 15 (d) OF
THE SECURITIES EXCHANGE ACT OF 1934**

For the quarterly period ended June 30, 2006

SIMON PROPERTY GROUP, INC.

(Exact name of registrant as specified in its charter)

Delaware

(State of incorporation or organization)

001-14469

(Commission File No.)

046-268599

(I.R.S. Employer Identification No.)

National City Center
225 West Washington Street
Indianapolis, Indiana 46204

(Address of principal executive offices)

(317) 636-1600

(Registrant's telephone number, including area code)

Indicate by check mark whether the Registrant (1) has filed all reports required to be filed by Section 13 or 15(d) of the Securities Exchange Act of 1934 during the preceding 12 months (or for such shorter period that the Registrant was required to file such reports), and (2) has been subject to such filing requirements for the past 90 days. Yes No

Indicate by check mark whether the Registrant is a large accelerated filer, an accelerated filer, or a non-accelerated filer:

Large accelerated filer Accelerated filer Non-accelerated filer

Indicate by check mark whether Registrant is a shell company (as defined by Rule 12b-2 of the Exchange Act). Yes No

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As of June 30, 2006, 221,157,734 shares of common stock, par value \$0.0001 per share, 8,000 shares of Class B common stock, par value \$0.0001 per share, and 4,000 shares of Class C common stock, par value \$0.0001 per share of Simon Property Group, Inc. were outstanding.

Simon Property Group, Inc. and Subsidiaries

Form 10-Q

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Simon Property Group, Inc. and Subsidiaries*Consolidated Balance Sheets**(Dollars in thousands, except share amounts)*

	June 30, 2006 <i>(Unaudited)</i>	December 31, 2005
ASSETS:		
Investment properties, at cost	\$ 22,004,082	\$ 21,745,309
Less accumulated depreciation	4,172,347	3,809,293
	17,831,735	17,936,016
Cash and cash equivalents	330,285	337,048
Tenant receivables and accrued revenue, net	307,969	357,079
Investment in unconsolidated entities, at equity	1,523,529	1,562,595
Deferred costs and other assets	922,349	938,301
Total assets	\$ 20,915,867	\$ 21,131,039
LIABILITIES:		
Mortgages and other indebtedness	\$ 14,133,592	\$ 14,106,117
Accounts payable, accrued expenses, intangibles, and deferred revenues	976,823	1,092,334
Cash distributions and losses in partnerships and joint ventures, at equity	224,984	194,476
Other liabilities, minority interest and accrued dividends	176,278	163,524
Total liabilities	15,511,677	15,556,451
COMMITMENTS AND CONTINGENCIES		
LIMITED PARTNERS INTEREST IN THE OPERATING PARTNERSHIP	833,363	865,565
LIMITED PARTNERS PREFERRED INTEREST IN THE OPERATING PARTNERSHIP	400,516	401,727
STOCKHOLDERS EQUITY:		
CAPITAL STOCK (750,000,000 total shares authorized, \$.0001 par value, 237,996,000 shares of excess common stock):		
All series of preferred stock, 100,000,000 shares authorized, 25,420,042 and 25,632,122 issued and outstanding, respectively, and with liquidation values of \$1,071,002 and \$1,081,606, respectively	1,069,388	1,080,022
Common stock, \$.0001 par value, 400,000,000 shares authorized, 225,536,979 and 225,165,236 issued and outstanding, respectively	23	23
Class B common stock, \$.0001 par value, 12,000,000 shares authorized, 8,000 issued and outstanding		
Class C common stock, \$.0001 par value, 4,000 shares authorized, issued and outstanding		
Capital in excess of par value	4,975,936	4,998,723
Accumulated deficit	(1,699,813)	(1,551,179)
Accumulated other comprehensive income	18,453	9,793
Common stock held in treasury at cost, 4,379,245 and 4,815,655 shares, respectively	(193,676)	(230,086)
Total stockholders equity	4,170,311	4,307,296
Total liabilities and stockholders equity	\$ 20,915,867	\$ 21,131,039

The accompanying notes are an integral part of these statements.

Simon Property Group, Inc. and Subsidiaries*Unaudited Consolidated Statements of Operations and Comprehensive Income**(Dollars in thousands, except per share amounts)*

	For the Three Months Ended June 30,		For the Six Months Ended June 30,	
	2006	2005	2006	2005
REVENUE:				
Minimum rent	\$ 485,826	\$ 467,398	\$ 973,914	\$ 930,549
Overage rent	15,297	14,447	31,356	27,792
Tenant reimbursements	226,777	212,720	447,812	422,953
Management fees and other revenues	19,399	17,505	39,568	37,185
Other income	51,439	40,014	93,737	75,575
Total revenue	798,738	752,084	1,586,387	1,494,054
EXPENSES:				
Property operating	107,257			