



The GEO Group, Inc. ®

Supplemental Information
Fourth Quarter and Full Year 2018

The GEO Group, Inc.'s ("GEO") Unaudited Reconciliation Tables and Supplemental Disclosure presented herein speaks only as of the date or period indicated, and GEO does not undertake any obligation, and disclaims any duty, to update any of this information. GEO's future financial performance is subject to various risks and uncertainties that could cause actual results to differ materially from expectations. The factors that could affect GEO's future financial results are discussed more fully in our reports on Form 10-K, Form 10-Q, and Form 8-K filed with the Securities and Exchange Commission ("SEC"). Readers are advised to refer to these reports for additional information concerning GEO.

The results presented herein are shown as of December 31, 2018.

The GEO Group, Inc.
One Park Place
621 NW 53rd Street Suite 700
Boca Raton, FL 33487

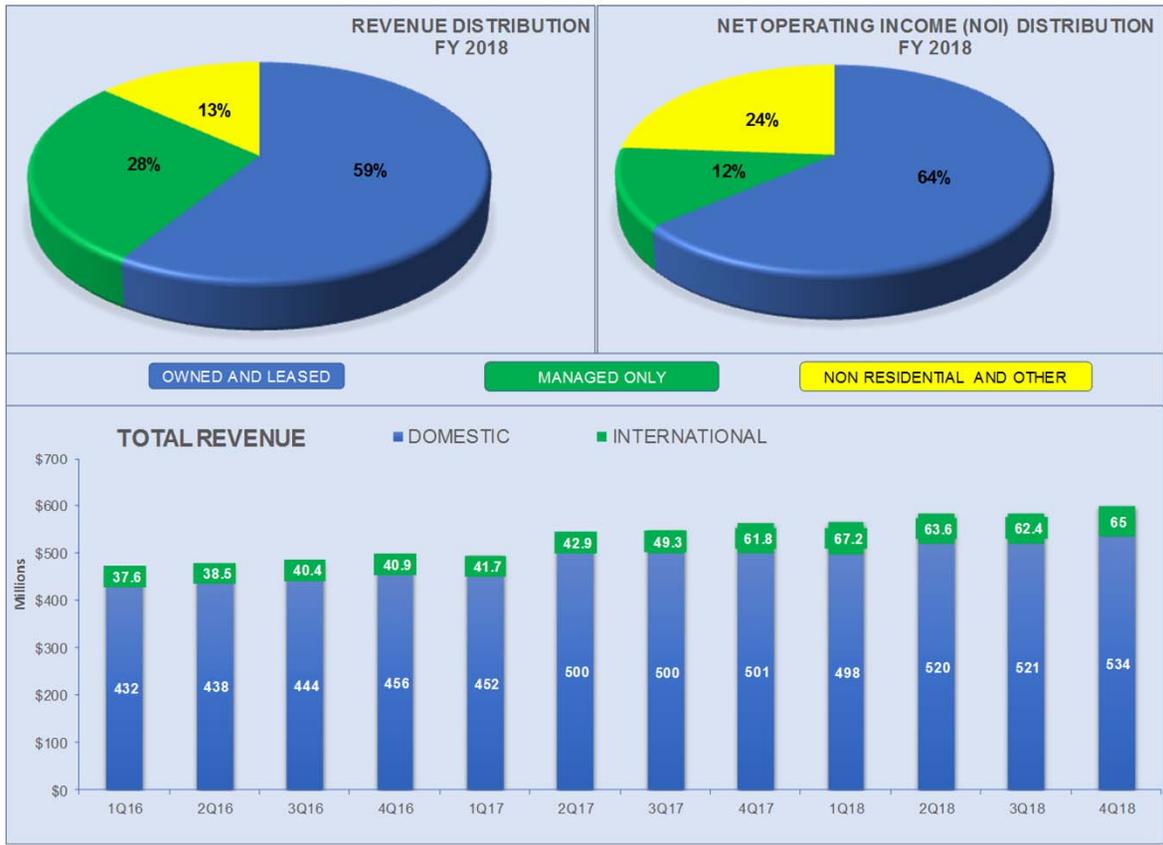
Phone: 866-301-4436

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The GEO Group, Inc. (NYSE: GEO) is the first fully integrated equity real estate investment trust ("REIT") specializing in the design, financing, development, and operation of correctional, detention, and community reentry facilities around the globe. GEO is the world's leading provider of diversified correctional, detention, community reentry, and electronic monitoring services to government agencies worldwide with operations in the United States, Australia, South Africa, and the United Kingdom. GEO's worldwide operations include the ownership and/or management of 135 facilities totaling approximately 96,000 beds, including projects under development, with a growing workforce of approximately 23,000 professionals.

GEO's mission is to develop innovative public-private partnerships with government agencies around the globe that deliver high quality, cost-efficient correctional, detention, community reentry, and electronic monitoring services while providing industry leading rehabilitation and community reintegration programs to the men and women entrusted to GEO's care.



* In '000 except per share data

GEO REIT Structure

REIT Owned/Leased Facilities

TRS Managed Only Facilities



* Above graph includes a 489-bed expansion of Junee Correctional Centre scheduled to be completed during 2019.

	2019 Guidance Summary *	Low-End	Mid-Point	High-End
Revenue	\$ 2,415,000	\$ 2,425,000	\$ 2,435,000	\$ 2,435,000
NOI	\$ 646,000	\$ 652,000	\$ 658,000	\$ 658,000
Adjusted EBITDAre	\$ 464,000	\$ 470,000	\$ 476,000	\$ 476,000
Adjusted Net Income / Diluted Share	\$ 1.27	\$ 1.32	\$ 1.37	\$ 1.37
AFFO / Diluted Share	\$ 2.50	\$ 2.55	\$ 2.60	\$ 2.60
Capital Expenditures	\$ 78,000			
Maintenance	\$ 28,000			
Growth	\$ 50,000			

Company Profile

	Q4 2018 (unaudited)	Q4 2017 (unaudited)	FY 2018 (unaudited)	FY 2017 (unaudited)
Market Capitalization * **	\$ 2,375,519	\$ 2,926,596	\$ 2,375,519	\$ 2,926,596
Share Price **	\$ 19.70	\$ 23.60	\$ 19.70	\$ 23.60

Revenues *

Owned and Leased: Corrections & Detention	\$ 293,083	\$ 266,024	\$ 1,110,749	\$ 1,055,254
Owned and Leased: Community-Based	43,190	42,623	170,805	149,619
Owned and Leased: Youth Services	23,234	22,776	91,824	88,184
Managed Only	154,884	164,942	641,079	582,091
Facility Construction & Design	4,226	2,802	4,226	115,404
Non-Residential Services and Other	80,813	69,810	312,703	272,868
	\$ 599,430	\$ 568,977	\$ 2,331,386	\$ 2,263,420

Net Operating Income (NOI) *

Owned and Leased: Corrections & Detention	\$ 87,701	\$ 81,932	\$ 341,575	\$ 333,179
Owned and Leased: Community-Based	11,337	10,623	45,150	46,288
Owned and Leased: Youth Services	3,460	3,301	13,464	11,424
Managed Only	16,141	26,799	79,907	83,824
Facility Construction & Design	-	-	-	(1,620)
Non-Residential Services and Other	36,674	29,997	138,194	119,565
	\$ 155,313	\$ 152,652	\$ 618,290	\$ 592,660

Adjusted EBITDAre *

	\$ 114,939	\$ 106,812	\$ 443,690	\$ 419,787
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FFO & AFFO

AFFO per diluted share	\$ 0.65	\$ 0.67	\$ 2.47	\$ 2.55
Funds From Operations (NAREIT) *	\$ 53,099	\$ 53,362	\$ 220,028	\$ 211,703
Funds From Operations (Normalized) *	\$ 61,072	\$ 63,754	\$ 234,293	\$ 236,072
Adjusted Funds From Operations *	\$ 77,953	\$ 82,000	\$ 297,828	\$ 307,659
Dividends per share	\$ 0.47	\$ 0.47	\$ 1.88	\$ 1.88

Capital Expenditures * ***

Growth	\$ 16,759	\$ 31,461	\$ 132,731	\$ 108,735
Maintenance	5,077	6,192	22,638	23,371
Facility Improvements	622	1,670	5,133	7,979
	\$ 22,458	\$ 39,323	\$ 160,502	\$ 140,085

* Figures in '000s, except per share data

** As of quarter-end or year-end as applicable

*** Excludes capital expenditures related to the development of a new corporate headquarters, which project to date totaled \$48.2 million through December 31, 2018, as well as capital expenditures reimbursed by the insurance company for GEO owned property, which insurance proceeds received totaled \$1.4 million through December 31, 2018.

	Q4 2018	Q4 2017	FY 2018	FY 2017
Portfolio **				
Owned and Leased: Corrections & Detention	37	35	37	35
Owned and Leased: Community-Based	39	45	39	45
Owned and Leased: Youth Services	9	9	9	9
Managed only	36	38	36	38
	121	127	121	127
Owned and Leased: Corrections & Detention * **				
Revenue Producing Beds	43,291	41,797	43,291	41,797
Occupancy	95%	92%	95%	91%
Compensated Mandays	3,773,965	3,542,766	14,508,222	13,861,493
Square Feet	7,689,864	7,689,833	7,689,864	7,689,833
Available beds at active facilities	824	486	824	486
Idle Facilities: Design Capacity - Beds	5,376	6,064	5,376	6,064
Square Feet	1,035,197	1,170,197	1,035,197	1,170,197
Owned and Leased: Community-Based * **				
Revenue Producing Beds	9,100	9,320	9,100	9,320
Occupancy	73%	72%	71%	72%
Compensated Mandays	611,155	615,762	2,354,242	1,983,163
Square Feet	1,379,522	1,628,675	1,379,522	1,628,675
Available beds at active facilities	201	1,004	201	1,004
Idle Facilities: Design Capacity - Beds	1,656	714	1,656	714
Square Feet	289,631	111,719	289,631	111,719
Owned and Leased: Youth Services * **				
Revenue Producing Beds	1,163	1,163	1,163	1,163
Occupancy	69%	72%	70%	71%
Compensated Mandays	73,373	76,663	295,107	302,147
Square Feet	727,464	727,464	727,464	727,464
Idle Facilities: Design Capacity - Beds	36	68	36	68
Square Feet	14,763	32,703	14,763	32,703
Managed Only * **				
Revenue Producing Beds	31,730	32,493	31,730	32,493
Occupancy	98%	97%	97%	97%
Compensated Mandays	2,776,948	2,891,143	11,193,020	11,174,882
Square Feet	9,472,640	9,569,002	9,472,640	9,569,002
U.S.	5,482,711	5,579,073	5,482,711	5,579,073
International	3,989,929	3,989,929	3,989,929	3,989,929
Available beds at active facilities	300	300	300	300
Non-Residential Units *** ****				
Day Reporting Centers ⁽¹⁾	227,271	261,795	935,449	1,096,769
Youth ⁽²⁾	56,383	79,556	264,254	344,276
BI Electronic & Location Monitoring ⁽³⁾	18,685,127	15,422,810	69,512,536	60,913,039

* Revenue producing beds are not calculated for Reeves County Detention Complex R3 and McCabe Center

** Excluding idle facilities and projects under activation/construction

*** Non-Residential Units presented in the table are calculated based on number of days within the period multiplied by number of units

**** Excluding In-Prison treatment participants

(1) Community-Based Services Non-Residential Units include home confinement populations and day reporting center participants

(2) Youth Non-Residential Units include education, counseling, and other outpatient services

(3) BI Non-Residential Units include electronic monitoring services and Intensive Supervision and Appearance ("ISAP") participants

	As of December 31, 2018 <i>(unaudited)</i>	As of December 31, 2017 <i>(unaudited)</i>
ASSETS		
Cash and cash equivalents	\$ 31,255	\$ 81,377
Restricted cash and cash equivalents	51,678	44,932
Accounts receivable, less allowance for doubtful accounts	445,526	389,916
Contract receivable, current portion	15,535	18,142
Prepaid expenses and other current assets	47,113	45,342
Total current assets	\$ 591,107	\$ 579,709
<i>Restricted Cash and Investments</i>	22,431	27,999
<i>Property and Equipment, Net</i>	2,158,610	2,078,123
<i>Contract Receivable</i>	368,178	404,309
<i>Assets Held for Sale</i>	2,634	3,915
<i>Deferred Income Tax Assets</i>	29,924	26,277
<i>Intangible Assets, Net (including goodwill)</i>	1,008,719	1,034,290
<i>Other Non-Current Assets</i>	65,860	72,286
Total Assets	\$ 4,247,463	\$ 4,226,908
LIABILITIES AND SHAREHOLDERS' EQUITY		
Accounts payable	\$ 93,032	\$ 92,587
Accrued payroll and related taxes	76,009	71,732
Accrued expenses and other current liabilities	193,515	176,324
Current portion of capital lease obligations, long-term debt, and non-recourse debt	332,027	28,920
Total current liabilities	\$ 694,583	\$ 369,563
<i>Deferred Income Tax Liabilities</i>	13,681	8,757
<i>Other Non-Current Liabilities</i>	82,481	96,702
<i>Capital Lease Obligations</i>	4,570	6,059
<i>Long-Term Debt</i>	2,397,227	2,181,544
<i>Non-Recourse Debt</i>	15,017	365,364
<i>Shareholders' Equity</i>	1,039,904	1,198,919
Total Liabilities and Shareholders' Equity	\$ 4,247,463	\$ 4,226,908

* all figures in '000s

	Q4 2018 <i>(unaudited)</i>	Q4 2017 <i>(unaudited)</i>	FY 2018 <i>(unaudited)</i>	FY 2017 <i>(unaudited)</i>
Revenues	\$ 599,430	\$ 568,977	\$ 2,331,386	\$ 2,263,420
Operating expenses	456,460	424,209	1,755,772	1,700,495
Depreciation and amortization	31,898	31,833	126,434	124,297
General and administrative expenses	47,588	46,477	184,515	190,343
Operating income	63,484	66,458	264,665	248,285
Interest income	8,560	12,705	34,755	51,676
Interest expense	(39,324)	(38,322)	(150,103)	(148,024)
Income before income taxes and equity in earnings of affiliates	32,720	40,841	149,317	151,937
Provision for income taxes	1,924	12,368	14,117	17,958
Equity in earnings of affiliates, net of income tax provision	2,557	7,790	9,627	12,045
Net income	33,353	36,263	144,827	146,024
Less: Net loss attributable to noncontrolling interests	39	94	262	217
Net income attributable to The GEO Group, Inc.	\$ 33,392	\$ 36,357	\$ 145,089	\$ 146,241

Weighted Average Common Shares Outstanding:

Basic	119,273	122,286	120,241	120,095
Diluted	119,861	122,919	120,747	120,814

Income per Common Share Attributable to The GEO Group, Inc. :

Basic:				
Net income per share — basic	\$ <u>0.28</u>	\$ <u>0.30</u>	\$ <u>1.21</u>	\$ <u>1.22</u>
Diluted:				
Net income per share — diluted	\$ <u>0.28</u>	\$ <u>0.30</u>	\$ <u>1.20</u>	\$ <u>1.21</u>
Regular Dividends Declared per Common Share	\$ <u>0.47</u>	\$ <u>0.47</u>	\$ <u>1.88</u>	\$ <u>1.88</u>

* all figures in '000s, except per share data

	Q4 2018 <i>(unaudited)</i>	Q4 2017 <i>(unaudited)</i>	FY 2018 <i>(unaudited)</i>	FY 2017 <i>(unaudited)</i>
Net Income attributable to GEO	\$ 33,392	\$ 36,357	\$ 145,089	\$ 146,241
<i>Add (Subtract):</i>				
Real Estate Related Depreciation and Amortization	18,061	\$ 17,005	\$ 70,592	\$ 65,723
Gain/Loss on real estate assets **	1,646	\$ -	\$ 4,347	\$ (261)
Equals: NAREIT defined FFO	\$ 53,099	\$ 53,362	\$ 220,028	\$ 211,703
<i>Add (Subtract):</i>				
Net Tax Cuts and Jobs Act Impact	-	9,584	304	9,584
Loss on extinguishment of debt	-	-	574	-
Start-up expenses, pre-tax	2,473	-	6,299	-
M&A related expenses, pre-tax	-	1,129	-	19,059
Legal related expenses, pre-tax	2,647	-	7,147	-
Escrow releases, pre-tax	-	-	(2,273)	-
Close-out expenses, pre-tax	4,245	-	4,245	-
Tax Effect of adjustments to Funds From Operations ***	(1,392)	(321)	(2,031)	(4,274)
Equals: FFO, normalized	\$ 61,072	\$ 63,754	\$ 234,293	\$ 236,072
<i>Add (Subtract):</i>				
Non-Real Estate Related Depreciation & Amortization	13,837	14,828	55,842	58,574
Consolidated Maintenance Capital Expenditures	(5,077)	(6,192)	(22,638)	(23,371)
Stock Based Compensation Expenses	5,699	4,992	22,049	19,844
Amortization of debt issuance costs, discount and/or premium and other non-cash interest	2,422	4,618	8,282	16,540
Equals: AFFO	\$ 77,953	\$ 82,000	\$ 297,828	\$ 307,659
Weighted average common shares outstanding - Diluted	119,861	122,919	120,747	120,814
FFO/AFFO per Share - Diluted				
Normalized FFO Per Diluted Share	\$ 0.51	\$ 0.52	\$ 1.94	\$ 1.95
AFFO Per Diluted Share	\$ 0.65	\$ 0.67	\$ 2.47	\$ 2.55
Regular Common Stock Dividends per common share	\$ 0.47	\$ 0.47	\$ 1.88	\$ 1.88

* all figures in '000s, except per share data

** no tax impact

*** tax adjustments related to Start-up, M&A, Legal expenses, Escrow releases, and Close-out expenses

Global Operating Portfolio by Region * **

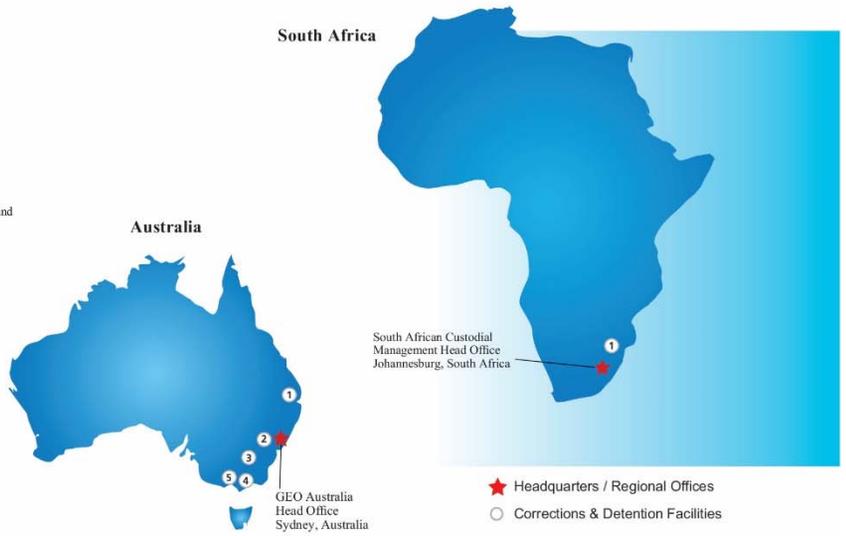
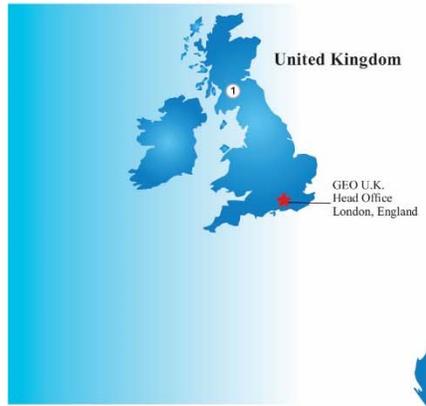
United States	Facilities	Current Beds	Beds 1-Yr Ago
Texas	24	20,943	20,733
California	19	6,317	6,317
Pennsylvania	15	6,068	6,203
Colorado	9	4,347	4,293
New Jersey	7	3,795	4,035
Florida	6	8,502	8,502
Alaska	6	730	730
Louisiana	5	4,042	4,042
New Mexico	5	2,659	2,659
Arizona	4	5,930	5,930
Georgia	4	5,286	5,115
Indiana	3	4,562	4,562
Illinois	3	206	238
Oklahoma	2	4,622	4,622
Alabama	2	1,414	1,414
New York	2	418	418
Ohio	2	300	300
Michigan	1	1,748	1,748
Washington	1	1,575	1,575
Virginia	1	1,536	1,536
North Carolina	1	1,450	1,450
Wyoming	1	342	342
Kansas	1	150	150
Nevada	1	124	124
Utah	1	115	115
South Dakota	1	68	68
South Carolina	1	36	36
United States Total:	128	87,285	87,257

International	Facilities	Current Beds	Beds 1-Yr Ago
Australia	5	4,588	4,588
South Africa	1	3,024	3,024
United Kingdom	1	249	249
International Total:	7	7,861	7,861

Global:	135	95,146	95,118
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Global Operating Portfolio by Facility Ownership **

Company Owned	79	56,089	55,053
Company Leased	20	5,671	5,916
Managed - Only	36	33,386	34,149
Total	135	95,146	95,118



* Data includes all active facilities and idle beds
 ** Bed and Facility counts are shown as of December 31, 2018

	# of Facilities ⁽¹⁾	Sq. Ft.	BEDS			FY 12/31/2018			Q4 2018		
			Owned & Leased	Managed Only	Total ⁽¹⁾	Revenue*	Compensated Mandays	Occupancy	Revenue*	Compensated Mandays	Occupancy
Eastern Region (FL,GA,IN,LA,MI,VA)	11	3,858,084	1,500	15,731	17,231	\$265,589	6,042,492	97%	\$65,138	1,477,110	98%
Central Region (TX,OK)	3	785,016	2,682	285	2,967	\$43,608	1,025,053	95%	\$11,325	257,676	94%
Western Region (AZ,CA,NM)	18	2,364,681	4,200	6,811	11,011	\$202,476	3,954,933	98%	\$50,839	992,046	98%
Community-based	28	1,238,459	7,569	234	7,803	\$130,689	1,968,192	70%	\$32,498	508,910	72%
Youth Services	10	733,765	1,163	36	1,199	\$93,514	302,362	69%	\$23,658	74,780	68%
United States (Ex-Federal) Total:	70	8,980,005	17,114	23,097	40,211	\$735,876	13,293,032	91%	\$183,458	3,310,522	92%
Eastern Region (FL,GA,LA,NC,NY,PA)	10	1,903,002	10,690	-	10,690	\$302,298	3,612,622	96%	\$76,517	916,284	97%
Central Region (TX)	15	3,082,564	18,826	1,072	19,898	\$446,460	6,376,970	94%	\$122,174	1,728,193	94%
Western Region (CA,CO,WA)	5	1,096,048	6,217	-	6,217	\$229,998	1,874,832	89%	\$59,311	470,802	88%
Community-based	12	217,942	1,732	-	1,732	\$43,290	433,370	71%	\$11,508	114,028	74%
United States (Federal) Total:	42	6,299,556	37,465	1,072	38,537	\$1,022,046	12,297,794	93%	\$269,510	3,229,307	93%
Australia	5	3,219,988	-	4,588	4,588	\$230,722	1,565,120	100%	\$58,228	394,496	100%
United Kingdom	1	124,107	-	249	249	\$7,130	90,885	100%	\$1,727	22,908	100%
South Africa	1	645,834	-	3,024	3,024	\$19,806	1,103,760	100%	\$4,904	278,208	100%
International Total:	7	3,989,929	-	7,861	7,861	\$257,658	2,759,765	100%	\$64,859	695,612	100%
BI - Electronic and Location Monitoring						\$230,263	69,512,536		\$62,245	18,685,127	
Community Based						\$77,746	935,449		\$17,616	227,271	
Youth Services						\$4,689	264,254		\$952	56,383	
Non Residential Total:	N/A	N/A	N/A	N/A	N/A	\$312,698	N/A	N/A	\$80,813	N/A	N/A
Owned, Non-Managed & Mgmt Fee only ⁽²⁾	2	286,100	113	1,356	1,469						
Idle Facilities	14	1,339,591	7,068	-	7,068						
Other Total ⁽³⁾:	16	1,625,691	7,181	1,356	8,537	\$3,108			\$790		
Global Total:	135	20,895,181	61,760	33,386	95,146	\$2,331,386	28,350,591 ⁽⁴⁾	93%	\$599,430	7,235,441 ⁽⁴⁾	93%

* Revenue presented in '000s

(1) Bed and Facility counts are shown as of December 31, 2018

(2) Includes: 1,356 beds - Reeves County Detention Complex R3, Texas and 113 beds - McCabe Center, Texas

(3) Other Total Revenue includes Reeves County Detention Complex R1/2 and R3, Texas, McCabe Center, Texas, idle facilities, and other revenue

(4) Total Compensated Mandays excludes Non-Residential Units

Customer Retention Data	Total	2018	2017	2016	2015	2014
# of Contracts up for Renewal/Rebid	308	97	75	46	52	38
Contract Retention Rate: Owned & Leased	99.2%	100.0%	98.4%	100.0%	97.6%	100.0%
Contract Retention Rate: Managed Only	89.3%	93.8%	76.9%	100.0%	80.0%	100.0%
Retention Rate	97.4%	99.0%	94.7%	100.0%	94.2%	100.0%



Owned & Leased (FY 2018) **

Top 10 Customers

	% of Beds *	% of Revenue
1 U.S. Immigration & Customs Enforcement	17.7%	20.0%
2 Federal Bureau of Prisons	14.3%	12.0%
3 United States Marshals Service	9.4%	9.8%
4 State of California	3.0%	2.7%
5 State of Oklahoma	3.1%	1.7%
6 State of New Jersey	2.7%	1.7%
7 State of New Mexico	2.1%	1.7%
8 State of Georgia	1.8%	1.2%
9 State of Texas	1.2%	0.7%
10 Various Others	7.4%	7.3%

Managed Only (FY 2018) **

Top 10 Customers

	% of Beds *	% of Revenue
1 Australia	5.0%	9.9%
2 State of Florida	9.1%	4.7%
3 State of Arizona	7.0%	4.0%
4 State of Indiana	5.0%	2.1%
5 United States Marshals Service	1.2%	1.3%
6 State of Virginia	1.8%	1.1%
7 South Africa	3.5%	0.8%
8 State of New Mexico	1.0%	0.6%
9 United Kingdom	0.3%	0.3%
10 Various Others	3.2%	2.8%

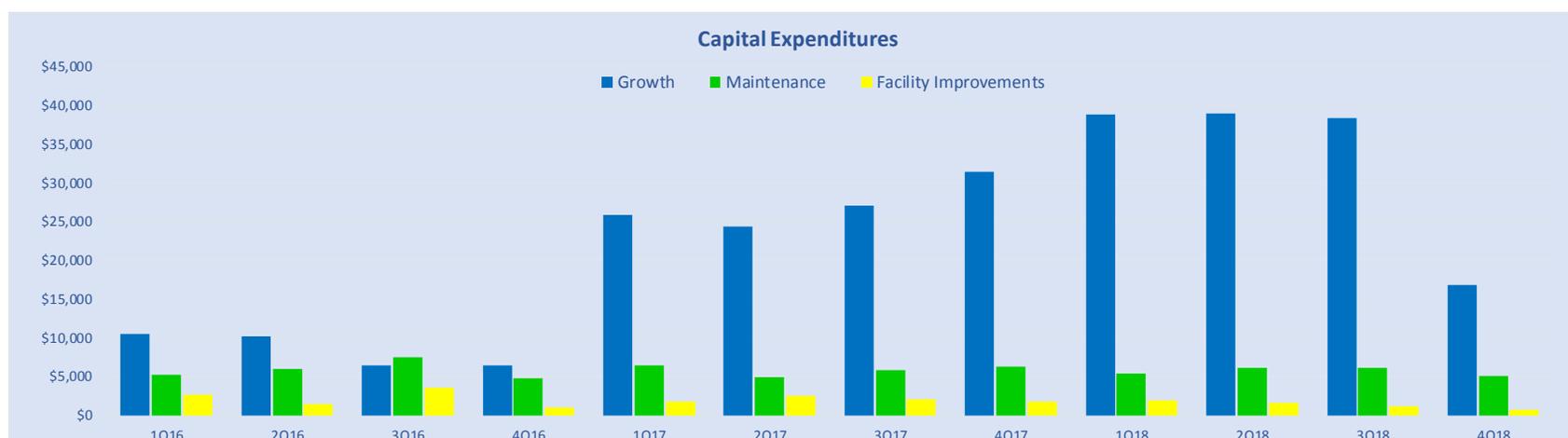
* Reflect only revenue producing beds

** Top ten customers do not reflect non-residential revenue

	As of December 31, 2018 <i>(unaudited)</i>	As of December 31, 2017 <i>(unaudited)</i>
Land	\$ 131,377	\$ 129,421
Buildings and improvements	2,144,414	2,009,279
Leasehold improvements	303,348	288,614
Equipment	206,191	193,281
Furniture, fixtures and computer software	60,159	57,204
Facility construction in progress	65,282	74,312
Total	\$ 2,910,771	\$ 2,752,111
Less accumulated depreciation and amortization	(752,161)	(673,988)
Property and equipment, net	\$ 2,158,610	\$ 2,078,123

* all figures in '000s

Cap-Ex Category	Q4 2018						Q3 2018					
	Owned & Leased			BI ***	Managed Only & Other	Total	Owned & Leased			BI ***	Managed Only & Other	Total
	Corrections & Detentions	Community Based	Youth Services				Corrections & Detentions	Community Based	Youth Services			
New facility development	\$ 7,214	-	-	-	\$ 160	\$ 7,374	\$ 28,237	-	-	-	\$ 347	\$ 28,584
Existing facility expansion	2,311	936	48	-	-	3,295	4,452	451	-	-	283	5,186
Monitoring equipment & technology	-	-	-	6,090	-	6,090	-	-	-	4,539	-	4,539
Growth	9,525	936	48	6,090	160	16,759	32,689	451	-	4,539	630	38,309
Maintenance	2,031	591	158	1,649	648	5,077	2,990	882	310	1,068	912	6,162
Facility Improvements	163	37	3	-	419	622	356	114	-	-	664	1,134
Total Capital Expenditures **	\$ 11,719	\$ 1,564	\$ 209	\$ 7,739	\$ 1,227	\$ 22,458	\$ 36,035	\$ 1,447	\$ 310	\$ 5,607	\$ 2,206	\$ 45,605



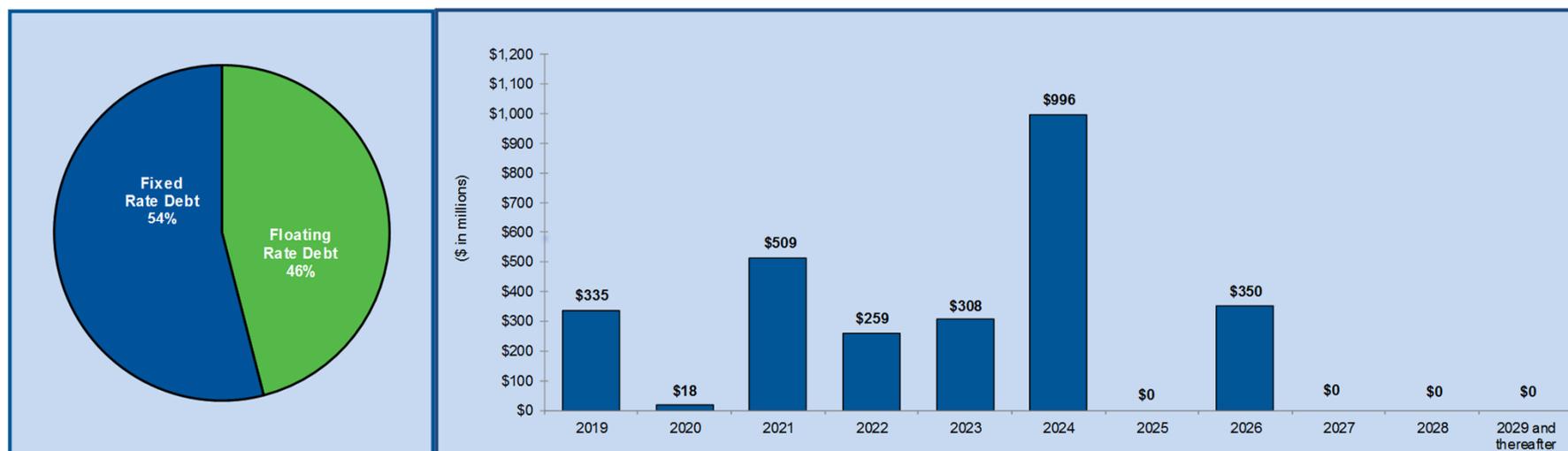
* Amounts in '000s

** This table excludes Capital Expenditures related to the development of a new corporate headquarters, which project to date totaled \$48.2 million through December 31, 2018. In addition, this table excludes Capital Expenditures related to property damage that was reimbursed by the insurance company for GEO owned property. Year-to-date insurance proceeds received totaled \$1.4 million through December 31, 2018 for GEO owned property.

*** Electronic and Location Monitoring

	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029 & thereafter	Total
Floating Rate Debt												
Term Loan B	\$ 8,000	\$ 8,000	\$ 8,000	\$ 8,000	\$ 8,000	\$ 746,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 786,000
Revolver Borrowings	-	-	490,843	-	-	-	-	-	-	-	-	490,843
Total Floating Debt	8,000	8,000	498,843	8,000	8,000	746,000	-	-	-	-	-	1,276,843
Fixed Rate Debt												
5.875% Sr. Notes due 2022	\$ -	\$ -	\$ -	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000
5.125% Sr. Notes due 2023	-	-	-	-	300,000	-	-	-	-	-	-	300,000
5.875% Sr. Notes due 2024	-	-	-	-	-	250,000	-	-	-	-	-	250,000
6.000% Sr. Notes due 2026	-	-	-	-	-	-	-	350,000	-	-	-	350,000
Non-Recourse Debt **	325,344	7,665	8,065	-	-	-	-	-	-	-	-	341,074
Capital Leases	1,489	1,616	1,758	1,196	-	-	-	-	-	-	-	6,059
Other	527	272	183	178	185	186	153	164	176	189	257	2,470
Total Fixed Debt	327,360	9,553	10,006	251,374	300,185	250,186	153	350,164	176	189	257	1,499,603
Total Debt Payments	\$ 335,360	\$ 17,553	\$ 508,849	\$ 259,374	\$ 308,185	\$ 996,186	\$ 153	\$ 350,164	\$ 176	\$ 189	\$ 257	\$ 2,776,446

Weighted Avg. Interest Rates at 12/31/2018
 Floating 4.84%
 Fixed 5.21%
 Total 5.02%



* These amounts are in '000-s and represent future maturities as of 12/31 of each year

** 2029 and thereafter maturities reflect non-recourse debt associated with the Ravenhall, Australia project

Unsecured Senior Notes

	2022	2023	2024	2026
Due				
Closing Date	10/3/13	3/19/13	9/25/14	4/18/16
Denomination	USD	USD	USD	USD
Original Principal Amount	\$250,000	\$300,000	\$250,000	\$350,000
Principal Amount (end of quarter)	\$250,000	\$300,000	\$250,000	\$350,000
Coupon	5.875%	5.125%	5.875%	6.000%
Yield (on issue date)	5.875%	5.125%	5.875%	6.000%
Maturity Date	1/15/22	4/1/23	10/15/24	4/15/26
Date Callable	1/15/17	4/1/18	10/15/19	4/15/21
Call Price	102.938	102.563	102.938	103.000
Unsecured Senior Notes, net of discount	\$250,000	\$300,000	\$250,000	\$350,000

Revolving Credit Facility (as of 12/31/2018)

Capacity	\$900,000
Outstanding	\$490,843
Letters of Credit ⁽¹⁾	\$62,279
Remaining Capacity	\$346,878
Current Interest Rate Spread	2.25%
Interest Rate ⁽²⁾	LIBOR + Spread
Maturity Date	5/19/21

Debt Covenant Analysis

Metric	Current
Total Net Leverage Ratio ^(4,5)	5.4x
Total Net Senior Secured Leverage Ratio ⁽⁵⁾	2.8x
Net Interest Coverage Ratio	3.9x

Term Loan B (as of 12/31/2018)

Original Principal	\$800,000
Outstanding Principal	\$786,000
Interest Rate Spread	2.00%
Interest Rate ⁽³⁾	LIBOR + Spread
Maturity Date	3/23/24

(1) Excludes approximately AUD \$100M of letters of credit issued under a bank guarantee facility in connection with certain performance guarantees

(2) No LIBOR floor

(3) LIBOR floor of 0.75%

(4) Excludes non-recourse debt

(5) Net of unamortized debt issuance costs

Amounts in '000's

Acquisitions/Dispositions ***

Dispositions	Bed Count	State	Selling Price *	Selling Date
Office Building	N/A	New Jersey	\$4,300	Jan 2018
Contact Interventions **	32	Illinois	Demolition Cost *	Demolition Date
			\$590	May 2018

* Amounts in '000s

** Demolished building, loss represents disposal of all assets (except land) as well as cost of demolition.

*** Represents acquisitions/dispositions of owned real estate assets.

Projects Under Development/Activation (as of 12-31-2018)

Project	Location	Ownership Type	Number of Beds	Est. Activation Date	Spent to Date *	Est. Total Investment *
June Correctional Centre **	Australia	Managed	489	Q4 2019	-	-
Fullham Correctional Centre ***	Australia	Managed	137	Q3 2020	2,700	55,600
International Total			626		\$ 2,700	\$ 55,600

* Amounts in '000s in USD

** Funding for expansion is being provided by Commissioner of Corrective Services for New South Wales, Australia

*** The Department of Justice of the State of Victoria, Australia is reimbursing GEO's investment

Idle Facilities (as of 12/31/2018) ⁽¹⁾

Facility	<u>Location</u>	<u>Ownership Type</u>	<u>Number of Beds</u>	<u>Net Book Value *</u>
Hudson Correctional Facility ⁽²⁾	Colorado	Leased	1,250	6,476
Perry County Correctional Center	Alabama	Owned	690	12,311
South Louisiana Correctional Center	Louisiana	Owned	1,000	26,466
North Lake Correctional Facility	Michigan	Owned	1,748	80,741
United States Total			4,688	\$ 125,994

(1) Excludes one smaller Youth Services idle facility (36-bed DuPage Interventions), two smaller Corrections & Detention idle facilities (388-bed J.B. Evans Correctional Center and 300-bed Crossroads Reception Center), and seven smaller Community-Based Services idle facilities (112-bed Parkview Center, 116-bed Broad Street, 136-bed Roth Hall, 100-bed Walker Hall, 350-bed Coleman Hall, 400-bed Hoffman Hall and 442-bed Logan Hall).

(2) Net book value includes land improvements made to undeveloped land adjacent to the facility.

* Dollar amounts in '000s

Facility Name	City	State	Years Built/ Renovated	Years Contracted	Primary Customer(s)	Design Capacity	Ownership Type	Term(s)	Renewal Option(s)	Upcoming Renewal Date
OWNED AND LEASED PROPERTIES										
U.S. CORRECTIONS & DETENTION										
1	Perry County Correctional Facility	Union Town	Alabama	2006	None	Idle	690	Owned	None	None
2	Adelanto ICE Processing Center	Adelanto	California	1990, 1991, 2011, 2012, 2015	May-11	ICE - IGA	1,940	Owned	5 years	5 years
3	Central Valley MCCF	McFarland	California	1997, 2009/2010	July-18	CDCR	700	Owned	5 years	None
4	Desert View MCCF	Adelanto	California	1997, 2010, 2013	July-18	CDCR	700	Owned	5 years	None
5	Golden State MCCF	McFarland	California	1997, 2010	July-18	CDCR	700	Owned	5 years	None
6	McFarland Female CCF	McFarland	California	1988, 2011, 2014	July-18	CDCR	300	Owned	5 years	None
7	Mesa Verde ICE Processing Center	Bakersfield	California	1989, 2011, 2015	March-15	ICE - IGA	400	Owned	5 years	None
8	Western Region Detention Facility	San Diego	California	1959-1961, 2000	November-17	USMS	770	Leased	1 Year, 10 Months	Four, Two-year
9	Aurora ICE Processing Center	Aurora	Colorado	1987, 1993, 1998, 2009, 2010, 2011, 2017	September-11 / October-12	ICE / USMS	1,532	Owned	2 years / 2 years	Four, Two-year / Four, Two-year
10	Hudson Correctional Facility	Hudson	Colorado	2009, 2011	None	Idle	1,250	Leased	None	None
11	Broward Transition Center	Deerfield Beach	Florida	1998, 2004, 2010, 2011, 2013, 2014	July-15	ICE	700	Owned	1 year	Five, One-year plus One, Six-month extension
12	D. Ray James Correctional Facility	Folkston	Georgia	1998/1999, 2008/2009, 2011/2012	October-10	BOP	1,900	Owned	4 years	Three, Two-year
13	Folkston ICE Processing Center	Folkston	Georgia	2005, 2008, 2013, 2017	December-16	ICE - IGA	1,118	Owned	1 year	Four, One-year
14	Riverbend Correctional Facility	Milledgeville	Georgia	2011	July-10	GA DOC	1,500	Owned	1 year	Forty, One-year
15	Robert A. Deyton Detention Facility	Lovejoy	Georgia	1984-1986, 2008/2009	February-08	USMS	768	Leased	5 years	Three, Five-year
16	Crossroads Reception Center	Indianapolis	Indiana	1950, 2000	None	Idle	300	Owned	None	None
17	Alexandria Staging Facility *	Alexandria	Louisiana	2014	November-13	ICE - IGA	400	Owned	Perpetual	None
18	J.B. Evans Correctional Center	Newellton	Louisiana	1994, 1996	None	Idle	388	Owned	None	None
19	Pine Prairie ICE Processing Center	Pine Prairie	Louisiana	1999, 2008, 2018	June-15	ICE - IGA	1,094	Owned	5 years	None
20	LaSalle ICE Processing Center	Jena	Louisiana	1998, 2008, 2010/2011, 2017	November-13	ICE - IGA	1,160	Owned	Perpetual	None
21	South Louisiana Correctional Center	Basile	Louisiana	1993, 1994, 1996, 1998, 1999, 2000, 2001, 2010, 2011, 2017	None	Idle	1,000	Owned	None	None
22	North Lake Correctional Facility	Baldwin	Michigan	1998/1999, 2002, 2011	None	Idle	1,748	Owned	None	None
23	Guadalupe County Correctional Facility	Santa Rosa	New Mexico	1998/1999, 2008	January-99	NMCD - IGA	600	Owned	Perpetual	None
24	Lea County Correctional Facility	Hobbs	New Mexico	1997/1998, 2017	January-99	NMCD - IGA	1,200	Owned	Perpetual	None
25	Queens Private Detention Facility	Jamaica	New York	1971, 1996/1997, 2004	January-08	USMS	222	Owned	2 years	Four, Two-year One Six-month extension, plus One-Three month extension, plus Three- Two month extensions
26	Rivers Correctional Institution	Winton	North Carolina	2000/2001, 2017	April-11	BOP	1,450	Owned	4 years	Three, Two-year
27	Great Plains Correctional Facility	Hinton	Oklahoma	1990-1992, 1995, 2008, 2011, 2013, 2015, 2018	June-15	BOP	1,940	Owned	5 years	Five, One year plus One Six-month extension
28	Lawton Correctional Facility	Lawton	Oklahoma	1998, 1999, 2005, 2006, 2015	July-18	OK DOC	2,682	Owned	1 year	Four, automatic One-year
29	Moshannon Valley Correctional Center	Phillipsburg	Pennsylvania	2005, 2006, 2013	April-16	BOP	1,878	Owned	5 years	Five, One year plus One Six-month extension
30	Brooks County Detention Center	Falfurrias	Texas	2001, 2011	March-13	USMS IGA	652	Owned	Perpetual	None
31	Coastal Bend Detention Center	Robstown	Texas	2008, 2009	July-12	USMS/Hidalgo County	1,176	Owned	Perpetual	None
32	East Hidalgo Detention Center	LaVilla	Texas	2001, 2002, 2004, 2005, 2007, 2011	July-12	USMS IGA	1,300	Owned	Perpetual	None
33	Big Spring Correctional Center	Big Spring	Texas	1940, 1960, 1982, 1991, 1994, 1996, 2001, 2009, 2010, 2011, 2012, 2018	December-17	BOP	1,732	Owned	2 years	Eight, One Year
34	Flightline Correctional Center	Big Spring	Texas		December-17	BOP	1,800	Owned	2 years	Eight, One Year
35	Joe Corley Processing Center	Conroe	Texas	2008, 2017, 2018	July-08 / September-18	USMS / ICE	1,517	Owned	Perpetual / 5 years	None / Five-year
36	Kames Correctional Center	Kames City	Texas	1995	February-98	USMS - IGA	679	Owned	Perpetual	None
37	Kames County Residential Center	Kames City	Texas	2011, 2012, 2014, 2015	December-10	ICE - IGA	1,158	Owned	5 years	One, Five-year
38	Montgomery Processing Center	Conroe	Texas	2018	September-18	ICE	1,000	Owned	10 months	Nine, One-year
39	Eagle Pass Correctional Facility	Eagle Pass	Texas	2008, 2018	October-18	ID DOC	661	Owned	2 years	None
40	Rio Grande Detention Center	Laredo	Texas	2007, 2008	October-08	USMS	1,900	Owned	5 years	Three, Five-year
41	South Texas ICE Processing Center	Pearsall	Texas	2004, 2005, 2012	December-11	ICE	1,904	Owned	11 months	Four, One-year plus One, Six month extension, One Year extension, plus One Six-month extensions, plus One 5-day extension, Plus One 6-month extension
42	Val Verde Correctional Facility	Del Rio	Texas	2000, 2001, 2005, 2007	January-01	USMS - IGA	1,407	Owned	Perpetual	None
43	Tacoma ICE Processing Center	Tacoma	Washington	2003, 2004, 2009, 2010, 2012	September-15	ICE	1,575	Owned	1 year	Nine, One-year

* Alexandria Staging Facility was activated pursuant to an amendment under the LaSalle ICE Processing Center contract.

COMMUNITY-BASED SERVICES

1	Alabama Therapeutic Education Facility	Columbiana	Alabama	1962	August-17	AL DOC	724	Owned	2 years	None	August-19
2	Cordova Center	Anchorage	Alaska	1974-1979, 2001, 2013	January-13 / March-13	BOP / AK DOC	296	Owned	2 years / 4 months	Three, One-year plus One, Six month, plus one, one year renewal Four, One-year plus One Five month, plus Two, One month, plus One, Five Month, plus one month, plus three, one month extensions	June 19/February-19
3	Midtown Center	Anchorage	Alaska	Early 1950s, 1972, 1998	March-13	AK DOC	32	Owned	4 months	Four, One-year plus One Five month plus Two One month extensions, plus One, Five month, plus one month, plus three, one month extensions	February-19
4	Northstar Center	Fairbanks	Alaska	1970, 1975, 1995	September-16	AK DOC	143	Leased	10 months	Four-One year	June-19
5	Parkview Center	Anchorage	Alaska	1971, 1976	March-13	Idle	112	Owned	None	None	None
6	Seaside Center	Nome	Alaska	1999, 2016	February-14	AK DOC	62	Owned	5 months	Four, One-year plus One Six-month, plus One-Five month extension	March-19
7	Tundra Center	Bethel	Alaska	1960/1970	February-12	AK DOC	85	Owned	5 months	Four, One-year plus Two Six-month, plus One Five-month extension, plus One, Three-month, plus One, One Month, plus Three, One month extensions, plus three, one-month extensions	February-19
8	El Monte Center	El Monte	California	1960, 2004, 2012	July-13	BOP	70	Leased	1 year	Three, One year plus One, Four month Option, Plus One, One year option, plus One 6-month extension	June-19
9	Long Beach Community Reentry Center	Long Beach	California	1997	January-17	CDCR	112	Leased	2 years 5 months & 9 days	Two, One-year	June-19
10	Marvin Gardens Center	Los Angeles	California	1962, 1965, 1990, 2017	December-18	BOP	60	Leased	1 year	Four, One-year Options	November-19
11	Oakland Street Center	Oakland	California	1904, 1911, 2008s	November-08	BOP	69	Owned	3 years	Seven, One year, plus One, Six month extension	April-19
12	Taylor Street Center	San Francisco	California	1907, 2010, 2011	April-16 / July-17	BOP / CDCR	240	Owned	1 year / 3 years	Four, One year/Two, One Year Options	March-19/June-20
13	Anapahoe County Residential Center	Littleton	Colorado	2006	July-18	Anapahoe Community Corrections Board	240	Owned	1 year	None	June-19
14	Cheyenne Mountain Reentry Center	Colorado Springs	Colorado	2005	July-18	CO DOC	750	Owned	1 year	Four, One-year	June-19
15	Community Alternatives of El Paso County	Colorado Springs	Colorado	1991, 1998, 2000	July-18	3rd Judicial District Community Corrections Board	240	Owned	1 year	None	June-19
16	Correctional Alternative Placement Services	Craig	Colorado	1919-1924, 1990	July-18	14th Judicial District Community Corrections Board	45	Owned	1 year	None	June-19
17	Tooley Hall	Denver	Colorado	1986, 1998	July-18	City & County of Denver	70	Owned	1 year	None	June-19
18	Williams Street Center	Denver	Colorado	1890	July-18	City & County of Denver	84	Owned	1 year	None	June-19
19	Grossman Center	Leavenworth	Kansas	2002, 2003, 2010	November-12	BOP	150	Leased	2 years	Three, One-year, One 6 month, plus One, One-year extension	April-19
20	Albert "Bo" Robinson Assessment & Treatment Center	Trenton	New Jersey	1963, 1997, 2009	July-16/July-14	NJ DOC/NJ State Parole Board	900	Owned	2 years/3 years	Two, One year/Three, One year	June-19/June-19
21	Delaney Hall	Newark	New Jersey	1999/2000, 2008	January-17/January-17	Union & Essex Counties/NJ State Parole Board	1,200	Owned	1 years/5 years	One, Six month plus Two, One year options/None	June-19/December-21
22	Logan Hall	Newark	New Jersey	1929, 2004	July-14	Idle	442	Leased	3 years	None	None
23	Talbot Hall	Keamy	New Jersey	1919, 1998	July-16	NJ DOC	536	Leased	2 years	One, One year option	June-19
24	The Harbor	Newark	New Jersey	1929, 1999, 2008	July-16	NJ DOC	260	Leased	2 years	One, One year option	June-19
25	Toler Hall	Newark	New Jersey	1992, 2004	May-12	BOP	113	Leased	2 years	Three, One-year, Plus Two 6 month Extensions, plus One, Six-month extension, plus Two 6-month extension	April-19
26	Tully House	Newark	New Jersey	1929, 1999	July-16	NJ DOC	344	Owned	2 years	One, One year, Plus One year extension	June-19
27	New Mexico Men's Recovery Academy	Los Lunas	New Mexico	No Real Property	July-15	NM DOC	174	Managed	4 years	None	June-19
28	New Mexico Women's Recovery Academy	Albuquerque	New Mexico	No Real Property	July-15	NM DOC	60	Managed	4 years	None	June-19
29	Las Vegas CCC	Las Vegas	Nevada	1978, 2004	February-16	BOP	124	Owned	1 year	Four, One-year extensions	January-19
30	Bronx Community Re-entry Center	Bronx	New York	1966, 1998, 2009, 2012, 2015	August-14	BOP	196	Leased	1 year	One, One-year, Plus One, One-year and three months, Plus Two, One year Options	October-19
31	ADAPPT Outpatient	Reading	Pennsylvania	1909, 1919, 1929, 1986, 1989	July-13	PA DOC	186	Owned	3 years	Two, One year, Plus One Three month extension, Plus one Four month extension	January-19
32	Alle Kiski Pavilion	Arnold	Pennsylvania	1901, 1990	July-13	PA DOC	104	Owned	3 years	Two, One year, Plus One Three month extension, Plus one Four month extension	January-19

COMMUNITY-BASED SERVICES

33	Broad Street	Philadelphia	Pennsylvania	1910	None	Idle	116	Leased	None	None	None
34	Chester County	Chester	Pennsylvania	1923	July-13/July-18	PA DOC/Delaware County	149	Leased	3 years/1 year	Two, One year, Plus One	January-19/June-19
35	Coleman Hall	Philadelphia	Pennsylvania	1919, 2001	None	Idle	350	Owned	None	None	None
36	Hoffman Hall	Philadelphia	Pennsylvania	2008	July-13	Idle	400	Owned	None	None	None
37	Roth Hall	Philadelphia	Pennsylvania	1999	None	Idle	136	Leased	None	None	None
38	Scranton Facility	Scranton	Pennsylvania	No Real Property	July-13	PA DOC	100	Leased	3 years	Two, One year, Plus One Three month extension, Plus one Four month extension	January-19
39	Walker Hall	Philadelphia	Pennsylvania	2002	None	Idle	100	Leased	None	None	None
40	Community Alternatives of The Black Hills	Rapid City	South Dakota	1989, 1998, 2007	October-16	BOP	68	Owned	1 year	Four, One year plus 6 months	September-19
41	Beaumont Transitional Treatment Center	Beaumont	Texas	1940, 1950, 1967, 1975, 1986, 1997	September-03	TDCJ	180	Owned	2 years	Five, Two year plus Five, One year	August-19
42	Leidel Comprehensive Sanction Center	Houston	Texas	1930, 1960, 2005, 2006, 2012	January-16	BOP	190	Owned	1 year	Four, One year	December-19
43	McCabe Center	Austin	Texas	1962, 2012	N/A	Third Party Tenant	113	Owned -Not Managed	N/A	N/A	N/A
44	Mid Valley House	Edinburg	Texas	1985, 2001, 2014	July-14	BOP	128	Owned	1 year	One, One-year, Plus One- year and three months, Plus Two, One year options	October-19
45	Realty House	Brownsville	Texas	1983, 2011	August-11	BOP	94	Owned	2 years	Three, One-year, Two Six month, One, Eight month, One, Seven month extension, plus One five- month extension	April-19
46	Southeast Texas Transitional Center	Houston	Texas	1960, 1967, 1970, 1984, 1997, 1998, 2008, 2012, 2018	September-03	TDCJ	500	Owned	2 years	Five, Two year plus Five, One year	August-19
47	Salt Lake City Center	Salt Lake City	Utah	1970, 1977, 2004	June-16	BOP	115	Owned	1 year	Four, One year	May-19
48	Casper Reentry Center	Casper	Wyoming	1984, 1994, 2004/2005, 2007	January-17/January-18/April-17/June 18	BOP/Lummi Nation/Bureau of Indian Affairs/Natrona	342	Owned	1 year/10 months/1 year/2 years	Four, One year/One Year/One, Five month extension, Plus One, One month, Plus One, Three month extension, Plus one four - month extension/None	December-19/December-19/April-19/June-20

YOUTH SERVICES

1	Southern Peaks Regional Treatment Center	Canon City	Colorado	2003, 2004	June-05	CO Counties of DHS,DYC, CDE	136	Owned	None	None	None
2	Southwood Interventions	Chicago	Illinois	1925, 1950, 1975, 2008	June-05	OASA, City of Chicago, Medicaid	80	Owned	None	None	None
3	Woodridge Interventions	Woodridge	Illinois	1982, 1986	June-05	IL DASA, insurance	90	Owned	None	None	None
4	DuPage Interventions	Hinsdale	Illinois	1988	None	Idle	36	Owned	None	None	None
5	Abxaxas Academy	Morgantown	Pennsylvania	1999, 2000	June-05	Various Agencies	214	Owned	None	None	None
6	Abxaxas I	Marienville	Pennsylvania	1930s, 1960, 1982, 1985, 1987, 1989, 1999, 2003	May-05	Various Counties	204	Owned	None	None	None
7	Abxaxas Youth Center	South Mountain	Pennsylvania	1938, 1948, 2001	June-05	PA Dept. of Public Welfare	72	Leased	None	None	None
8	Leadership Development Program	South Mountain	Pennsylvania	1920, 1938, 2000, 2005	June-05	Various Counties	128	Leased	None	None	None
9	Abxaxas Ohio	Shelby	Ohio	1900, 1935, 1965, 1992	June-05	Various Counties	100	Owned	None	None	None
10	Camp Aspen	Columbia	South Carolina	No Real Property	August-14	SC Dept. of Juvenile Justice	36	Managed	1 year	Unlimited, One-year	July-19
11	Hector Garza Center	San Antonio	Texas	1986, 1987, 2006	June-05	TYC	139	Owned	None	None	None

MANAGED-ONLY FACILITIES

1	Arizona State Prison- Florence West	Florence	Arizona	1997	October-02	AZ DOC	750	Managed	10 years	Two, Five-year	October-22
2	Arizona State Prison- Phoenix West	Phoenix	Arizona	1979, 1984, 1995, 1996, 2002	July-02	AZ DOC	500	Managed	10 years	Two, Five-year	July-22
3	Central Arizona Correctional Facility	Florence	Arizona	2006	December-06	AZ DOC	1,280	Managed	10 years	Two, Five-year	December-21
4	Arizona State Prison-Kingman	Kingman	Arizona	2004, 2010	January-08	AZ DOC	3,400	Managed	10 years	Two, Five-year	January-23
5	Bay Correctional and Rehabilitation Facility	Panama City	Florida	1995, 2007	February-14	FL DMS	985	Managed	3 years	Unlimited, Two-year	January - 19
6	Blackwater River Correctional and Rehabilitation Facility	Milton	Florida	2010	October-10	FL DMS	2,000	Managed	3 years	Unlimited, Two-year	October-19
7	Graceville Correctional and Rehabilitation Facility	Graceville	Florida	2007, 2009, 2015	February-14	FL DMS	1,884	Managed	3 years	Unlimited, Two-year	January - 19
8	Moore Haven Correctional and Rehabilitation Facility	Moore Haven	Florida	1995, 1999, 2007	February-14	FL DMS	985	Managed	3 years	Unlimited, Two-year	January - 19
9	South Bay Correctional and Rehabilitation Facility	South Bay	Florida	1996, 1997, 2001, 2004, 2005, 2007, 2012	July-09	FL DMS	1,948	Managed	3 years	Unlimited, Two-year	June-20
10	New Castle Correctional Facility	New Castle	Indiana	2001, 2012	January-06	IN DOC	3,196	Managed	4 years	Two, Five-year plus One Six-month	January-20
11	Heritage Trail Correctional Facility	Plainfield	Indiana	1890, 1900, 1921, 1961	March-11	IN DOC	1,066	Managed	4 years	One, Four-year	February-19
12	Northeast New Mexico Detention Facility	Clayton	New Mexico	2008	August-08	NMCD IGA	625	Managed	21 years 11 months	Unlimited, One-year	June-30
13	Columbiana County Jail	Libson	Ohio	1997	January-14	Columbiana County	200	Managed	2 years	Two, Two-year	December-19
14	George W. Hill Correctional Facility	Glen Mills	Pennsylvania	1998	January-19	Delaware County	1,931	Managed	5 years	Two, Two-year options	December-23
15	Central Texas Detention Facility	San Antonio	Texas	1962, 1989, 1990, 2006, 2010	October-16	USMS-IGA	688	Managed	Perpetual	None	Perpetual
16	Kinney County Detention Center	Brackettville	Texas	2004	September-13	USMS-IGA	384	Managed	Perpetual	None	Perpetual
17	Liberty County Jail	Liberty	Texas	1992	May-97	Liberty County	285	Managed	Perpetual	None	Perpetual
18	Reeves County Detention Complex R3	Pecos	Texas	2003, 2006, 2010	July-17	BOP	1,356	Managed	1 year	Two-Sixmonth extension	June-19
19	Lawrenceville Correctional Center	Lawrenceville	Virginia	1996, 1998, 2011	August-18	VA DOC	1,536	Managed	5 years	Ten, One-year extensions	July-23

MANAGED-ONLY FACILITIES

LA COUNTY CITY JAILS

20	Alhambra City Jail	Alhambra	California	No Real Property	July-16	City of Alhambra	71	Managed	1 year	Five, One-year	June-19
21	Baldwin Park City Jail	Baldwin Park	California	No Real Property	July-03	City of Baldwin Park	32	Managed	3 years	Unlimited Three-year	June-21
22	Downey City Jail	Downey	California	No Real Property	November-14	City of Downey	33	Managed	3 years	Two, One-year	October-19
23	Fontana City Jail	Fontana	California	No Real Property	February-07	City of Fontana	25	Managed	5 months	Five, One-year, Three One-year, plus One, Three-year, Plus One, One Year Extension	June-19
24	Garden Grove City Jail	Garden Grove	California	No Real Property	July-15	City of Garden Grove	16	Managed	3 years	Unlimited Three-year	June-21
25	Montebello City Jail	Montebello	California	No Real Property	July-14	City of Montebello	35	Managed	2 years	One, Two-year, Plus One, Two-year	June-20
26	Ontario City Jail	Ontario	California	No Real Property	July-14	City of Ontario	44	Managed	3 years	Two, Three-year	June-20

INTERNATIONAL

1	Arthur Gornie Correctional Centre	Brisbane, AUS	Queensland	1992	January-08	Queensland Corrective Services	890	Managed	5 years	One, Five-year, Plus Three, Six-month extensions	June-19
2	Fulham Correctional Centre	West Sale, AUS	Victoria	1997, 2002	July-12	Victoria Ministry of Corrections	717	Managed	4 years	19 years 4 months	October-35
	Fulham Nulu Challenge Community Unit	West Sale, AUS	Victoria		July-12	Victoria Ministry of Corrections	68	Managed	4 years	19 years 4 months	October-35
3	Junee Correctional Centre	Junee, AUS	New South Wales	1993	March-14	New South Wales Corrective Services	1279*	Managed	5 years	Two, Five-year	March-19
4	Parklea Correctional Centre	Parklea, AUS	New South Wales	1987	October-09	New South Wales Corrective Services	823	Managed	5 years	One, Three-year, Plus 1 year, 6 months	March-19
5	Dungavel House Immigration Removal Centre	Strathaven, SCO	United Kingdom	2013	September-11	U.K. Home Office	249	Managed	5 years	Three, One year plus two-year	September-19
6	Katama Sintumule Correctional Centre	Louis Trichardt, SA	South Africa	2003, 2008	February-02	RSA Dept. of Correctional Services	3,024	Managed	25 years	None	February-27
7	Ravenhall Correctional Centre	Melbourne, AUS	Victoria	2017	November-17	Victoria Ministry of Corrections	1,300	Managed	24 years, 5 months	None	March-42

*Includes a 489-bed expansion of Junee Correctional Centre scheduled to be completed during 2019.

Adjusted EBITDAre (Adjusted EBITDA for real estate)

Adjusted EBITDAre is defined as EBITDAre adjusted for net income/loss attributable to non-controlling interests, stock-based compensation expenses, pre-tax, and certain other adjustments as defined from time to time, including for the periods presented merger and acquisition (M&A) related expenses pre-tax, start-up expenses, pre-tax, legal related expenses, pre-tax, escrow releases, pre-tax, and close-out expenses, pre-tax.

Adjusted Funds From Operations (AFFO):

Adjusted Funds from Operations, or AFFO, is defined as Normalized FFO adjusted by adding non-cash expenses such as non-real estate related depreciation and amortization, stock based compensation expense, the amortization of debt issuance costs, discount and/or premium and other non-cash interest, and by subtracting recurring consolidated maintenance capital expenditures.

Adjusted Net Income

Adjusted Net Income is defined as Net Income Attributable to GEO adjusted for certain items which by their nature are not comparable from period to period or that tend to obscure GEO's actual operating performance, including for the periods presented net TCJA (Tax Cuts and Jobs Act) impact, M&A related expenses, pre-tax, gain/loss on real estate assets, pre-tax, loss on extinguishment of debt, start up expenses, pre-tax, legal related expenses, pre-tax, escrow releases, pre-tax, close-out expenses, pre-tax and tax effect of adjustments to Net Income Attributable to GEO.

EBITDAre (EBITDA for real estate):

EBITDAre is defined as net income adjusted by adding provisions for income tax, interest expense, net of interest income, depreciation and amortization, and gain/loss on real estate assets, pre-tax.

Funds From Operations (FFO):

Funds From Operations, or FFO, is defined in accordance with standards established by the National Association of Real Estate Investment Trusts, or NAREIT, which defines FFO as net income (loss) attributable to common shareholders (computed in accordance with United States Generally Accepted Accounting Principles), excluding real estate related depreciation and amortization, excluding gains and losses from the cumulative effects of accounting changes, extraordinary items and sales of properties, and including adjustments for unconsolidated partnerships and joint ventures.

Net Operating Income (NOI):

Net Operating Income is defined as revenues less operating expenses, excluding depreciation and amortization expense, general and administrative expenses, real estate related operating lease expense, and start-up expenses, pre-tax. Net Operating Income is calculated as net income adjusted by subtracting equity in earnings of affiliates, net of income tax provision, and by adding income tax (benefit) provision, interest expense, net of interest income, loss on extinguishment of debt, depreciation and amortization expense, general and administrative expenses, real estate related operating lease expense, gain/loss on real estate assets, pre-tax, and start-up expenses, pre-tax.

Normalized Funds From Operations (Normalized FFO):

Normalized Funds From Operations, or Normalized FFO, is defined as FFO adjusted for certain items which by their nature are not comparable from period to period or that tend to obscure the Company's actual operating performance, including for the periods presented net TCJA impact, M&A related expenses, pre-tax, loss on extinguishment of debt, pre-tax, start-up expenses, pre-tax, legal related expenses, pre-tax, escrow releases, pre-tax, close-out expenses, pre-tax and tax effect of adjustments to FFO.