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COHEN & STEERS TOTAL RETURN REALTY FUND INC

Form NSAR-B/A

March 02, 2006

PAGE 1
000 B000000 12/31/2005
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000 D000000 N
000 E000000 NF
000 F000000 Y
000 G000000 Y
000 H000000 N
000 I000000 6.1
000 J000000 A
001 A000000 COHEN & STEERS TOTAL RETURN REALTY FUND, INC.
001 B000000 811-071540
001 C000000 2128323232
002 A000000 280 PARK AVENUE
002 B000000 NEW YORK
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002 D010000 10017
003 000000 N
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005 000000 N
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008 A000001 COHEN & STEERS CAPITAL MANAGEMENT, INC.
008 B000001 A
008 C000001 801-27721
008 D010001 NEW YORK
008 D020001 NY
008 D030001 10017
010 A000001 STATE STREET CORPORATION
010 B000001 85-05003
010 C010001 BOSTON
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PAGE 3
010 C030001 02110
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013 A000001 PRICEWATERHOUSECOOPERS LLP
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014 A000001 COHEN & STEERS SECURITIES, LLC
014 B000001 8-00
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020 A000005 CITIGROUP GLOBAL MARKETS INC.
020 B000005 11-2418191
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020 A000006 JEFFERIES & COMPANY INC.
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022 A000002 WACHOVIA CAPITAL MARKETS, LLC
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022 A000004 MERRILL LYNCH, PIERCE, FENNER + SMITH, INC.
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022 A000005 DEUTSCH BANK SECURITIES INC.
022 B000005 13-2730828
022 C000005 681
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022 A000006 CITIGROUP GLOBAL MARKETS INC
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PAGE 7
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PAGE 8
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080 A000000	NATIONAL UNION FIRE INSURANCE COMPANY
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SIGNATURE	ADAM DERECHIN	
TITLE	VICE PRESIDENT	