When I click the icon for LR_Setup, nothing happens.

Your system is probably set up to block downloads from unrecognized sources. Shining Key Software is a small independent developer and has not yet earned its classification by the major companies as a "trusted" source. Right-click the LR_Setup icon, select *Properties* from the pop-up menu, and under the *General* tab, unblock the file.

Depending upon your Windows version and anti-malware software, the dialog box may look something like this...

UR_Setup.exe Properties	
General Compatibility Digital Signatures Security Details	
12	LR_Setup.exe
Type of file:	Application (.exe)
Description:	Landlord's Recordkeeper Setup
Location:	C:\Downloads
Size:	1.31 MB (1,378,128 bytes)
Size on disk:	1.31 MB (1,380,352 bytes)
Created:	Today, December 08, 2019, 10:46:29 PM
Modified:	Today, December 08, 2019, 10:46:31 PM
Accessed:	Today, December 08, 2019, 10:46:29 PM
Attributes:	Read-only Hidden Advanced
Security:	This file came from another computer and might be blocked to help protect this computer.
	OK Cancel Apply

K. Zollo Shining Key Software 2020