

PROPERTY COMPARE REPORT TM

Sample Property - 1234

1Q12

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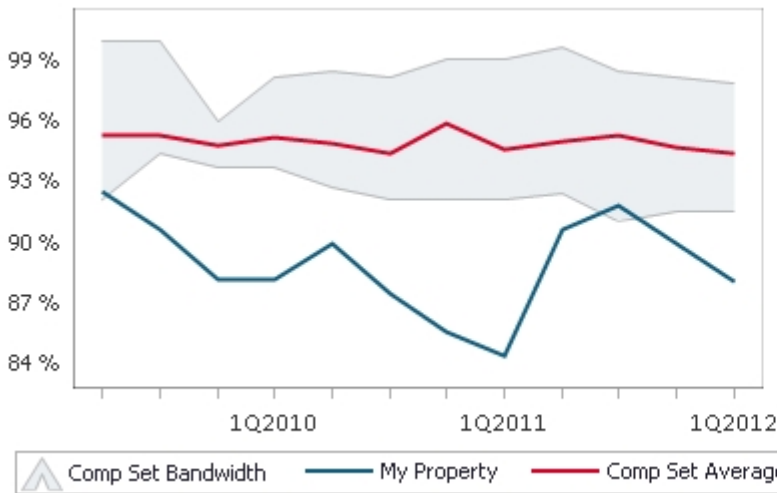
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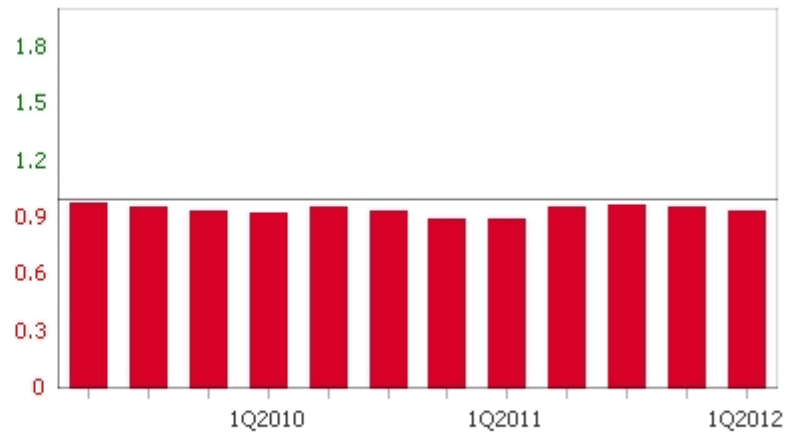
Seniors Housing

Subject Property: Sample Property (1234)

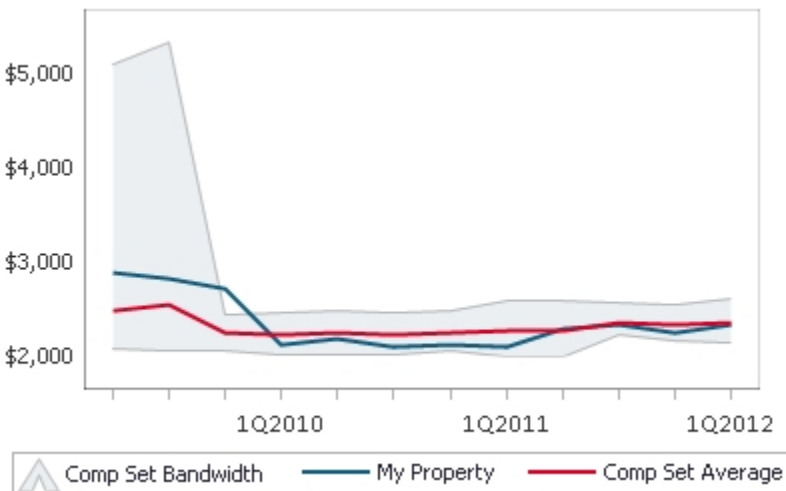
Occupancy



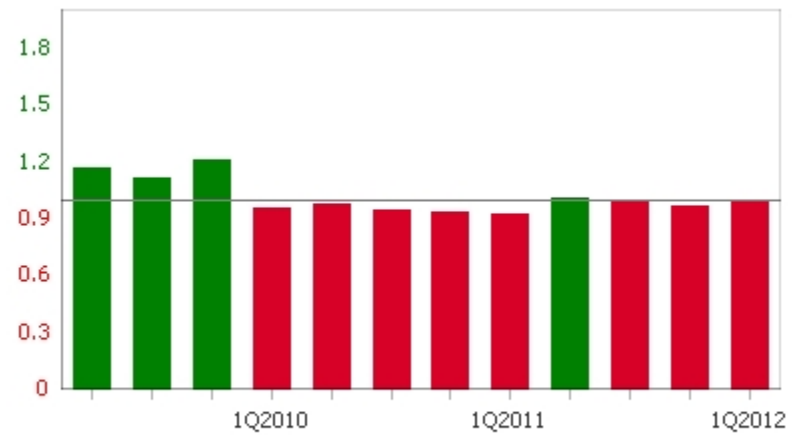
Occupancy Index



RevPAR



RevPAR Index



		2Q2009	3Q2009	4Q2009	1Q2010	2Q2010	3Q2010	4Q2010	1Q2011	2Q2011	3Q2011	4Q2011	1Q2012
Occupancy	My Property	92.5%	90.6%	88.1%	88.1%	90.0%	87.5%	85.6%	84.4%	90.6%	91.9%	90.0%	88.1%
	COMP Set	95.3%	95.3%	94.8%	95.2%	94.9%	94.5%	95.9%	94.7%	95.0%	95.3%	94.8%	94.4%
	Index	0.97	0.95	0.93	0.93	0.95	0.93	0.89	0.89	0.95	0.96	0.95	0.93
RevPar	My Property	\$2,881	\$2,819	\$2,715	\$2,117	\$2,182	\$2,107	\$2,114	\$2,091	\$2,286	\$2,325	\$2,258	\$2,334
	COMP Set	\$2,486	\$2,543	\$2,243	\$2,229	\$2,239	\$2,233	\$2,259	\$2,262	\$2,276	\$2,365	\$2,338	\$2,346
	Index	1.2	1.1	1.2	0.9	1.0	0.9	0.9	0.9	1.0	1.0	1.0	1.0
AMR	My Property	\$3,030	\$3,030	\$3,030	\$2,354	\$2,354	\$2,354	\$2,354	\$2,478	\$2,478	\$2,478	\$2,478	\$2,618
	COMP Set	\$2,637	\$2,637	\$2,352	\$2,340	\$2,347	\$2,347	\$2,349	\$2,382	\$2,382	\$2,448	\$2,448	\$2,469
	Index	1.1	1.1	1.3	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.1
Units	My Property	160	160	160	160	160	160	160	160	160	160	160	159
	COMP Set	1,097	1,097	1,097	1,108	1,103	1,103	1,103	1,103	1,103	1,103	1,103	1,103

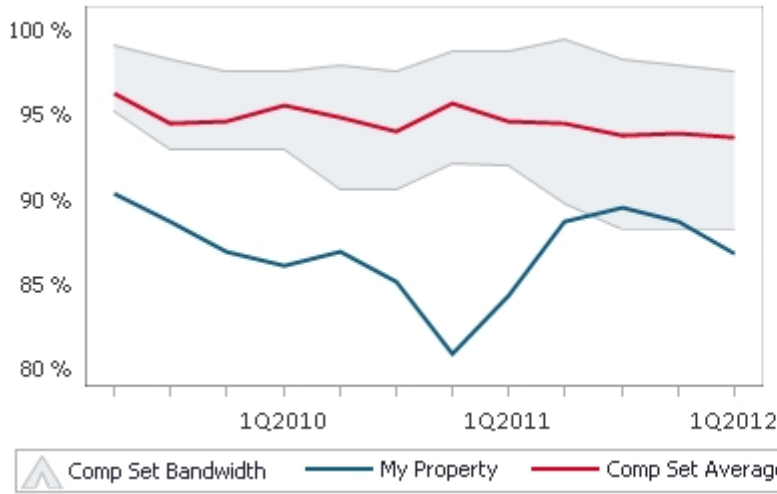
Competitive set range excludes subject property.

Index above 1 indicates outperformance while an index below 1 indicates underperformance.

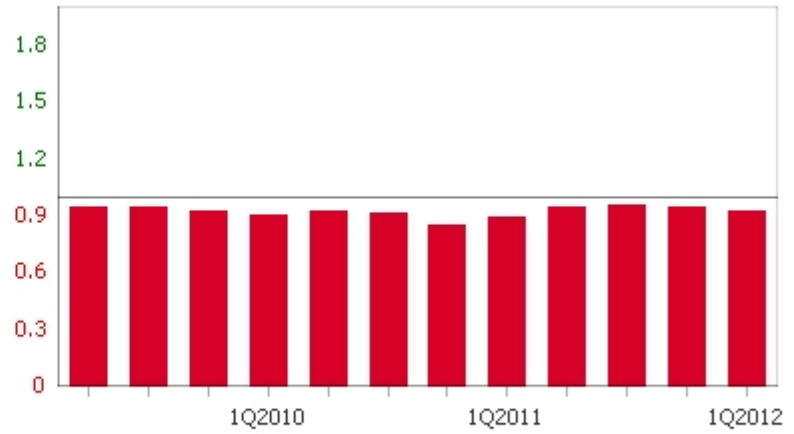
Independent Living

Subject Property: Sample Property (1234)

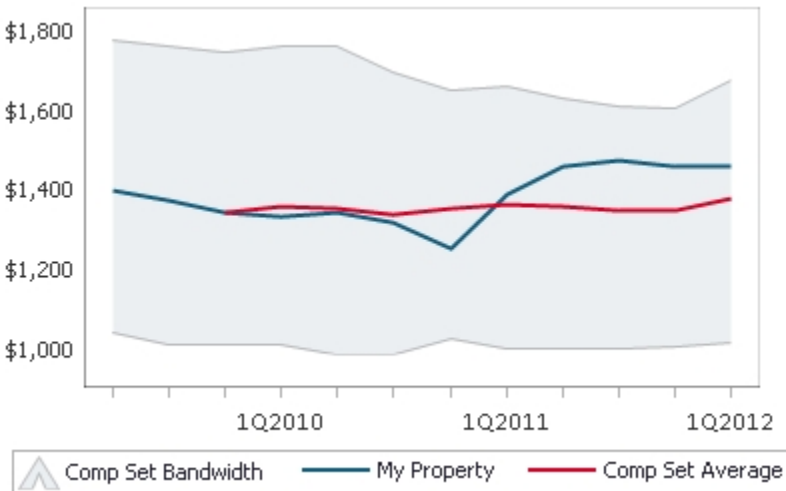
Occupancy



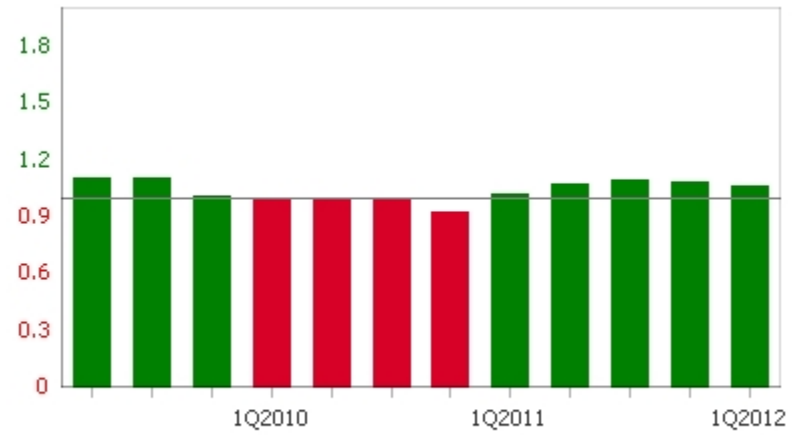
Occupancy Index



RevPAR



RevPAR Index



	2Q2009	3Q2009	4Q2009	1Q2010	2Q2010	3Q2010	4Q2010	1Q2011	2Q2011	3Q2011	4Q2011	1Q2012	
Occupancy	My Property	90.4%	88.7%	87.0%	86.1%	87.0%	85.2%	80.9%	84.3%	88.7%	89.6%	88.7%	86.8%
	COMP Set	96.4%	94.5%	94.7%	95.7%	94.9%	94.1%	95.8%	94.7%	94.6%	93.8%	94.0%	93.8%
	Index	0.94	0.94	0.92	0.9	0.92	0.91	0.84	0.89	0.94	0.95	0.94	0.93
RevPar	My Property	\$1,402	\$1,375	\$1,348	\$1,334	\$1,348	\$1,321	\$1,253	\$1,392	\$1,463	\$1,478	\$1,463	\$1,461
	COMP Set	Protected	Protected	\$1,346	\$1,360	\$1,354	\$1,339	\$1,355	\$1,368	\$1,364	\$1,351	\$1,353	\$1,384
	Index	Protected	Protected	1.0	1.0	1.0	1.0	0.9	1.0	1.1	1.1	1.1	1.1
AMR	My Property	\$1,550	\$1,550	\$1,550	\$1,550	\$1,550	\$1,550	\$1,550	\$1,650	\$1,650	\$1,650	\$1,650	\$1,682
	COMP Set	Protected	Protected	\$1,418	\$1,415	\$1,418	\$1,418	\$1,418	\$1,442	\$1,442	\$1,442	\$1,442	\$1,473
	Index	Protected	Protected	1.1	1.1	1.1	1.1	1.1	1.1	1.1	1.1	1.1	1.1
Units	My Property	115	115	115	115	115	115	115	115	115	115	115	114
	COMP Set	752	752	752	763	758	758	758	758	758	758	758	758

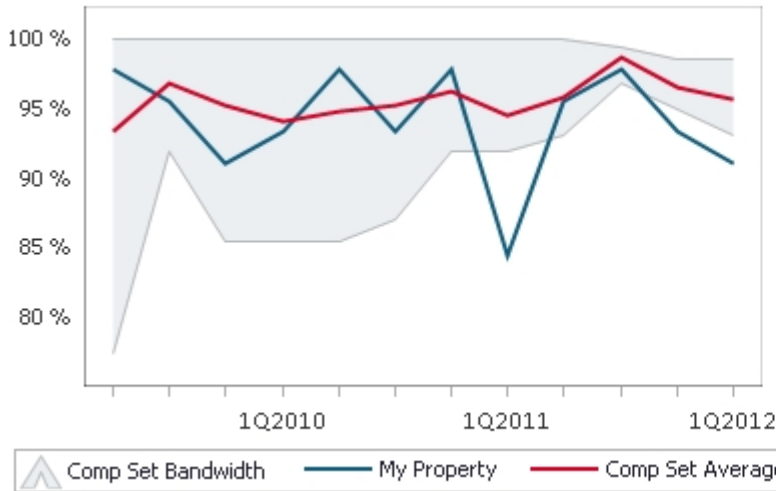
Competitive set range excludes subject property.

Index above 1 indicates outperformance while an index below 1 indicates underperformance.

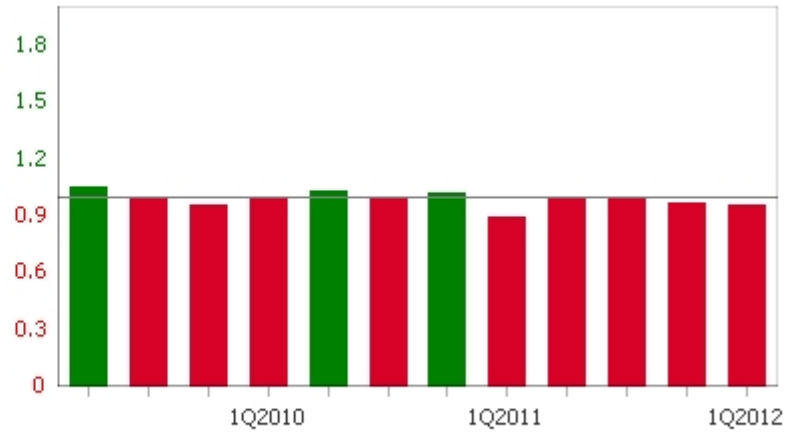
Assisted Living

Subject Property: Sample Property (1234)

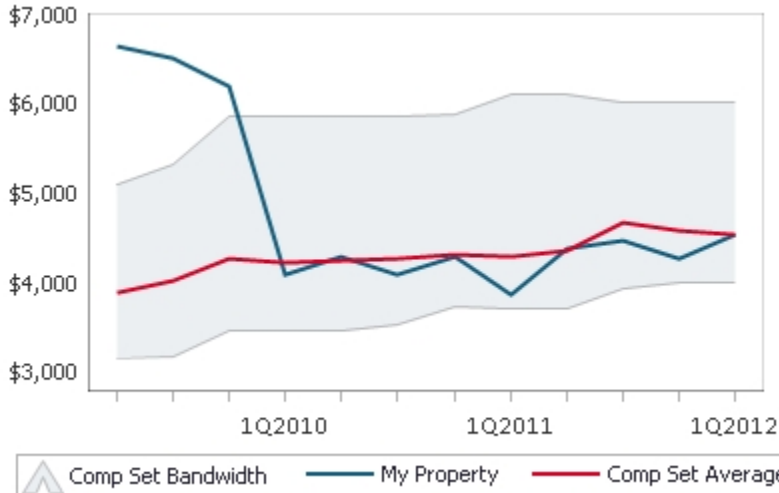
Occupancy



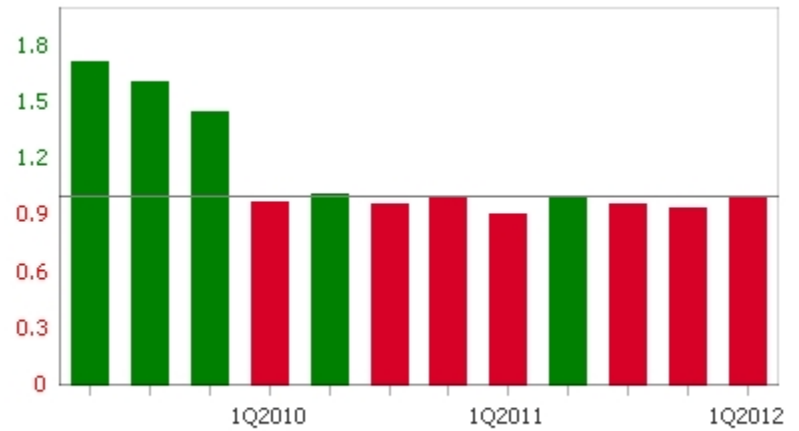
Occupancy Index



RevPAR



RevPAR Index



		2Q2009	3Q2009	4Q2009	1Q2010	2Q2010	3Q2010	4Q2010	1Q2011	2Q2011	3Q2011	4Q2011	1Q2012
Occupancy	My Property	97.8%	95.6%	91.1%	93.3%	97.8%	93.3%	97.8%	84.4%	95.6%	97.8%	93.3%	91.1%
	COMP Set	93.3%	96.8%	95.2%	94.1%	94.8%	95.2%	96.2%	94.5%	95.9%	98.6%	96.6%	95.7%
	Index	1.05	0.99	0.96	0.99	1.03	0.98	1.02	0.89	1.0	0.99	0.97	0.95
RevPar	My Property	\$6,662	\$6,510	\$6,207	\$4,116	\$4,312	\$4,116	\$4,312	\$3,879	\$4,389	\$4,491	\$4,287	\$4,546
	COMP Set	\$3,893	\$4,047	\$4,281	\$4,239	\$4,267	\$4,281	\$4,330	\$4,313	\$4,369	\$4,690	\$4,597	\$4,551
	Index	1.7	1.6	1.5	1.0	1.0	1.0	1.0	0.9	1.0	1.0	0.9	1.0
AMR	My Property	\$6,813	\$6,813	\$6,813	\$4,410	\$4,410	\$4,410	\$4,410	\$4,593	\$4,593	\$4,593	\$4,593	\$4,989
	COMP Set	\$4,180	\$4,180	\$4,477	\$4,477	\$4,477	\$4,477	\$4,484	\$4,536	\$4,536	\$4,754	\$4,754	\$4,754
	Index	1.6	1.6	1.5	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0
Units	My Property	45	45	45	45	45	45	45	45	45	45	45	45
	COMP Set	345	345	345	345	345	345	345	345	345	345	345	345

Competitive set range excludes subject property.

Index above 1 indicates outperformance while an index below 1 indicates underperformance.

PROPERTY DIRECTORY

MY PROPERTY

ID	Property Name	Address	IL Units	AL Units	MC Units	NC Beds
1234	Sample Property	12345 Main Street, City, State, Zip	114	45	0	58

COMPETITIVE PROPERTY DIRECTORY

ID	Property Name	Address	IL Units	AL Units	MC Units	NC Beds	Distance (miles)
1234	Sample Competitor	12345 Main Street, City, State, Zip	399	70	30	69	12.3
1234	Sample Competitor	12345 Main Street, City, State, Zip	93	55	0	59	1.1
1234	Sample Competitor	12345 Main Street, City, State, Zip	128	62	0	79	10.9
1234	Sample Competitor	12345 Main Street, City, State, Zip	280	158	0	184	11.7

GLOSSARY/TERMS

Seniors Housing	The aggregation of independent living, assisted living, and memory care segments within a property. This excludes nursing care data.
All Occupancy (%)	The number of occupied units/beds in reporting properties divided by the total number of units/beds in those properties.
Average Monthly Rent	The unit-weighted average of monthly rents (AMR) across unit types within a property.
RevPAR	Revenue per available room (RevPAR) is defined as AMR multiplied by the number of occupied units (revenue), divided by the total number of available units.
Index	AMR, Occupancy, or RevPAR of your property divided by the corresponding AMR, Occupancy, or RevPAR of the competitive set. If the index value exceeds 1.0 then the AMR, Occupancy, or RevPAR of your property is higher than that of the competitive set.
Independent Living Units	The part or section of the property that provides independent living services.
Assisted Living Units	The part or section of the property that provides assisted living services, not including memory care services.
Memory Care Units (MC)	The part or section of the property that provides services to persons with Alzheimer's disease or other form of dementia. These are generally separate or secured areas, with specific programming for persons with memory impairment in addition to services provided for persons in assisted living.

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