

EXHIBIT TT

DISCLOSURE STATEMENT

- l) The Hamlet at Wallkill, LLC (the "**Operator**") as Operator of Braemar Living at Wallkill (the "**Residence**"), hereby discloses the following, as required by Public Health Law Section 4658(3).
 - a) The Consumer Information Guide developed by the Commissioner of Health is hereby attached as Exhibit XVII of this Agreement.
 - b) The Operator is licensed by the New York State Department of Health to operate at 21 Riverside Drive, Middletown, NY 10941 an Assisted Living Residence ("**ALR**"), as well as an Adult Home.
 - c) The Operator is also certified to operate at the Residence as an Enhanced Assisted Living Residence ("**EALR**"), and a Special Needs Assisted Living Residence ("**SNALR**"). The additional EALR certification will allow residents to age in place. The additional SNALR certification may permit individuals who may develop conditions or needs that would otherwise make them no longer appropriate for continued residence in a basic ALR to be able to continue to reside in the Residence and to receive SNALR services, as long as the other conditions of the residency set forth in this Agreement continue to be met.
 - d) The Operator is currently approved to provide EALR and SNALR services:
 - i) EALR services for up to a maximum of 60 persons.
 - ii) SNALR services for up to a maximum of 24 persons.
 - iii) The Operator will post prominently in the Residence, monthly, the then-current number of vacancies under its EALR, and SNALR programs.
 - iv) It is important to note the Operator is currently approved to accommodate within the EALR and SNALR programs, only up to the number of persons stated above.
 - (1) If You become appropriate for the EALR services, or SNALR services, and one of those units is available, You may be eligible to be admitted into the EALR unit, or SNALR unit (or program).
 - (2) If however, such units are at capacity and there are no vacancies, the Operator will assist You and Your representative to identify and obtain other appropriate living arrangements in accordance with New York State's regulatory requirements.

- (3) If you become eligible for and choose to receive services in the EALR, or SNALR program within this Residence, it may be necessary for You to change your (room, unit, apartment) within the Residence.
- e) The owner of the real property upon which the Residence is located is Wallkill Realty Partners, LLC. The mailing address of such real property owner is 1 Landmark Square, Suite 1700AB, Stamford, CT 06901. The following individual is authorized to accept personal services on behalf of such real property owner, FilBen Management LLC, Administrative Assistant, 1 Landmark Square, Suite 1700AB, Stamford, CT 06901.
 - f) The Operator of the Residence is The Hamlet at Wallkill, LLC. The mailing address of the Operator is 1 Landmark Square, Suite 1700AB, Stamford, CT 06901. The following individual is authorized to accept personal services on behalf of such real property owner, FilBen Management LLC, Administrative Assistant, 1 Landmark Square, Suite 1700AB, Stamford, CT 06901.
 - g) There is no ownership interest in excess of 10% on the part of the Operator (whether a legal or beneficial interest), in any entity that provides care, material, equipment or other services to residents of the Residence.
 - h) There is no ownership interest in excess of 10% (whether a legal or beneficial interest), on the part of any entity that provides care, material, equipment or other services to residents of the Residence, in the Operator.
 - i) All residents have the right to receive services from any provider of his/her own choice regardless of who the Operator uses, as long as these services can be coordinated and benefits the care of the Resident, and do not interfere in the smooth operation of the Residence.
 - j) Residents shall have the right to choose their health care providers, notwithstanding any other agreement to the contrary.
 - k) Public funds are available to individuals who qualify for payment of residential, supportive or home health services. Medicare provides limited coverage home health care post hospitalization for all those who are enrolled in Part B of Medicare. Medicaid will provide coverage for home health care services, for indigent population as these become necessary.