



Senior Housing Properties Trust

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Senior Housing Properties Trust Announces 2015 Dividend Allocation

Newton, MA (January 19, 2016): Senior Housing Properties Trust (NYSE: SNH) today announced that the characterization of dividends for 2015 income tax reporting purposes is as follows:

Common Shares

Declaration <u>Dates</u>	Record <u>Dates</u>	Paid/Payable <u>Dates</u>	Dividends <u>Per Share</u>	Dividend Allocation Per Share					Return of <u>Capital</u>
				Ordinary <u>Income</u>	Qualified <u>Dividend</u>	Capital <u>Gain</u>	Unrecaptured Section 1250 <u>Gain</u>		
01/12/15	01/23/15	02/24/15	\$0.39	\$0.2008	\$0.0028	\$0.0000	\$0.0000	\$0.1864	
04/13/15	04/24/15	05/21/15	\$0.39	\$0.2008	\$0.0028	\$0.0000	\$0.0000	\$0.1864	
07/13/15	07/24/15	08/20/15	\$0.39	\$0.2008	\$0.0028	\$0.0000	\$0.0000	\$0.1864	
10/13/15	10/23/15	11/19/15	\$0.39	\$0.2008	\$0.0028	\$0.0000	\$0.0000	\$0.1864	
11/16/15	11/27/15	12/14/15	<u>\$0.13⁽¹⁾</u>	<u>\$0.0679</u>	<u>\$0.0009</u>	<u>\$0.0000</u>	<u>\$0.0000</u>	<u>\$0.0631</u>	
TOTALS:			<u>\$1.69</u>	<u>\$0.8711</u>	<u>\$0.0121</u>	<u>\$0.0000</u>	<u>\$0.0000</u>	<u>\$0.8087</u>	
			100.00%	51.48%	0.72%	0.00%	0.00%	47.80%	

⁽¹⁾ Represents the distribution of shares of The RMR Group (NASDAQ: RMR). The distribution was paid to SNH's common shareholders of record as of the close of business on November 27, 2015 and distributed on or about December 14, 2015. Each common shareholder of SNH entitled to receive RMR shares in the distribution received 0.0111 of a share of Class A Common Stock of RMR for each common share of beneficial interest of SNH held and each registered shareholder and Depository Trust Company participant received cash, without interest, in lieu of any fractional RMR share that it was otherwise entitled to receive as a result of the distribution.

SNH's common share CUSIP number is 81721M109. This information represents final income allocations.

Senior Housing Properties Trust is a real estate investment trust, or REIT, which owns senior living communities, medical office buildings and wellness centers throughout the United States. SNH is managed by the operating subsidiary of The RMR Group Inc. (NASDAQ: RMR), an alternative asset management company that is headquartered in Newton, MA.

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