



Senior Housing Properties Trust

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FOR IMMEDIATE RELEASE

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Senior Housing Properties Trust Announces 2018 Dividend Allocation

Newton, MA (January 15, 2019): Senior Housing Properties Trust (Nasdaq: SNH) today announced that the characterization of dividends for 2018 income tax reporting purposes is as follows:

Common Shares

Declaration	Record	Paid/Payable	Dividends	Ordinary	Dividend Allocation				
					Section	Total	Unrecaptured	Section 1250	Return of
<u>Dates</u>	<u>Dates</u>	<u>Dates</u>	<u>Per Share</u>	<u>Income</u>	<u>Dividend⁽¹⁾</u>	<u>Dividend⁽²⁾</u>	<u>Capital</u>	<u>Gain⁽³⁾</u>	<u>Capital</u>
01/19/18	01/29/18	02/22/18	\$0.39	\$0.1487	\$0.1458	\$0.0029	\$0.2413	\$0.0801	\$0.0000
04/19/18	04/30/18	05/17/18	\$0.39	\$0.1487	\$0.1458	\$0.0029	\$0.2413	\$0.0801	\$0.0000
07/19/18	07/30/18	08/16/18	\$0.39	\$0.1487	\$0.1458	\$0.0029	\$0.2413	\$0.0801	\$0.0000
10/18/18	10/29/18	11/15/18	<u>\$0.39</u>	<u>\$0.1487</u>	<u>\$0.1458</u>	<u>\$0.0029</u>	<u>\$0.2413</u>	<u>\$0.0801</u>	<u>\$0.0000</u>
		TOTALS:	<u>\$1.56</u>	<u>\$0.5948</u>	<u>\$0.5832</u>	<u>\$0.0116</u>	<u>\$0.9652</u>	<u>\$0.3204</u>	<u>\$0.0000</u>
			100.00%	38.13%			61.87%		0.00%

(1) Section 199A Dividends are a subset of, and included in, the Ordinary Income amount.

(2) Qualified Dividends are a subset of, and included in, the Ordinary Income amount.

(3) Unrecaptured Section 1250 Gain is a subset of, and included in, the Total Capital Gain amount.

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

Shareholders should look to IRS Form 1099-DIV for their tax reporting. This press release is not intended to replace the Form 1099-DIV.

Senior Housing Properties Trust is a real estate investment trust, or REIT, which owns senior living communities, medical office and life science properties 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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