



RESERVATION AGREEMENT

Resident Name(s): _____

Residence Number: _____

Reservation Deposit: _____

Entrance Fee Plan: _____ 90% Refund _____ Declining Refund

This Reservation Agreement is made and entered into this _____ day of _____, 201____ by and between Glenmeadow, Inc., a not-for-profit Massachusetts corporation (referred to in this Agreement as "Glenmeadow"), and _____ (referred to in this Agreement as "you" or "Resident").

1. **Condition:** By this date you shall have (i) completed and signed the Confidential Data Form (as attached) and (ii) paid a Reservation Deposit of Fifteen Thousand Dollars (\$15,000.)
2. **Preliminary Acceptance:** Within seven (7) days of receipt of the Confidential Data Form, Glenmeadow will determine if you are eligible for residency. If there is any material change in your financial circumstances as shown in Confidential Data Form between now and the signing of your Residency Agreement, you shall disclose the changes to Glenmeadow, in writing.
3. **Reservations:** Glenmeadow will reserve your residence (# _____) upon receiving your deposit and satisfactory Confidential Data Form.
4. **Reservation Deposit:** The Reservation Deposit is payable to Glenmeadow. You will accrue interest on your deposit at our bank's money market savings rate until the Entrance Fee is paid. The deposit will be placed into escrow within seven (7) days after the date of this Agreement. If you wish to rescind this Agreement within those seven (7) days, your deposit will be returned without interest.
5. **Fees and Occupancy:**
 - A. **Entrance Fee:** At the time you sign your Reservation Agreement, Glenmeadow shall establish the date on which you may move into your residence (the "Occupancy Date"). At least seven (7) days prior to the Occupancy Date, you and Glenmeadow will enter into a Residency Agreement and you will pay the balance of your Entrance Fee due (the total Entrance Fee, less the amount of your deposit, plus the interest which has accrued.)
 - B. **Monthly Service Fee:** You will begin paying the then-current monthly service fee (currently \$ _____) on the Occupancy Date (_____ .)
6. **Termination and Refund Policy:**
 - A. **Resident Termination:** You may terminate this Agreement within seven (7) days after the date of this Agreement, in writing to Glenmeadow, who will refund the full amount of the Reservation Deposit without interest.
 - B. **Termination Prior to Occupancy:** You may terminate this Agreement anytime prior to occupancy by writing to Glenmeadow. If the termination is because of illness or injury, which has made you no longer appropriate for Independent Living, or because of death, you or your estate will receive your full deposit plus the interest earned on it. If you terminate for any other reason, Glenmeadow will deduct a service charge of Five Thousand Dollars (\$5,000), plus any other costs that Glenmeadow has incurred at your written request. This charge will be assessed against the Wait List/Reservation Deposit already received. In the event of the

death or incapacity of one of two persons executing this Agreement, this Agreement will continue in effect as to the other person unless terminated by Resident in writing to Glenmeadow.

C. Termination by Glenmeadow: If you do not meet the criteria for residency, Glenmeadow will refund your Reservation Deposit with interest. In addition, if Glenmeadow determines you are ineligible at the time of occupancy of your residence, your Residency Agreement will be terminated and your deposit will be refunded with the interest it has accrued. This determination of eligibility will be based on:

- (i) Meeting the criteria for residency as defined in the Residency Agreement
- (ii) True representation of your confidential data
- (iii) Ability to meet your financial obligations to Glenmeadow
- (iv) Payment of the balance of the Entrance Fee

7. **Correspondence:** All written correspondence with Glenmeadow should be addressed to: Executive Director, Glenmeadow, 24 Tabor Crossing, Longmeadow, MA 01106. You will be notified in writing if there is any change in this address. Written correspondence to you will be sent to your address on this document unless instructed otherwise in writing.
8. **Assignability:** This agreement is not assignable or transferable by you. Upon the execution of a Residency Agreement between you and Glenmeadow, this Agreement will automatically terminate and the terms and conditions under the Residency Agreement will govern.
9. **Acceptance by Glenmeadow:** This Agreement has been signed by Glenmeadow's President or by its Chairperson acting in that representative capacity. No persons affiliated with Glenmeadow have any personal obligation to you under this Agreement.
10. **Disclosure Statement:** Prior to your execution of this Reservation Agreement, Glenmeadow provided you with, and you hereby acknowledge receipt of, a disclosure statement in conformance with the laws of the Commonwealth of Massachusetts. It is in your best interest to review this material prior to signing the Reservation Agreement.

GLENMEADOW:

Signed: _____

Print Name: _____ Title: _____

RESIDENT(S):

Signed: _____ Signed: _____

Print Name: _____ Print Name: _____

Address: _____ Address: _____

Phone #: _____ Phone #: _____

E-Mail: _____ E-Mail: _____

S. S. #: _____ S. S. #: _____

Witness: _____ Witness: _____