



January 21st, 2016

To: *Sol Y Luna Residents and Respective Guarantors*

We were recently made aware of a number of disturbing incidents involving our residents' treatment of the property next door, The Islamic Center of Tucson. It has also been reported that bottles, eggs and other dangerous items have been thrown at the Center and its parking lot which adjoins our property. This was also an issue a few years ago prior to our involvement with Sol Y Luna. Along with this disturbing information was another report of racial slurs and epithets directed at members of the Islamic Center.

GMH Capital Partners and its affiliates will not tolerate any actions involving violence or destructive behavior towards any other human being or organization, nor will any words or actions that reflect racial or religious hostility be condoned at any of our properties. GMH strives to create an environment at all of our communities where a person of any race, creed, color religion or sexual preference is welcome to live peacefully and safely without any concern or fear of violence, racial profiling or discrimination. GMH will immediately take all actions permitted under the lease and applicable law against any resident found to have any involvement in these types of actions including but not limited to eviction from the property. We have a zero tolerance policy for any such behavior. GMH Capital Partners and its affiliates will not accept any action that involves throwing anything from any of the balconies or residences at any of our properties for any reason whatsoever. Any investigation of alleged incidents, including the recently reported incidents, will be reported to the University of Arizona and to local authorities. In the event of abuse of the balcony or violation of this rule, GMH reserves the right to secure the balcony door so that residents and their guests may not access the balcony.

Within the near future, the property management team of Sol Y Luna and GMH Capital Partners will be holding a resident Town Hall meeting to address these issues directly. We are planning to offer sensitivity training for all residents within the near future and then ongoing periodically as well as an open dialogue with both the Islamic Center of Tucson and local government officials. We hope that through effective communication and awareness this will be the last of these types of incidents involving our residents and we thank you in advance for your cooperation and participation in making Sol Y Luna a safe, respectful and welcoming community.

Sincerely,
Rand Ginsburg

A handwritten signature in blue ink, appearing to read 'R. Ginsburg', is written below the typed name.

SVP of Asset Services | GMH Capital Partners