

UMH PROPERITES, INC.

July 22, 2025

To:

Israeli Securities Authority

www.isa.gov.il

To:

Tel Aviv Stock Exchange Ltd.

www.tase.co.il

Dear sirs,

Re: **UMH PROPERITES, INC. (the "Company") - Immediate report
regarding the Base Rate**

Further to the Series B offering prospectus and the Company's shelf prospectus dated July 21, 2025 (Reference No.: 2025-02-053715) (the "**Prospectus**"), and further to the report regarding the results of the public tender for the issuance of Series B, the Company hereby informs that the 'Base Rate' determined in the offering is 3.~~3555~~3545 (in accordance with the formula detailed in Section 2.1.1 of the Prospectus).

Sincerely,

UMH PROPERITES, INC.