

April 15, 2020



EPR Properties Declares Monthly Dividend for Common Shareholders

KANSAS CITY, Mo.--(BUSINESS WIRE)-- EPR Properties (NYSE:EPR) today announced that its Board of Trustees has declared its monthly cash dividend to common shareholders. The dividend of \$0.3825 per common share is payable May 15, 2020 to shareholders of record on April 30, 2020. This dividend represents an annualized dividend of \$4.59 per common share.

About EPR Properties

EPR Properties (NYSE:EPR) is a leading experiential net lease real estate investment trust (REIT), specializing in select enduring experiential properties in the real estate industry. We focus on real estate venues which create value by facilitating out of home leisure and recreation experiences where consumers choose to spend their discretionary time and money. We have over \$6.7 billion in total investments across 44 states. We adhere to rigorous underwriting and investing criteria centered on key industry, property and tenant level cash flow standards. We believe our focused approach provides a competitive advantage, and the potential for higher growth and better yields. Further information is available at www.eprkc.com.

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