

UMH PROPERTIES, INC.
VENDOR CODE OF CONDUCT
December 2018

This Vendor Code of Conduct applies to individuals and firms that provide services for our Company. The Company expects the following from its vendors:

- Conduct all business activities in compliance with the laws and regulations of the jurisdictions where operations take place.
- Maintain professional standards throughout all business dealings, consistent with our Company's Code of Business Conduct and Ethics.
- Avoid conflicts of interest which may impact our Company.
- Consult with our Legal Department on any legal matter impacting our Company.
- Maintain confidentiality of our data.
- Engage in ethical behavior, complying with all anti-bribery, anti-corruption, antitrust and fair competition laws.
- Conduct employment practices in accordance with all laws and regulations including, but not limited to, prohibiting the use of involuntary and child labor, complying with wage and hour laws and, if applicable, affording employees freedom of association and the opportunity to engage in collective bargaining.
- Provide a work environment free from discrimination or harassment based on race, sex, color, national origin, ethnicity, religion, age, disability, sexual orientation, gender identification or expression, or any other status protected by applicable law.
- Promote a safe and healthy work environment, comply with applicable safety and health laws and regulations and demonstrate a commitment to human rights.
- Comply with all applicable environmental laws and regulations to minimize use of natural resources and any negative impact their operations have on the environment.
- Promote environmental benefits through reduced energy and water consumption and implementation of carbon and waste minimization programs.

- Reporting Misconduct: If you encounter what you believe to be a potential violation of local laws or regulations, the Company's Vendor Code of Conduct, or unethical behavior, you may confidentially report your concerns to the Company by emailing the Company's General Counsel (ckoster@umh.com). Retaliation of any kind against an individual who reports concerns in good faith violates the Company's principles and will not be tolerated.