



RETIREMENT AND SENIOR
CARE SERVICES

1217 State Hill Road • Camp Hill, Pennsylvania 17011

April 14, 2007

To Our Bondholders:

In accordance with the Loan and Trust Agreement (Agreement) executed and delivered in connection with the issuance of Cumberland County Municipal Authority Revenue Bonds, Series of 1993, 1996 and 2005, we submit the following information. The required information discloses certain financial and operational results for Presbyterian Homes, Inc. (Corporation) for the year ended December 31, 2006 as required under the agreements.

The annual audited financial statements for the year ending December 31, 2006 have been submitted to each Repository and our Trustee, The Bank of New York, and are incorporated by reference in the continuing disclosure where applicable. Updated Appendix A information contained under the following headings is attached: "Summary of Available Units", "Occupancy Statistics", "Payor Mix of Presbyterian Homes, Inc. for Nursing Facilities", and "Revenue Mix by Facility Type".

This letter is intended to be the Officer's Certificate stating that we have filed the necessary information with each Repository.

Sincerely,

A handwritten signature in black ink, appearing to read 'Jeffrey J. Davis', is written over a horizontal line. The signature is stylized and cursive.

Jeffrey J. Davis
Sr. Vice President and Chief Financial Officer
Presbyterian Homes, Inc.

JJD/dk

SUMMARY OF AVAILABLE UNITS, ACCREDITATION, LICENSURE, AND PROGRAMS

PHI AND RELATED ENTITIES

FACILITY	# OF LIVING UNITS	ACCREDITATION & LICENSURE	SPECIALIZED PROGRAMS	ON-SITE REHAB SERVICES
The Easton Home *** Paul Cercone, Administrator 1022 Northampton Street Easton, PA 18042-4292 (610) 250-5000 - (610) 258-7740 FAX EIN # 23-2941518 (Pres Homes)	53 A/L Units	PA Department of Public Welfare, PA Department of Aging	Traditional Assisted Living Units, Alzheimer's Care, Respite Care	Physical, Occupational, & Speech Therapy
Forest Park Health Center *** Dan Davis, Interim Exec. Director 700 Walnut Bottom Road Carlisle, PA 17013-3699 (717) 960-7700 - (717) 243-8519 FAX EIN # 23-2941518 (Pres Homes)	114 Nursing/Rehab Beds	Medicare, Medicaid, Department of Health	Alzheimer's Care, Respite Care	Short-Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy.
Green Ridge Village *** Dan Davis, Executive Director 210 Big Spring Road Newville, PA 17241-9486 (717) 776-8200 - (717) 776-6266 FAX EIN # 23-2941518 (Pres Homes)	126 I/L Units 63 A/L Units 79 Nursing/Rehab	Medicare, Medicaid, Department of Health, PA Insurance Department, PA Department of Public Welfare CCAC Accreditation	Assisted Living Services, Alzheimer's Care, Respite Care	Short Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy
Mark H. Kennedy Park *** Charlene Moffo, General Manager. 108 Pine Avenue St. Clairsville, OH 43950-9739 (740) 695-7275 - (740) 695-2007 FAX EIN # 23-2941518 (Pres Homes)	29 I/L Units			
St. Andrew's Village *** Louis Meola, Executive Director 1155 Indian Springs Road Indiana, PA 15701-3494 (724) 464-1600 - (724) 349-6473 FAX EIN # 23-2941518 (Pres Homes)	30 I/L Units 22 A/L Units 131 Nursing & Rehab Beds	Medicare, Medicaid, Department of Health, PA Insurance Department, PA Department of Public Welfare CCAC Accreditation	Alzheimer's Unit, Assisted Living Services, Respite Care	Short Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy
Sycamore Manor Health Center *** Michele Bague, Executive Director 1445 Sycamore Road Montoursville, PA 17754-9520 (570) 326-2037 - (570) 326-7378 FAX EIN #23-2941518 (Pres Homes)	133 Nursing/Rehab Beds	Medicare, Medicaid, Department of Health	Dementia/Alzheimer's Care Unit, Respite Care	Short Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy
Ware Presbyterian Village *** Donna J. Martin, Executive Director 7 East Locust Street Oxford, PA 19363-1399 (610) 998-2400 - (610) 998-2401 FAX EIN # 23-2941518 (Pres Homes)	84 I/L Units 52 A/L Units 137 Nursing/Rehab Beds 24 Bed Dementia Unit	Medicare, Medicaid, Department of Health, PA Insurance Department, PA Department of Public Welfare CCAC Accreditation	Alzheimer's Care, Respite Care, Assisted Living Services	Short Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy
Westminster Village/Allentown *** Jeraldine Kohut, Executive Director 803 North Wahneta Street Allentown, PA 18109-2491 (610) 782-8300 - (610) 434-9578 FAX EIN # 23-2941518 (Pres Homes)	67 I/L Units 111 Nursing/Rehab Beds	Medicare, Medicaid, Department of Health, PA Insurance Department, PA Department of Public Welfare CCAC Accreditation	Licensed Adult Day Care, Respite Care, Assisted Living Services, Alzheimer's Care	Short Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy

FACILITIES AND SERVICES

<p>Westminster Village/Dover *** Robert Kratz, Executive Director 1175 McKee Road Dover, DE 19904-2268 (302) 744-3600 - (302) 674-8656 FAX EIN # 23-2941518 (Pres Homes)</p>	<p>119 I/L Units 59 A/L Units 60 Nursing/ Rehab Beds</p>	<p>Medicare, Medicaid, Delaware Health and Social Services</p>	<p>Respite Care, Assisted Living Services, Alzheimer's Services</p>	<p>Short Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy</p>
CCAC Accreditation				
<p>Presbyterian Home @ Williamsport *** Linda Bigelow, Administrator 810 Louisa Street Williamsport, PA 17701-3098 (570) 323-2621 - (570) 323-3922 FAX EIN # 23-2941518 (Pres Homes)</p>	<p>26 A/L Units</p>	<p>PA Department of Public Welfare</p>	<p>Respite Care, Assisted Living Services</p>	
OTHER PHI AFFILIATES				
<p>Kirkland Village** Carol Perfect, Executive Director One Kirkland Village Circle Bethlehem, PA 18017-3846 (610) 691-4500 - (610) 691-4541 FAX EIN # 25-1645065 (PHSC)</p>	<p>162 I/L Units 33 A/L Units 60 Nursing/ Rehab Beds</p>	<p>Medicare, Department of Health, PA Insurance Department, PA Department of Public Welfare</p>	<p>St. Luke's Hospital Geriatric & Medicare Practice, Assisted Living Services, Alzheimer's Care, Respite Care</p>	<p>Short Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy</p>
CCAC Accreditation				
<p>Presbyterian Apartments, Inc. **** Keith LePrevost, Manager 322 North Second Street Harrisburg, PA 17101-1302 (717) 233-5114 - (717) 234-7603 FAX EIN # 23-1381404 (PHI)</p>	<p>165 I/L Units</p>	<p>U.S. Department of Housing & Urban Development</p>	<p>On-Site Restaurant, Beauty Shop, Library, Solarium</p>	
<p>Geneva House, Inc. **** Kay Danzico, Manager 323 Adams Avenue Scranton, PA 18503-1609 (570) 347-4885 - (570) 347-5863 FAX EIN # 23-1381404 (PHI)</p>	<p>62 I/L Units</p>	<p>U.S. Department of Housing & Urban Development</p>	<p>Full Time Support Services Staff On-Site, Resident Manager, 24- Hour On-Call Maintenance, Solarium</p>	
<p>Glen Meadows Retirement Community* Yolanda Walton, Executive Director 11630 Glen Arm Road Glen Arm, MD 21057-9403 (410) 592-5310 - (410) 592-6175 FAX EIN # 52-2133513 (PSLSI)</p>	<p>209 I/L Units 29 A/L Units 31 Nursing/ Rehab</p>	<p>Medicare, Medicaid,</p>	<p>Assisted Living Services</p>	
OTHER PHI AFFILIATES – Presbyterian Homes in the Presbytery of Huntingdon				
<p>Presbyterian Home of Hollidaysburg***** Deborah Nesbella, Exec. Director 220 Newry Street P.O. Box 38 Hollidaysburg, PA 16648 (814) 695-5095 - (814) 693-9029 FAX</p>	<p>30 I/L Units 45 A/L Units 67 Nursing Beds</p>	<p>PA Department of Health, PA Dept. of Public Welfare, PA Insurance Department</p>	<p>Assisted Living, Alzheimer's Services</p>	<p>Short-Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy</p>
<p>Westminster Woods at Huntingdon***** Deborah Barefoot, Exec. Director 360 Westminster Drive Huntingdon, PA 16652 (814) 643-3160 or 800-392-7981 (814) 643-3536 FAX</p>	<p>57 I/L Units 34 A/L Units 64 Nursing Beds</p>	<p>Medicare, Medicaid PA Department of Health, PA Dept. of Public Welfare, PA Department of Insurance</p>	<p>Assisted Living, Alzheimer's Services</p>	<p>Short-Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy</p>

FACILITIES AND SERVICES

<p>Woodland Retirement Center***** Kathy Johnson, Executive Director 18889 Croghan Pike P.O. Box 280, Route 522 Orbisonia, PA 17243-0280 (814) 447-5563 or 800-232-9888 (814) 447-5486 FAX</p>	<p>125 Nursing Beds 5 I/L Units</p>	<p>Medicare, Medicaid, PA Department of Health</p>	<p>Alzheimer's Services</p>	<p>Short and Long-Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational and Speech Therapy</p>
<p>Windy Hill Village***** Anne Ferguson, Executive Director 100 Dogwood Drive P.O. Box 551 Philipsburg, PA 16866 (814) 342-6090 - (814) 342-2362 FAX</p>	<p>5 I/L Units 18 A/L Units 120 Nursing Beds</p>	<p>Medicare, Medicaid, PA Department of Health</p>	<p>Alzheimer's Services</p>	<p>Short-Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational, Speech and Respiratory Therapy</p>
<p>OTHER PHI AFFILIATES - Quincy Retirement Community</p>				
<p>Quincy Retirement Community Sharon Loganzo, Executive Director 6596 Orphanage Road P.O. Box 217 Quincy, PA 17247 (717) 749-3151 or 800-377-3102 (717) 749-2019 FAX</p>	<p>184 I/L Units 32 A/L Units 134 Nursing/ Rehab Beds</p>	<p>Medicare, Medical Assistance, PA Department of Health, PA Insurance Department, PA Dept. of Public Welfare</p>	<p>Alzheimer's Service Respite Care Hospice</p>	<p>Short-Term Orthopedic, Stroke and Medical Rehab, Physical, Occupational, and Speech Therapy</p>

- *Presbyterian Senior Living Services, Inc. (PSLSI)
- **Presbyterian Housing and Services Corporation (PHSC)
- ***Presbyterian Homes, Inc. (Pres Homes)
- ****PHI
- *****Presbyterian Homes in the Presbytery of Huntingdon
- *****Quincy Retirement Community

INDEPENDENT LIVING, ASSISTED LIVING AND SKILLED NURSING FACILITY OCCUPANCY RATES for 2003 through December 31, 2006

FACILITY	2006	2005	2004	2003
CONTINUING CARE RETIREMENT COMMUNITIES:				
Green Ridge Village <i>Newville, PA</i>				
Independent	93%	90%	92%	92%
Assisted	96%	94%	92%	88%
Skilled	96%	91%	95%	95%
St. Andrew's Village <i>Indiana, PA</i>				
Independent	93%	94%	96%	91%
Assisted	98%	99%	100%	97%
Skilled	96%	95%	94%	96%
Ware Presbyterian Village <i>Oxford, PA</i>				
Independent	97%	97%	98%	97%
Assisted*	93%	79%	100%	98%
Skilled	96%	97%	98%	99%
Westminster Village <i>Allentown, PA</i>				
Independent	83%	94%	94%	97%
Skilled	97%	88%	97%	97%
Westminster Village <i>Dover, DE</i>				
Independent	93%	88%	90%	89%
Assisted	97%	93%	90%	92%
Skilled	96%	94%	96%	96%
OTHER FREESTANDING FACILITIES:				
Mark H. Kennedy Park <i>St. Clairsville, OH</i>				
Independent Living	99%	95%	97%	95%
Presbyterian Home @ Williamsport <i>Williamsport, PA</i>				
Assisted Living	91%	91%	89%	90%
The Easton Home <i>Easton, PA</i>				
Assisted Living	95%	98%	98%	92%
Forest Park Health Center <i>Carlisle, PA</i>				
Skilled	94%	90%	97%	93%
Sycamore Manor <i>Sycamore, PA</i>				
Skilled	96%	94%	94%	93%
Total Presbyterian Homes, Inc.				
Independent Living	93%	92%	94%	93%
Assisted Living	94%	93%	94%	92%
Skilled	96%	94%	96%	96%

* Additional 32 Units Opened August 2005

Payor Mix of Presbyterian Homes, Inc. for Nursing Facilities: A table of total census mix based on resident days for nursing facilities by payment source for the year ending December 31, 2006 is presented below:

<u>FACILITY</u>	<u>Private Pay</u>	<u>Medicare</u>	<u>Medicaid</u>	<u>Other</u>
Green Ridge Village - Swaim Health Center <i>Newville, PA</i>	26%	10%	57%	7%
St. Andrew's Village - Julia Wilson Pound Health Center <i>Indiana, PA</i>	24%	14%	56%	6%
Ware Presbyterian Village - Oxford Manor Health Center <i>Oxford, PA</i>	28%	13%	52%	7%
Westminster Village <i>Allentown, PA</i>	21%	10%	63%	6%
Westminster Village <i>Dover, DE</i>	33%	16%	49%	2%
Forest Park Health Center <i>Carlisle, PA</i>	20%	5%	74%	1%
Sycamore Manor Health Center <i>Montoursville, PA</i>	25%	12%	62%	1%
Average 2006	24%	11%	57%	8%
Average 2005	27%	12%	56%	5%
Average 2004	26%	11%	59%	4%

Revenue Mix by Facility Type: The following table presents the revenue mix of Presbyterian Homes, Inc. by facility type for 2006, 2005 and 2004.

<u>Facility Type</u>	<u>2006 \$ Amount in Millions</u>	<u>2006 % of Totals</u>	<u>2005 \$ Amount in Millions</u>	<u>2005 % of Totals</u>	<u>2004 \$ Amount in Millions</u>	<u>2004 % of Totals</u>
Nursing	\$56.338	68.0%	\$54.704	70%	\$50.929	69%
Independent Living	\$14.241	17.2%	\$12.882	16%	\$12.794	17%
Assisted Living	\$11.140	13.4%	\$9.434	12%	\$8.406	11%
Health Insurance Premiums – Type A Contracts	\$.787	1.0%	\$.827	1%	\$.923	1%
Other	\$.339	.4%	\$.808	1%	\$.941	1%
Total	\$82.845	100%	\$78.655	100%	\$73.993	100%

Note: Amounts do not include investment income and gifts and bequests.