

Edgar Filing: Community Healthcare Trust Inc - Form 10-Q/A

Community Healthcare Trust Inc  
Form 10-Q/A  
August 20, 2015

UNITED STATES  
SECURITIES AND EXCHANGE COMMISSION  
Washington, D.C. 20549

FORM 10-Q/A  
Amendment No. 1  
(Mark One)

QUARTERLY REPORT PURSUANT TO SECTION 13 OR 15(d) OF THE SECURITIES  
EXCHANGE ACT OF 1934 FOR THE QUARTERLY PERIOD ENDED June 30, 2015

OR  
 TRANSITION REPORT PURSUANT TO SECTION 13 OR 15(d) OF THE SECURITIES  
EXCHANGE ACT OF 1934 FOR THE TRANSITION PERIOD FROM TO

Commission file number: 001-37401

Community Healthcare Trust Incorporated  
(Exact Name of Registrant as Specified in Its Charter)

Maryland 46-5212033  
(State or Other Jurisdiction of (I.R.S. Employer  
Incorporation or Organization) Identification No.)  
354 Cool Springs Blvd.  
Suite 106  
Franklin, Tennessee 37067  
(Address of Principal Executive Offices) (Zip Code)  
(615) 771-3052  
(Registrant's Telephone Number, Including Area Code)

Not Applicable  
(Former Name, Former Address and Former Fiscal Year, if Changed Since Last Report)

Indicate by check mark whether the registrant (1) has filed all reports required to be filed by Section 13 or 15(d) of the Securities Exchange Act of 1934 during the preceding 12 months (or for such shorter period that the registrant was required to file such reports), and (2) has been subject to such filing requirements for the past 90 days. Yes  No

Indicate by check mark whether the registrant has submitted electronically and posted on its corporate Web site, if any, every Interactive Data File required to be submitted and posted pursuant to Rule 405 of Regulation S-T (§232.405 of this chapter) during the preceding 12 months (or for such shorter period that the registrant was required to submit and post such files). Yes  No

Indicate by check mark whether the registrant is a large accelerated filer, an accelerated filer, a non-accelerated filer, or a smaller reporting company. See the definitions of "large accelerated filer," "accelerated filer" and "smaller reporting company" in Rule 12b-2 of the Exchange Act.

Large accelerated filer  Accelerated filer  Non-accelerated filer  Smaller reporting company   
(Do not check if a smaller reporting company)

Indicate by check mark whether the registrant is a shell company (as defined in Rule 12b-2 of the Exchange Act). Yes  No

The Registrant had 7,596,940 shares of Common Stock, \$0.01 par value per share, outstanding as of August 12, 2015.



EXPLANATORY NOTE

The registrant has filed all reports required to be filed by Section 13 or Section 15(d) of the Securities Exchange Act of 1934, as amended, during the preceding 12 months but was not subject to such filing requirements for the past 90 days.

The sole purpose of this Amendment No. 1 to the Registrant's Quarterly Report on Form 10-Q for the period ended June 30, 2015, originally filed with the Securities and Exchange Commission on August 13, 2015, is to furnish Exhibit 101 to the Form 10-Q, which contains the XBRL (eXtensible Business Reporting Language) Interactive Data File for the financial statements and notes included in Part I, Item 1 of the Form 10-Q. As permitted by Rule 405(a)(2) of Regulation S-T, Exhibit 101 is required to be furnished by amendment within 30 days of the original filing date of the Form 10-Q.

No other changes have been made to the Form 10-Q and the Form 10-Q has not been updated to reflect events occurring subsequent to the original filing date.

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SIGNATURES

Pursuant to the requirements of the Securities Exchange Act of 1934, the Registrant has duly caused this report to be signed on its behalf by the undersigned thereunto duly authorized.

Date: August 20, 2015

COMMUNITY HEALTHCARE TRUST INCORPORATED

By: /S/ Timothy G. Wallace  
Timothy G. Wallace  
Chief Executive Officer and President

By: /S/ W. Page Barnes  
W. Page Barnes  
Executive Vice President and Chief Financial Officer

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EXHIBIT INDEX

| Exhibit Number | Description  |
|----------------|--|
| 3.1            | Corporate Charter of Community Healthcare Trust Incorporated, as amended <sup>(1)</sup>  |
| 3.2            | Bylaws of Community Healthcare Trust Incorporated, as amended <sup>(2)</sup>   |
| 4.1            | Form of Certificate of Common Stock of Community Healthcare Trust Incorporated <sup>(3)</sup>  |
| 10.1           | Agreement of Limited Partnership of Community Healthcare OP, LP <sup>(4)</sup>   |
| 10.2           | Form of Indemnification Agreement <sup>(5)</sup>   |
| 10.3           | Community Healthcare Trust Incorporated 2014 Incentive Plan, as amended <sup>(6)</sup>   |
| 10.4           | Community Healthcare Trust Incorporated Alignment of Interest Program <sup>(7)</sup>   |
| 10.5           | Community Healthcare Trust Incorporated Officer Incentive Program <sup>(8)</sup>   |
| 10.6           | Employment Agreement between Community Healthcare Trust Incorporated and Timothy G. Wallace <sup>(9)</sup>   |
| 10.7           | Employment Agreement between Community Healthcare Trust Incorporated and W. Page Barnes <sup>(10)</sup>  |
| 10.8           | Employment Agreement between Community Healthcare Trust Incorporated and Leigh Ann Stach <sup>(11)</sup>   |
| 10.9           | Form of Restricted Stock Agreement <sup>(12)</sup>   |
| 10.10          | Form of Officer Compensation Reduction Election Form <sup>(13)</sup>   |
| 10.11          | Form of Director Compensation Reduction Election Form <sup>(14)</sup>  |
| 10.12          | Credit agreement dated as of June 3, 2015, by and among Community Healthcare OP, LP, the Company, the Lenders from time to time party hereto, and SunTrust Bank, as Administrative Agent. <sup>(15)</sup>                              |
| 31.1           | Certification of the Chief Executive Officer of Community Healthcare Trust Incorporated pursuant to Rule 13a-14 of the Securities Exchange Act of 1934, as amended, as adopted pursuant to Rule 302 of the Sarbanes-Oxley Act of 2002* |
| 31.2           | Certification of the Chief Financial Officer of Community Healthcare Trust Incorporated pursuant to Rule 13a-14 of the Securities Exchange Act of 1934, as amended, as adopted pursuant to Rule 302 of the Sarbanes-Oxley Act of 2002* |
| 32.1           | Certifications pursuant to 18 U.S.C. Section 1350, as adopted pursuant to Section 906 of the Sarbanes-Oxley Act of 2002*   |
| 101.INS        | XBRL Instance Document**   |
| 101.SCH        | XBRL Taxonomy Extension Schema Document**  |
| 101.CAL        | XBRL Taxonomy Extension Calculation Linkbase Document**  |
| 101.LAB        | XBRL Taxonomy Extension Labels Linkbase Document**   |
| 101.DEF        | XBRL Taxonomy Extension Definition Linkbase Document**   |
| 101.PRE        | XBRL Taxonomy Extension Presentation Linkbase Document**   |

(1) Filed as Exhibit 3.1 to Amendment No. 2 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on May 6, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(2) Filed as Exhibit 3.2 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 2, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(3) Filed as Exhibit 4.1 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 2, 2015 (Registration No. 333-203210) and incorporated herein by reference.

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(4) Filed as Exhibit 10.1 to Amendment No. 1 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 28, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(5) Filed as Exhibit 10.2 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 2, 2015 (Registration No. 333-203210) and incorporated herein by reference.

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(6) Filed as Exhibit 10.3 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 2, 2015 (Registration No. 333-203210), and, as to Amendment No. 1 to the plan, as Exhibit 10.12 to Amendment No. 2 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on May 6, 2015 (Registration No. 333-203210), each of which is incorporated herein by reference.

(7) Filed as Exhibit 10.4 to Amendment No. 1 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 28, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(8) Filed as Exhibit 10.5 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 2, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(9) Filed as Exhibit 10.6 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 2, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(10) Filed as Exhibit 10.7 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 2, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(11) Filed as Exhibit 10.8 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 2, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(12) Filed as Exhibit 10.9 to Amendment No. 1 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 28, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(13) Filed as Exhibit 10.10 to Amendment No. 1 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 28, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(14) Filed as Exhibit 10.11 to Amendment No. 1 to the Registration Statement on Form S-11 of the Company filed with the Securities and Exchange Commission on April 28, 2015 (Registration No. 333-203210) and incorporated herein by reference.

(15) Filed as Exhibit 10.1 to the Form 8-K of the Company filed with the Securities and Exchange Commission on June 4, 2015 and incorporated herein by reference.

\* Previously filed or furnished as an exhibit to the Registrant's Quarterly Report on Form 10-Q for the period ended June 30, 2015.

\*\* Furnished herewith.