



morningstar properties

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May 19, 2026

Notice of Data Incident

Morningstar Properties LLC (“Morningstar”) is writing to inform you about an incident that potentially involved some of your information. Morningstar is a real estate developer, primarily providing self-storage and marina services to customers. You are receiving this letter because you are a current or former Morningstar employee, business partner, or customer that has provided us with information as part of that relationship.

On or around November 13, 2025, our security team identified suspicious activity occurring within our environment. In response, we quickly took some of our systems offline to stop the activity and followed our incident response protocols. As part of that process, we brought in independent cybersecurity specialists to help us understand what happened and to make sure our network was secure. We also notified federal law enforcement.

The investigation determined that an unauthorized actor gained access to certain Morningstar systems from November 12 to November 13, 2025, when we cut off that access. During this time, the unauthorized actor was able to potentially view and/or obtain certain information stored on our systems.

We recommend that you review the resources included in this letter to help protect your information.

1. Enroll in Complimentary Credit Monitoring and Identity Restoration Services. We have arranged for Experian to provide you with 12 months of complimentary credit monitoring and identity restoration services through a product called Experian IdentityWorksSM. The key features and enrollment instructions are included below:

If you believe there was fraudulent use of your information as a result of this incident and would like to discuss how you may be able to resolve those issues, please reach out to an Experian agent. If, after discussing your situation with an agent, it is determined that identity restoration support is needed then an Experian Identity Restoration agent is available to work with you to investigate and resolve each incident of fraud that occurred from the date of the incident (including, as appropriate, helping you with contacting credit grantors to dispute charges and close accounts; assisting you in placing a freeze on your credit file with the three major credit bureaus; and assisting you with contacting government agencies to help restore your identity to its proper condition).

Please note that Identity Restoration is available to you for 12 months from the date of this letter and does not require any action on your part at this time. The Terms and Conditions for this offer are located at www.ExperianIDWorks.com/restoration.

While identity restoration assistance is **immediately available to you**, we also encourage you to activate the fraud detection tools available through Experian IdentityWorks as a complimentary 12-month membership. This product provides you with superior identity detection and resolution of identity theft. To start monitoring your personal information, please follow the steps below:

- Ensure that you **enroll by August 31, 2026** by 11:59 pm UTC. Your code will not work after this date.
- **Visit** the Experian IdentityWorks website to enroll: [REDACTED]
- Provide your **activation code**: [REDACTED]

If you have questions about the product, need assistance with Identity Restoration that arose as a result of this incident, or would like an alternative to enrolling in Experian IdentityWorks online, please contact Experian’s customer care team

August 31, 2026 at [REDACTED] Monday - Friday, 9 am - 9 pm Eastern Time (excluding major U.S. holidays). Be prepared to provide engagement number [REDACTED] as proof of eligibility for the Identity Restoration services by Experian.

ADDITIONAL DETAILS REGARDING YOUR 12-MONTH EXPERIAN IDENTITYWORKS MEMBERSHIP

A credit card is not required for enrollment in Experian IdentityWorks. You can contact Experian immediately regarding any fraud issues, and have access to the following features once you enroll in Experian IdentityWorks:

- **Experian credit report at signup:** See what information is associated with your credit file. Daily credit reports are available for online members only.¹
- **Credit Monitoring:** Actively monitors Experian file for indicators of fraud.
- **Identity Restoration:** Identity Restoration specialists are immediately available to help you address credit and non-credit related fraud.
- **Experian IdentityWorks ExtendCARE™:** You receive the same high-level of Identity Restoration support even after your Experian IdentityWorks membership has expired.
- **\$1 Million Identity Theft Insurance²:** Provides coverage for certain costs and unauthorized electronic fund transfers.

¹ Offline members will be eligible to call for additional reports quarterly after enrolling.

² The Identity Theft Insurance is underwritten and administered by American Bankers Insurance Company of Florida, an Assurant company. Please refer to the actual policies for terms, conditions, and exclusions of coverage. Coverage may not be available in all jurisdictions.

2. **Contact Law Enforcement.** You may contact law enforcement to report incidents of identity theft, to learn about steps you can take to protect yourself from identity theft or obtain a police report.
3. **Request Security Freezes.** You have the right to request a security freeze from a consumer reporting agency, free of charge, so that no new credit can be opened in your name without the use of a PIN number that is issued to you when you initiate a freeze. A security freeze is designed to prevent potential credit grantors from accessing your credit report without your consent. If you place a security freeze, potential creditors and other third parties will not be able to get access to your credit report unless you temporarily lift the freeze. Therefore, using a security freeze may delay your ability to obtain credit.

Unlike a fraud alert, you must separately place a security freeze on your credit file at each credit bureau. To place a security freeze on your credit report you must contact the credit reporting agency by phone, mail, or secure electronic means and provide proper identification of your identity.

The consumer reporting agencies may require proper identification prior to honoring your request. For example, you may be asked to provide the following information:

- Your full name, with middle initial as well as Jr., Sr., II, etc.;
- Social Security number;
- Date of birth;
- Current address and all addresses for the past five years;
- Proof of current address, such as a current utility bill or telephone bill;
- Social Security Card, pay stub, or W-2;
- Legible copy of a government-issued identification card, such as a state driver’s license, state identification card, military identification, or birth certificate; and/or
- Any applicable incident report or complaint with a law enforcement agency or the Registry of Motor Vehicles if you are a victim of identity theft.

Below, please find the relevant contact information for the three consumer reporting agencies:

Equifax	Experian	TransUnion
P.O. Box 105788 Atlanta, Georgia 30348 1-888-298-0045	P.O. Box 9554 Allen, Texas 75013 1-888-397-3742	P.O. Box 160 Woodlyn, Pennsylvania 19094 1-800-916-8800
https://www.equifax.com/personal/credit-report-services/credit-freeze/	https://www.experian.com/help/credit-freeze/	https://www.transunion.com/credit-freeze

Once you have submitted your request, the credit reporting agency must place the security freeze no later than 1 business day after receiving a request by phone or secure electronic means, and no later than 3 business days after

receiving a request by mail. No later than 5 business days after placing the security freeze, the credit reporting agency will send you confirmation and information on how you can remove the freeze in the future. Each agency will send you a confirmation letter containing a unique PIN or password that you will need to lift or remove the freeze. You should keep the PIN or password in a safe place.

If your personal information has been used to file a false tax return, to open an account or to attempt to open an account in your name or to commit fraud or other crimes against you, you may file a police report in the city in which you currently reside.

If you do place a security freeze prior to enrolling in the credit monitoring service as described above, you will need to remove the freeze in order to sign up for the credit monitoring service. After you sign up for the credit monitoring service, you may refreeze your credit file.

For More Information. We understand that you may have additional questions, and we are here to support you. We set up a call center dedicated to respond to your inquiries that can be reached at [REDACTED]. Our agents are available to help you Monday through Friday, from 9 am to 9 pm Eastern Time, excluding major US holidays. Be prepared to provide your engagement number [REDACTED]. Please note that this call center will be available for approximately 90 days from the date of this letter.

We will continue to take measures to protect the information entrusted to us. We sincerely regret any inconvenience or concern this may cause you.

Sincerely,

Morningstar Properties, LLC

