

White Oak Manor-Shelby

Report ID: CCN 345171
Generated: 2026-07-23T18:52:57.807Z

§ 1 Facility Identity

Facility	White Oak Manor-Shelby
CCN	345171
Location	401 N Morgan Street, Shelby, NC, 28150
Ownership type	For profit - Corporation
Certified beds	160

§ 2 CMS Federal Record

Civil money penalties on file	\$48,824
Deficiency citations — current cycle	5 (67% vs prior 24 months (3))
Deficiency citations — prior 24 months	3
Immediate Jeopardy — current cycle	0
Actual-harm (G+) citations — current cycle	2
Special Focus Facility status	Not listed
Abuse icon	No

§ 3 Federal Penalties in Context

This facility — penalties on file	\$48,824
NC state average	\$38,899 (this facility is 1.3× the NC average)
National average	\$31,239 (this facility is 1.6× the national average)

Averages are CMS-published per-facility fine amounts for the same snapshot. Figures and multiples are stated as published; no inference is drawn here.

§ 4 Current-Cycle Deficiencies

The current survey cycle records the following 5 federal deficiency citations (CMS F-tags). Scope/severity is CMS's own A–L grade; "Immediate Jeopardy" is CMS's most serious classification.

F-TAG	FINDING (CMS)	SCOPE/SEV.	SOURCE
F689	Ensure that a nursing home area is free from accident hazards and provides adequate supervision to prevent accidents.	G	Complaint
F689	Ensure that a nursing home area is free from accident hazards and provides adequate supervision to prevent accidents.	G	Complaint
F641	Ensure each resident receives an accurate assessment.	E	Standard survey
F550	Honor the resident's right to a dignified existence, self-determination, communication, and to exercise his or her rights.	D	Complaint
F656	Develop and implement a complete care plan that meets all the resident's needs, with timetables and actions that can be measured.	D	Standard survey

§ 5 Ownership & Chain Context

Ownership record	Chain: NATIONAL HEALTHCARE CORPORATION (69 facilities); Owner on file: MORGAN STANLEY INSTITUTIONAL ADVISORS LLC (organization)
Ownership chain	NATIONAL HEALTHCARE CORPORATION (69 facilities)
Penalties vs chain average	\$48,824 vs \$16,792 (2.9× the chain average)
Current deficiencies vs chain average	5 vs 3.8 (1.3× the chain average)

§ 6 CMS Care Compare Star Ratings

Overall	2 / 5 (state avg 2.9 · US avg 3)
Health inspection	2 / 5 (state avg 2.9 · US avg 2.8)
Staffing	3 / 5 (state avg 2.7 · US avg 2.9)
Quality measures (QM)	3 / 5 (state avg 3.3 · US avg 3.7)

§ 7 **Record Provenance**

CMS data as of	Jun 2026
Independent verification	https://www.medicare.gov/care-compare/details/nursing-home/345171
Snapshot SHA-256	4783282e98e4a6382f58418319d586744971f51a1359e5ecbf82620e0bc83522
Methodology & version	v1.0 — https://www.caregiverhelpnow.com/methodology

§ 8 **For Your Attorney**

1. The full survey file (Form 2567) for each inspection cited above is available from the state survey agency or by FOIA request.
 2. Quarterly staffing data: CMS Payroll-Based Journal (PBJ) public use files, CCN 345171.
 3. Cite this snapshot as “CMS Care Compare, as of Jun 2026” — integrity hash 4783282e98e4.
 4. Deficiency F-tags cited above are searchable in CMS QCOR (qcor.cms.gov).
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This snapshot is a frozen record of CMS Care Compare data as of Jun 2026. Independently verifiable at the URL above. Generated by CareSentinel under Nodal Logics LLC. Compiled under CareSentinel methodology v1.0, documented at <https://www.caregiverhelpnow.com/methodology>; the Snapshot SHA-256 above pins this record to that methodology version.

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