

Will the nursing facility take my house?

Many people, especially older people, think that nursing facilities can take their homes. This is not the case. At The Grodberg Law Firm, LLC, we enlighten our clients with what we call the fast food analogy of nursing facilities and it is quite simple. Take any thought you had about paying a nursing facility, and pretend you are in a fast food restaurant. If you went to buy a hamburger and the person behind the counter told you that you can buy the hamburger but only if you give your house to the fast food restaurant, what would your response be?

There are of course horror stories about people giving their homes to a nursing facility but here is how that really happens. Assume a person is single and has no relatives. The person owns their house and has some money in the bank. If that person needs long term nursing care, he or she will go to a nursing facility. For the first couple of months the person may be alright because he or she will have the funds to pay the facility. When the money in the bank runs out, the person will have to sell their house. Now imagine how long it will take a person in a nursing facility to have their house cleaned out, put up for sale, and sold without anyone in the world to help. After two years maybe the house will be sold, but by that time, at the rate of \$10,000.00 a month, the person will owe the nursing facility \$240,000.00 which may be the value of the house. Of course, if that person had known to apply for Medicaid benefits during the time it took to sell the house he or she would not have owed the facility, nor the State of New Jersey, anything and would have had their entire sale proceeds to use for their care.