

Property Location: 1 APPLE BLOSSOM LN
Vision ID: 4504

Account #4577

MAP ID:59/ 9/ B/ /

Bldg #: 1 of 1

Bldg Name: Sec #: 1 of 1

Card 1 of 2

State Use: 125

Print Date:12/02/2016 18:18

CURRENT OWNER

SNR 24 BLUEBIRD ESTATES OWNER LLC
C/O FORTRESS INVESTMENT GROUP
1345 AVE OF THE AMERICAS
45TH FL
NEW YORK, NY 10105
Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_387261_2856266

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTIAL
RES LAND
RESIDENTIAL

Code

125
125
125

Appraised Value

8,516,100
1,501,000
29,700

Assessed Value

8,516,100
1,501,000
29,700

Total

10,046,800

10,046,800

1006
AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

SNR 24 BLUEBIRD ESTATES OWNER LLC
EAST LONGMEADOW RETIREMENTLLC
WIEZBICKI EUGENE S,

BK-VOL/PAGE

20648/ 366
16116/ 294
03184/ 0385

SALE DATE

04/01/2015
08/09/2006
05/10/1966

q/u

U
U
U

v/i

I
V
I

SALE PRICE

27,203,112
1,350,000
0

V.C.

1C
G

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2016

125

8,516,100

2015

125

8,516,100

2014

B

8,579,400

2016

125

1,400,800

2015

125

1,400,800

2014

L

1,452,000

2016

125

29,700

2015

125

29,700

2014

O

58,700

Total:

9,946,600

Total:

9,946,600

Total:

10,090,100

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

NOTES

FY 11 ABATED. NC=REVIEW FOR FY 12.
OCCUPY INCREASED FROM 30% TO 64%
OCCUPIED FROM 1/10 TO 1/11. SUB DIV
1011-CONGREGATE HOUSING-RETIREMENT
RESIDENCE-PUBLIC DINING-NO
KITCHEN-RENTALS-130 UNITSCONTROL COMMON

AREAS HAVE GAS FHA HEAT -2 UNITS
FOUNDATION ONLY + 1/4 FRAMED 1/1/07
FIRE TO THE GROUND 9-27-07 FY 10 ADDED
THE STREET TO THIS PARCEL=.76 AC

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

60

03/17/2010

6

SIGN

2,000

0

72" X 60" FREE STAND

131

04/03/2008

61

CONGREG LIVI

9,326,560

0

OC 2/23/2009 REBUILD

42

02/14/2008

41

FOUNDATION

250,000

0

REBUILD EXISTING.

338

10/29/2007

5

DEMOLITION

96,000

0

DEMOLITION AFTER F

252

08/10/2007

6

SIGN

5,000

0

BLUEBIRD ESTATES

364

10/31/2006

61

CONGREG LIVI

9,326,560

0

130 UNITS

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

12/30/2010

317

15

PERMIT VISIT

02/27/2009

317

15

PERMIT VISIT

01/31/2008

317

15

PERMIT VISIT

03/16/2007

311

7

INFO FM PLAN

03/16/2007

311

15

PERMIT VISIT

LAND LINE VALUATION SECTION

B #

Use Code

Use Description

Zone

D

Front

Depth

Units

Unit Price

I. Factor

S.A.

Acre Disc

C. Factor

ST. Idx

Adj.

Notes- Adj

Special Pricing

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

125

ASSISTD LIV

RA

217,800

SF

2.20

1.5600

E

1.0000

1.00

BG

1.00

INT1

1.50

1.50

5.15

1,121,700

1

125

ASSISTD LIV

RA

6.54

AC

58,000.00

1.0000

0

1.0000

1.00

BG

1.00

INCLUDES THE STREET=.76

1.00

58,000.00

379,300

Total Card Land Units:

11.54

AC

Parcel Total Land Area:

11.54 AC

Total Land Value:

1,501,000

CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)														
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2009 7 13

CURRENT OWNER SNR 24 BLUEBIRD ESTATES OWNER I C/O FORTRESS INVESTMENT GROUP 1345 AVE OF THE AMERICAS 45TH FL NEW YORK, NY 10105 Additional Owners:				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, M					
												Description		Code		Appraised Value		Assessed Value							
				SUPPLEMENTAL DATA																		VISION			
				Other ID:																					
GIS ID: F_387261_2856266						ASSOC PID#				Total				10,046,800		10,046,800									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)												
													Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		
													Total:				Total:				Total:				
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor									
Year	Type	Description		Amount		Code	Description		Number	Amount		Comm. Int.													
				Total:												APPRAISED VALUE SUMMARY									
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch		Appraised Bldg. Value (Card) 8,289,500 Appraised XF (B) Value (Bldg) 226,600 Appraised OB (L) Value (Bldg) 29,700 Appraised Land Value (Bldg) 1,501,000 Special Land Value 0 Total Appraised Parcel Value 10,046,800 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 10,046,800															
0001/A						125		BG																	
NOTES																									
BUILDING PERMIT RECORD												VISIT/ CHANGE HISTORY													
Permit ID		Issue Date		Type	Description		Amount		Insp. Date		% Comp.		Date Comp.		Comments		Date	Type	IS	ID	Cd.	Purpose/Result			
LAND LINE VALUATION SECTION																									
B #	Use Code	Use Description		Zone	D	Front	Depth	Units		Unit Price	I. Factor	S.A.		C. Factor	ST. Idx	Adj.	Notes- Adj		Special Pricing			S Adj Fact	Adj. Unit Price		Land Value
																			Spec Use	Spec Calc					
Total Card Land Units:				0.00		AC		Parcel Total Land Area:				11.54 AC				Total Land Value:									

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)																		
Element		Cd.	Ch.	Description		Element		Cd.	Ch.	Description														
						MIXED USE																		
						Code	Description				Percentage													
						125	ASSISTD LIV				100													
COST/MARKET VALUATION																								
Cost Trend Factor																								
OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)																								
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp	Rt	Cnd	%Cnd	Apr Value											
61	ELEV-COMME	EX	Extra Feature	B	3	75,000.00	2012		1		GD	98	220,500											
81	COOLER			B	64	46.00	2012	A	1		GD	98	2,900											
BUILDING SUB-AREA SUMMARY SECTION																								
Code	Description			Living Area		Gross Area	Eff. Area		Unit Cost		Undeprec. Value													
Ttl. Gross Liv/Lease Area:				0		0	0		8,458,646															

No Photo On Record