

CURRENT OWNER										TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT																				
SNR 24 BLUEBIRD ESTATES OWNER LLC C/O FORTRESS INVESTMENT GROUP 1345 AVE OF THE AMERICAS 45TH FL NEW YORK, NY 10105 Additional Owners:												1		TYPCL						Description		Code		Appraised Value		Assessed Value		1006 EAST LONGMEADOW, M										
																		RESIDNTL.		125		8,985,200		8,985,200														
																		RES LAND		125		1,509,700		1,509,700														
																		RESIDNTL.		125		29,700		29,700														
										SUPPLEMENTAL DATA																								VISION				
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#						Total		10,524,600		10,524,600																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																									
SNR 24 BLUEBIRD ESTATES OWNER LLC EAST LONGMEADOW RETIREMENTLLC WIEZBICKI EUGENE S,				20648/ 366 16116/ 294 03184/ 0385		04/01/2015 08/09/2006 05/10/1966		U	I	27,203,112 1,350,000 0		1C G	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value															
													2018	125	8,999,800		2017	125	8,516,100		2016	125	8,516,100															
													2018	125	1,509,700		2017	125	1,501,000		2016	125	1,400,800															
													2018	125	29,700		2017	125	29,700		2016	125	29,700															
													Total:			10,539,200			Total:			10,046,800			Total:			9,946,600										
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:																																						
ASSESSING NEIGHBORHOOD												APPRaised VALUE SUMMARY																										
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch			Appraised Bldg. Value (Card)					8,781,700																			
0001/A								125			BG			Appraised XF (B) Value (Bldg)					203,500																			
														Appraised OB (L) Value (Bldg)					29,700																			
														Appraised Land Value (Bldg)					1,509,700																			
NOTES												Special Land Value										0																
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												Total Appraised Parcel Value					10,524,600									
																								Valuation Method:										C				
																								Adjustment:										0				
																								Net Total Appraised Parcel Value										10,524,600				
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																					
60	03/17/2010	6	SIGN	2,000		0		72" X 60" FREE STAND				12/30/2010			317	15	PERMIT VISIT																					
131	04/03/2008	61	CONGREG LIVI	9,326,560		0		OC 2/23/2009 REBUIL				02/27/2009			317	15	PERMIT VISIT																					
42	02/14/2008	41	FOUNDATION	250,000		0		REBUILD EXISTING.				01/31/2008			317	15	PERMIT VISIT																					
338	10/29/2007	5	DEMOLITION	96,000		0		DEMOLITION AFTER 10				03/16/2007			311	7	INFO FM PLAN																					
252	08/10/2007	6	SIGN	5,000		0		BLUEBIRD ESTATES				03/16/2007			311	15	PERMIT VISIT																					
364	10/31/2006	61	CONGREG LIVI	9,326,560		0		130 UNITS																														
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			S Adj Fact	Adj. Unit Price	Land Value																	
																Spec Use	Spec Calc																					
1	125	ASSISTD LIV	RA				217,800	SF	2.32	1.5600	D	1.0000	1.00	BA	1.00	INCLUDES THE STREET=.76			INT1	1.50	1.50	5.43	1,182,700															
1	125	ASSISTD LIV	RA				6.54	AC	50,000.00	1.0000	0	1.0000	1.00	BA	1.00					1.00	50,000.00	327,000																
Total Card Land Units:							11.54 AC		Parcel Total Land Area:							11.54 AC							Total Land Value:					1,509,700										

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	52		SR LIVING	#Heat Sys	133		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	B+		GOOD (+)	FBM Sqft			
Stories	3.00		3 STORY	Int vs Ext	S		SAME
Foundation	6		SLAB	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage
Exterior Wall 2				125	ASSISTD LIV		100
Roof Structure	2		HIP				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:		86.47	
Interior Floor 2	6		CERAMIC TL				
Heat Fuel	3		ELECTRIC				
Heat Type	7		UNIT HTRS				
AC Type	03		FULL				
Bedrooms	152			Replace Cost			9,867,034
Full Baths	130			AYB			2008
Half Baths	3			EYB			2007
Extra Fixtures	136			Dep Code			VG
Total Rooms	247			Remodel Rating			
Bath Style				Year Remodeled			
Kitchen Style	V		V GOOD	Dep %			11
Kitchens	1			Functional ObsInc			
Extra Kitchens	0			External ObsInc			
Frame	1		WOOD	Cost Trend Factor			1
Basement Floor				Condition			
Bsmt Garage				% Complete			
Units	130			Overall % Cond			89
WS Flues				Apprais Val			8,781,700
FBM Quality				Dep % Ovr			0
Fireplaces	2			Dep Ovr Comment			
				Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

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
02	SHED/FR			L	120	7.48	2006	A		GD	70	600
84	SIGN-ILU			L	30	40.25	2010	A		GD	70	800
85	PAVING			L	11,000	1.61	2006	A		AV	60	10,600
83	SIGN			L	48	28.75	2008	G		GD	70	1,200
77	LITE-SIN			L	1	690.00	2008	G		GD	70	600
06	CARPORT			L	1,080	8.63	2008	G		GD	70	8,200
06	CARPORT			L	828	8.63	2008	G		GD	70	6,300
53	BUNKER			L	285	6.90	2008	A		GD	70	1,400
82	FREEZER			B	48	69.00	2007	A	1	GD	88	2,900

BUILDING SUB-AREA SUMMARY SECTION

<i>Code</i>	<i>Description</i>	<i>Living Area</i>	<i>Gross Area</i>	<i>Eff. Area</i>	<i>Unit Cost</i>	<i>Undeprec. Value</i>
CPT	CARPORT	0	792		8.63	6,831
FFL	1ST FLOOR	43,406	43,406		86.47	3,753,295
OPF	OPEN PORCH	0	10,689		8.65	92,436
SFL	2ND FLOOR	36,602	36,602		86.47	3,164,957
TFL	3RD FLOOR	36,615	36,615		77.82	2,849,516

		,	,			, ,
--	--	---	---	--	--	-----

[illegible]

--	--	--	--	--	--	--	--

	<i>Ttl Gross Liv/Lease Area:</i>	116.623	128.104	114.110		9.867.034



CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT								1006 4ST LONGMEADOW, M 			
---------------	--	--	--	-------	--	--	--	-----------	--	--	--	------------	--	--	--	----------	--	--	--	--------------------	--	--	--	--	--	--	--	---	--	--	--

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-COMMI			B	3	75,000.00	2007		1	GD	88	198,000										
81	COOLER	EX	Extra Feature	B	64	46.00	2007	A	1	GD	88	2,600										
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				9,867,034											

No Photo On Record