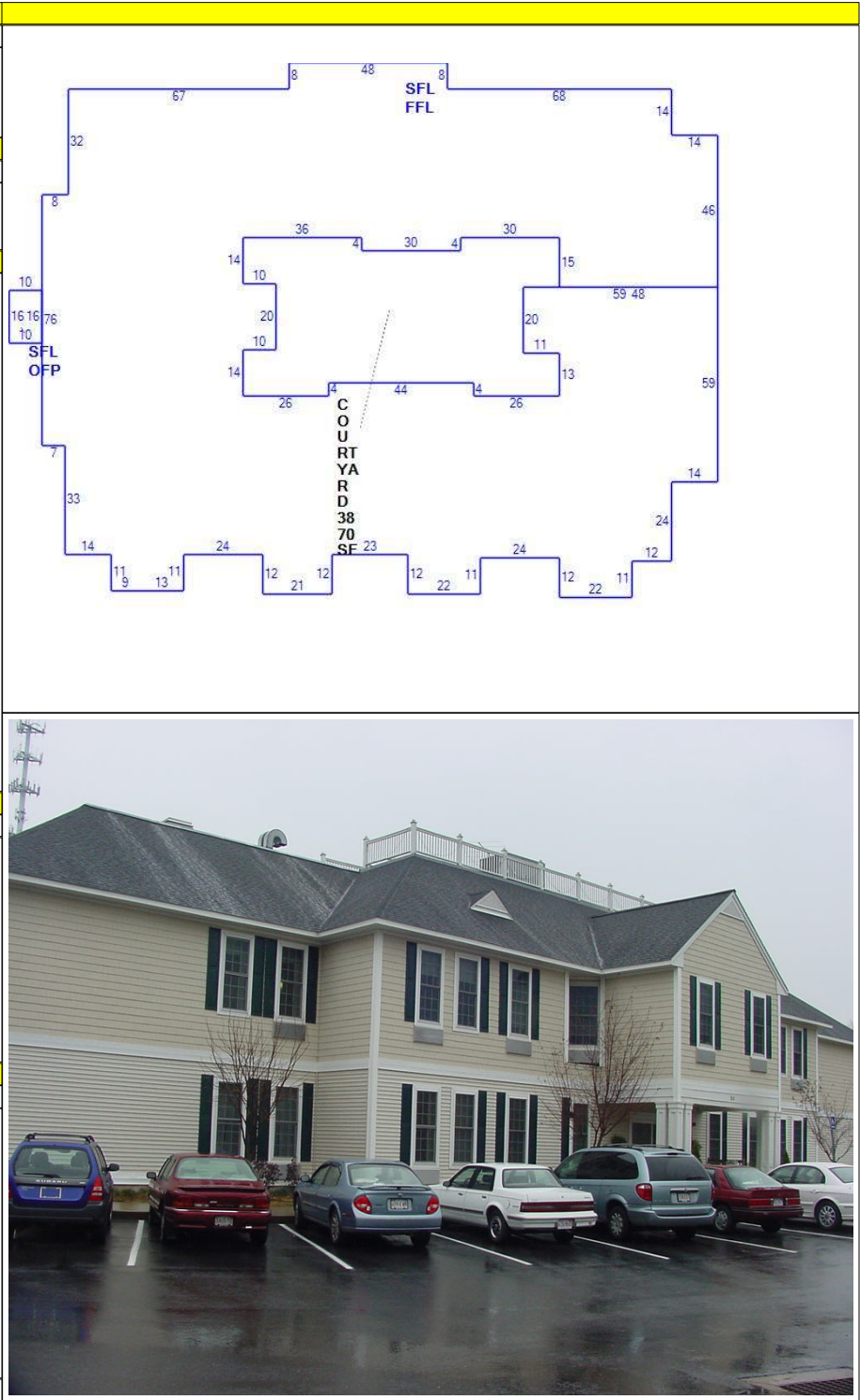


State Use 125
Print Date 11-04-2020 8:25:33 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
US REIF WATERMARK EAST VILLAG INTERCONTINENTAL REAL EST COR 1270 SOLDERS FIELD RD BOSTON MA 02135 GIS ID F_375266_2846519												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		125	4292200		4,292,200																		
				DRAINAGE				VIEW		COMMUNITY		RES LAND		125	936300		936,300																		
												RESIDNTL.		125	48100		48,100																		
				SUPPLEMENTAL DATA																															
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																											
														Total		5,276,600		5,276,600																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
US REIF WATERMARK EAST VILLAGE PLAC NSI EAST VILLAGE PLACE LLC, CHANCELLOR OF,EAST LONGMEADOW IN BENTON ASSOCIATES INC,				17449		0196		08-26-2008		U		I		17,046,489		1		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed								
				12368		0131		05-31-2002		U		I		4,432,256		1B		2020		125	4,292,200	2019	125	4,198,900	2018	125	4,181,000								
				10418		0423		08-25-1998		U		V		600,002						125	936,300		125	907,900		125	907,900								
				0000		0000				U				0						125	48,100		125	48,100		125	65,500								
																				Total	5276600	Total	5154900	Total	5154400										
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																							
Year		Code		Description				Amount		Code		Description				YEAR		Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 4,149,200 Appraised Xf (B) Value (Bldg) 143,000 Appraised Ob (B) Value (Bldg) 48,100 Appraised Land Value (Bldg) 936,300 Special Land Value 0 Total Appraised Parcel Value 5,276,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 5,276,600													
				Total				0.00																											
ASSESSING NEIGHBORHOOD																																			
Nbhd			Nbhd Name				B				Tracing				Batch				APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 4,149,200 Appraised Xf (B) Value (Bldg) 143,000 Appraised Ob (B) Value (Bldg) 48,100 Appraised Land Value (Bldg) 936,300 Special Land Value 0 Total Appraised Parcel Value 5,276,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 5,276,600																
0001											125				BG																				
NOTES																																			
EAST VILLAGE PLACE - ASSISTED LIVING FACILITY																																			
FACILITY																																			
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							
262		11-02-1999		6		SIGN		500								ASST. LIVING FACIL		09-22-2010						311		3		MEAS+INSPECTD							
131		06-22-1998		2		DWELLING		5,147,900										01-11-2000						105		7		INFO FM PLAN							
																		01-15-1999						105		15		PERMIT VISIT							
LAND LINE VALUATION SECTION																																			
B	Use Co	Description		Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes		Special Pricing				Size A	Adj Unit Pric	Land Value											
1	125	ASSISTD LIV		RA				167,195 SF	2.39	1.560	D	LAND	1.00	BA	1.00				0	INT1	1.5	1.000	5.6	936,300											
Total Card Land Units																		3.838 AC		Parcel Total Land Area: 3.8383				Total Land Value										936,300	

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	52		SR LIVING				Basement Floor						
Model	01		RESIDENTIAL				Bsmt Garage						
Grade	B+		GOOD (+)				#Heat Sys		130.00				
Stories	2.00		2 STORY				Units		68				
Foundation	6		SLAB				MIXED USE						
Exterior Wall 1	4		VINYL				Code	Description			Percentage		
Exterior Wall 2							125	ASSISTD LIV			100		
Roof Structure	1		GABLE								0		
Roof Cover	1		ASPHALT SH								0		
Interior Wall 1	1		DRYWALL				COST / MARKET VALUATION						
Interior Wall 2							Adj Base Rate			62.12			
Interior Floor 1	4		CARPET				RCN			4,714,958			
Interior Floor 2	6		CERAMIC TL				Net Other Adj						
Heat Fuel	2		GAS				Year Built			1998			
Heat Type	7		UNIT HTRS				Effective Year Built			2006			
AC Type	03		FULL				Depreciation Code			VG			
Bedrooms	84						Remodel Rating						
Full Baths	68						Year Remodeled						
Half Baths	7						Depreciation %			12			
Extra Fixtures	0						Functional Obsol						
Total Rooms	115						External Obsol						
Bath Style							Cost Trend Factor			1			
Half Bath Style	V		VERY GOOD				Condition						
Kitchens	1						% Complete						
Kitchen Style	V		V GOOD				Overall % Condition			88			
Extra Kitchens	3						RCNLD			4,149,200			
Extra Kitchen St	G		GOOD				Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							Misc Imp Ovr						
Fireplaces	0						Misc Imp Ovr Comment						
WS Flues							Cost to Cure Ovr						
Central Vac	0		NO				Cost to Cure Ovr Comment						
Frame	2		STEEL										
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
61	ELEV-COMM			B	2	75000.00	2006	87	1.00	GD		0.00	130,500
88	FENCE-6			L	290	9.78	1998	60	0.00	AV	G	1.25	2,100
81	COOLER	EX	Extra Fea	B	100	46.00	2006	87	1.00	GD	G	1.25	5,000
82	FREEZER			B	100	69.00	2006	87	1.00	GD	G	1.25	7,500
83	SIGN			L	40	28.75	1998	60	0.00	AV	G	1.25	900
85	PAVING			L	35.0	1.61	1998	60	0.00	AV	A	1.00	33,800
77	LITE-SIN			L	1	690.00	1998	60	0.00	AV	G	1.25	500
19	PATIO			L	1.67	5.75	1998	60	0.00	AV	G	1.25	7,200
14	SCRN HSE			L	240	14.95	2005	60	0.00	AV	G	1.25	2,700
02	SHED/ER			L	160	7.48	2007	60	0.00	AV	G	1.25	900
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
FFL	1ST FLOOR					25,498	25,498		92.14	2,349,370			
OFP	OPEN PORCH					0	160		9.21	1,474			
SFL	2ND FLOOR					25,658	25,658		92.14	2,364,113			
Ttl Gross Liv / Lease Area						51,156	51,316	51,172		4,714,958			



CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW					
US REIF WATERMARK EAST VILLAG INTERCONTINENTAL REAL EST COR 1270 SOLDERS FIELD RD BOSTON MA 02135 GIS ID F_375266_2846519		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed	RESIDNTL. 125 4292200 4,292,200 RES LAND 125 936300 936,300 RESIDNTL. 125 48100 48,100									
		DRAINAGE		VIEW	COMMUNITY														
		SUPPLEMENTAL DATA																	
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
						Total		5,276,600	5,276,600										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
								Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
								2020	125	4,292,200	2019	125	4,198,900	2018	125	4,181,000			
									125	936,300		125	907,900		125	907,900			
									125	48,100		125	48,100		125	65,500			
						Total		5276600	Total		5154900	Total		5154400					
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) Appraised Xf (B) Value (Bldg) 143,000 Appraised Ob (B) Value (Bldg) 48,100 Appraised Land Value (Bldg) 936,300 Special Land Value 0 Total Appraised Parcel Value 5,276,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 5,276,600											
Year	Code	Description	Amount	Code	Description	YEAR	Amount									Comm Int			
Total																			
ASSESSING NEIGHBORHOOD																			
Nbhd		Nbhd Name		B		Tracing		Batch											
0001								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 Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing	Size A	Adj Unit Pric	Land Value
											LAND						1.5		
Total Card Land Units							Parcel Total Land Area:							Total Land Value					

Vision ID 5088

50 BENTON DR

Account # 5165

Map ID 7/ 83/ 0/ /

Bldg # 1

Bldg Name

Sec # 1 of 1

Card # 2 of 2

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CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)															
Element		Cd	Description			Element		Cd	Description												
Style Model Grade Stories Foundation Exterior Wall 1 Exterior Wall 2 Roof Structure Roof Cover Interior Wall 1 Interior Wall 2 Interior Floor 1 Interior Floor 2 Heat Fuel Heat Type AC Type Bedrooms Full Baths Half Baths Extra Fixtures Total Rooms Bath Style Half Bath Style Kitchens Kitchen Style Extra Kitchens Extra Kitchen St FBM Sqft FBM Quality Fireplaces WS Flues Central Vac Frame						Basement Floor															
						Bsmt Garage															
						#Heat Sys															
						Units															
						MIXED USE															
						Code	Description					Percentage									
						COST / MARKET VALUATION															
						Adj Base Rate															
						RCN															
Net Other Adj																					
Year Built																					
Effective Year Built																					
Depreciation Code																					
Remodel Rating																					
Year Remodeled																					
Depreciation %																					
Functional Obsol																					
External Obsol																					
Cost Trend Factor																					
Condition																					
% Complete																					
Overall % Condition																					
RCNLD																					
Dep % Ovr																					
Dep Ovr Comment																					
Misc Imp Ovr																					
Misc Imp Ovr Comment																					
Cost to Cure Ovr																					
Cost to Cure Ovr Comment																					
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)																					
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va								
SPR	SPRINKLER			L	1	1.00		60	0.00	AV	A	1.00	0								
BUILDING SUB-AREA SUMMARY SECTION																					
Subarea	Description			Living	Gross	Eff Area	Unit Cost	Undeprec Value													
Ttl Gross Liv / Lease Area																					