

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
SNR 24 BLUEBIRD ESTATES OWNER C/O NEW SENIOR INVESTMENT GR 55 WEST 46TH ST #2204												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		125	9093100		9,093,100												
												RES LAND		125	1642500		1,642,500												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		125	24100		24,100												
NEW YORK NY 10016				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#																			
GIS ID F_387261_2856266										Total						10,759,700		10,759,700											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
SNR 24 BLUEBIRD ESTATES OWNER LLC EAST LONGMEADOW RETIREMENTLLC WIEZBICKI EUGENE S,				20648		0366		04-01-2015		U		I		27,203,112		1		Year		Code		Assessed		Year		Code		Assessed	
				16116		0294		08-09-2006		U		V		1,350,000		1		2021		125		9,194,100		2020		125		9,194,100	
				03184		0385		05-10-1966		U		I		0						125		1,546,700		125		1,546,700			
																				125		29,700		125		29,700			
																Total		10,770,500		Total		10,770,500		Total		10,524,600			
EXEMPTIONS								OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor													
Year		Code		Description		Amount		Code		Description		YEAR		Amount										Comm Int					
				Total		0.00												APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 8,889,600 Appraised Xf (B) Value (Bldg) 203,500 Appraised Ob (B) Value (Bldg) 24,100 Appraised Land Value (Bldg) 1,642,500 Special Land Value 0 Total Appraised Parcel Value 10,759,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 10,759,700											
ASSESSING NEIGHBORHOOD																													
Nbhd		Nbhd Name		B		Tracing		Batch																					
0001						125		BG																					
NOTES																													
SUB DIV 1011																													
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	
201901231		04-09-2019		42		REPAIRS		19,073		06-06-2019		100		06-06-2019		WATER DAMAGE R		06-06-2019						400		15		PERMIT VISIT	
201900475		02-11-2019		42		REPAIRS		10,000		06-06-2019		100		06-06-2019		WATER DAMAGE A		12-30-2010						317		15		PERMIT VISIT	
60		03-17-2010		6		SIGN		2,000								72" X 60" FREE STA		02-27-2009						317		15		PERMIT VISIT	
131		04-03-2008		61		CONGREG LIVI		9,326,560								OC 2/23/2009 REB		01-31-2008						317		15		PERMIT VISIT	
42		02-14-2008		41		FOUNDATION		250,000								REBUILD EXISTING		03-16-2007						311		15		PERMIT VISIT	
338		10-29-2007		5		DEMOLITION		96,000								DEMOLITION AFTE		03-16-2007						311		7		INFO FM PLAN	
252		08-10-2007		6		SIGN		5,000								BLUEBIRD ESTATE		01-05-1980						500		3		MEAS+INSPCTD	
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				217,800	SF	2.58	1.560	D	LAND	1.00	BA	1.00	INCLUDES TH		0	INT1	1.5	1.000	6.04	1,315,500						
1	125	ASSISTD LIV	RA				6.540	AC	50,000	1.000	0		1.00	BA	1.00			0			1.000	50,000	327,000						
Total Card Land Units							11.54	AC	Parcel Total Land Area:			11.54					Total Land Value						1,642,500						

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	133.00	
Stories	3.00	3 STORY	Units	130	
Foundation	6	SLAB	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2			125	ASSISTD LIV	
Roof Structure	2	HIP		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	61.44	
Interior Floor 2	6	CERAMIC TL	RCN	10,101,804	
Heat Fuel	3	ELECTRIC	Net Other Adj		
Heat Type	7	UNIT HTRS	Year Built	2008	
AC Type	03	FULL	Effective Year Built	2011	
Bedrooms	152		Depreciation Code	GD	
Full Baths	130		Remodel Rating		
Half Baths	3		Year Remodeled		
Extra Fixtures	136		Depreciation %	7	
Total Rooms	247		Functional Obsol	5	
Bath Style			External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	V	V GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	88	
Extra Kitchen St			RCNLD	8,889,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

OFF
(10,689 sf)

CPT
(792 sf)

FFL
(43,406 sf)

SFL
(36,602 sf)

TFL
(36,615 sf)

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
02	SHED/FR			L	120	7.48	2006	60	0.00	AV	A	1.00	500
82	FREEZER			B	48	69.00	2007	88	1.00	GD	A	1.00	2,900
84	SIGN-ILU			L	30	40.25	2010	60	0.00	AV	A	1.00	700
85	PAVING			L	11.0	1.61	2006	60	0.00	AV	A	1.00	10,600
83	SIGN			L	48	28.75	2008	60	0.00	AV	A	1.00	800
77	LITE-SIN			L	1	690.00	2008	60	0.00	AV	A	1.00	400
06	CARPORT			L	1,08	8.63	2008	60	0.00	AV	A	1.00	5,600
06	CARPORT			L	828	8.63	2008	60	0.00	AV	A	1.00	4,300
53	BUNKER			L	285	6.90	2008	60	0.00	AV	A	1.00	1,200
61	ELEV-COMM			B	3	75000.00	2007	88	1.00	GD		0.00	198,000

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
CPT	CARPORT	0	792		8.83	6,994
FFL	1ST FLOOR	43,406	43,406		88.53	3,842,599
OFF	OPEN PORCH	0	10,689		8.85	94,635
SFL	2ND FLOOR	36,602	36,602		88.53	3,240,262
TFL	3RD FLOOR	36,615	36,615		79.68	2,917,315

Ttl Gross Liv / Lease Area 116,623 128,104 114,110 10,101,804



2009 7 13

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State Use 125
Print Date 11/3/2021 11:24:39 P