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Form **990-EZ**  
 Department of the Treasury  
 Internal Revenue Service

**Short Form**  
**Return of Organization Exempt From Income Tax**

OMB No 1545-1150  
**2009**  
**Open to Public Inspection**

**Under section 501(c), 527, or 4947(a)(1) of the Internal Revenue Code (except black lung benefit trust or private foundation)**  
 Sponsoring organizations of donor advised funds and controlling organizations as defined in section 512(b)(13) must file Form 990. All other organizations with gross receipts less than \$500,000 and total assets less than \$1,250,000 at the end of the year may use this form.  
 The organization may have to use a copy of this return to satisfy state reporting requirements.

**A For the 2009 calendar year, or tax year beginning 07-01-2009, and ending 06-30-2010**

|   |   |   |   |
|---|---|---|---|
| <b>B</b> Check if applicable:<br><input type="checkbox"/> Address change<br><input type="checkbox"/> Name change<br><input type="checkbox"/> Initial return<br><input type="checkbox"/> Terminated<br><input type="checkbox"/> Amended return<br><input type="checkbox"/> Application pending | Please use IRS label or print or type. See Specific Instructions. | <b>C</b> Name of organization<br>EIGHTH ASSOCIATION PROPERTIES INC  | <b>D</b> Employer identification number<br>04-3232049 |
|   |   | Number and street (or P O box, if mail is not delivered to street address) Room/suite<br>995 WORTHINGTON STREET | <b>E</b> Telephone number<br>(413) 734-5376           |
|   |   | City or town, state or country, and ZIP + 4<br>SPRINGFIELD, MA 01109  | <b>F</b> Group Exemption Number                       |

**G** Accounting method:  Cash  Accrual  
 Other (specify):

**H** Check  if the organization is **not** required to attach Schedule B (Form 990, 990-EZ, or 990-PF)

**K** Check  if the organization is not a section 509(a)(3) supporting organization and its gross receipts are normally not more than \$25,000. A Form 990-EZ or Form 990 return is not required, but if the organization chooses to file a return, be sure to file a complete return.

**L** Add lines 5b, 6b, and 7b, to line 9 to determine gross receipts, if \$500,000 or more, file Form 990 instead of Form 990-EZ. **\$ 34,949**

**Part I Revenue, Expenses, and Changes in Net Assets or Fund Balances** (See the instructions for Part I.)

| Revenue   |   | Expenses  |   | Net Assets |  |
|-----------|---|-----------|---|------------|--|
| <b>1</b>  | Contributions, gifts, grants, and similar amounts received  | <b>10</b> | Grants and similar amounts paid (attach schedule)               | <b>18</b>  | Excess or (deficit) for the year (Subtract line 17 from line 9)  |
| <b>2</b>  | Program service revenue including government fees and contracts   | <b>11</b> | Benefits paid to or for members                                 | <b>19</b>  | Net assets or fund balances at beginning of year (from line 27, column (A)) (must agree with end-of-year figure reported on prior year's return) |
| <b>3</b>  | Membership dues and assessments   | <b>12</b> | Salaries, other compensation, and employee benefits             | <b>20</b>  | Other changes in net assets or fund balances (attach explanation)  |
| <b>4</b>  | Investment income   | <b>13</b> | Professional fees and other payments to independent contractors | <b>21</b>  | Net assets or fund balances at end of year. Combine lines 18 through 20  |
| <b>5a</b> | Gross amount from sale of assets other than inventory   | <b>14</b> | Occupancy, rent, utilities, and maintenance                     |            |  |
| <b>5b</b> | Less cost or other basis and sales expenses   | <b>15</b> | Printing, publications, postage, and shipping                   |            |  |
| <b>5c</b> | Gain or (loss) from sale of assets other than inventory (Subtract line 5b from line 5a)   | <b>16</b> | Other expenses (describe)                                       |            |  |
| <b>6</b>  | Special events and activities (complete applicable parts of Schedule G) If any amount is from gaming, check here <input type="checkbox"/> | <b>17</b> | <b>Total expenses.</b> Add lines 10 through 16                  |            |  |
| <b>6a</b> | Gross revenue (not including \$ of contributions reported on line 1)  |           |   |            |  |
| <b>6b</b> | Less direct expenses other than fundraising expenses  |           |   |            |  |
| <b>6c</b> | Net income or (loss) from special events and activities (Subtract line 6b from line 6a)   |           |   |            |  |
| <b>7a</b> | Gross sales of inventory, less returns and allowances   |           |   |            |  |
| <b>7b</b> | Less cost of goods sold   |           |   |            |  |
| <b>7c</b> | Gross profit or (loss) from sales of inventory (Subtract line 7b from line 7a)  |           |   |            |  |
| <b>8</b>  | Other revenue (describe)  |           |   |            |  |
| <b>9</b>  | <b>Total revenue.</b> Add lines 1, 2, 3, 4, 5c, 6c, 7c, and 8   |           |   |            |  |

**Part II Balance Sheets**—If total assets on line 25, column (B) are \$1,250,000 or more, file Form 990 instead of Form 990-EZ

(See the instructions for Part II.)

|  | (A) Beginning of year | (B) End of year    |
|--|-----------------------|--------------------|
| <b>22</b> Cash, savings, and investments   | 14,227                | <b>22</b> 12,035   |
| <b>23</b> Land and buildings   | 205,110               | <b>23</b> 196,236  |
| <b>24</b> Other assets (describe)  | 2,901                 | <b>24</b> 3,134    |
| <b>25</b> <b>Total assets</b>  | 222,238               | <b>25</b> 211,405  |
| <b>26</b> <b>Total liabilities</b> (describe)  | 328,004               | <b>26</b> 324,243  |
| <b>27</b> <b>Net assets or fund balances</b> (line 27 of column (B) must agree with line 21) | -105,766              | <b>27</b> -112,838 |



**Part V Other Information** (Note the statement requirements in the instructions for Part V.)

**Yes No**

|   |                   |                      |           |
|---|-------------------|----------------------|-----------|
| <p><b>33</b> Did the organization engage in any activity not previously reported to the IRS? If "Yes," attach a detailed description of each activity . . . . .</p>   | <p><b>33</b></p>  |                      | <p>No</p> |
| <p><b>34</b> Were any changes made to the organizing or governing documents? If "Yes," attach a conformed copy of the changes . . . . .</p>   | <p><b>34</b></p>  |                      | <p>No</p> |
| <p><b>35</b> If the organization had income from business activities, such as those reported on lines 2, 6a, and 7a (among others), but <b>not</b> reported on Form 990-T, attach a statement explaining why the organization did not report the income on Form 990-T . . . . .</p>   |                   |                      |           |
| <p><b>a</b> Did the organization have unrelated business gross income of \$1,000 or more or was it subject to section 6033 (e) notice, reporting, and proxy tax requirements? . . . . .</p>   | <p><b>35a</b></p> |                      | <p>No</p> |
| <p><b>b</b> If "Yes," has it filed a tax return on <b>Form 990-T</b> for this year? . . . . .</p>   | <p><b>35b</b></p> |                      |           |
| <p><b>36</b> Did the organization undergo a liquidation, dissolution, termination, or significant disposition of net assets during the year? If "Yes," complete applicable parts of Schedule N . . . . .</p>  | <p><b>36</b></p>  |                      | <p>No</p> |
| <p><b>37a</b> Enter amount of political expenditures, direct or indirect, as described in the instructions <input type="checkbox"/> <b>37a</b> _____ 0</p>  |                   |                      |           |
| <p><b>b</b> Did the organization file <b>Form 1120-POL</b> for this year? . . . . .</p>   | <p><b>37b</b></p> |                      |           |
| <p><b>38a</b> Did the organization borrow from, or make any loans to, any officer, director, trustee, or key employee <b>or</b> were any such loans made in a prior year and still outstanding at the end of the period covered by this return? . . . . .</p>   | <p><b>38a</b></p> |                      | <p>No</p> |
| <p><b>b</b> If "Yes," complete Schedule L, Part II and enter the total amount involved . . . . .</p>  | <p><b>38b</b></p> |                      |           |
| <p><b>39</b> <i>Section 501(c)(7) organizations.</i> Enter</p>  |                   |                      |           |
| <p><b>a</b> Initiation fees and capital contributions included on line 9 . . . . .</p>  | <p><b>39a</b></p> |                      |           |
| <p><b>b</b> Gross receipts, included on line 9, for public use of club facilities . . . . .</p>   | <p><b>39b</b></p> |                      |           |
| <p><b>40a</b> <i>Section 501(c)(3) organizations.</i> Enter amount of tax imposed on the organization during the year under section 4911 <input type="checkbox"/> _____ 0, section 4912 <input type="checkbox"/> _____ 0, section 4955 <input type="checkbox"/> _____ 0</p>   |                   |                      |           |
| <p><b>b</b> <i>Section 501(c)(3) and 501(c)(4) organizations.</i> Did the organization engage in any section 4958 excess benefit transaction during the year or is it aware that it engaged in an excess benefit transaction with a disqualified person in a prior year, and that the transaction has not been reported on any of the organization's prior Forms 990 or 990-EZ? If "Yes," complete Schedule L, Part I . . . . .</p> | <p><b>40b</b></p> |                      | <p>No</p> |
| <p><b>c</b> <i>Section 501(c)(3) and 501(c)(4) organizations.</i> Enter amount of tax imposed on organization managers or disqualified persons during the year under sections 4912, 4955, and 4958 . . . . .</p>  |                   |                      | <p>0</p>  |
| <p><b>d</b> <i>Section 501(c)(3) and 501(c)(4) organizations.</i> Enter amount of tax on line 40c reimbursed by the organization . . . . .</p>  |                   |                      | <p>0</p>  |
| <p><b>e</b> <i>All organizations.</i> At any time during the tax year, was the organization a party to a prohibited tax shelter transaction? If "Yes," complete Form 8886-T . . . . .</p>   | <p><b>40e</b></p> |                      | <p>No</p> |
| <p><b>41</b> List the states with which a copy of this return is filed <input type="checkbox"/> MA _____</p>  |                   |                      |           |
| <p><b>42a</b> The organization's books are in care of <input type="checkbox"/> BOARD OF DIRECTORS Telephone no <input type="checkbox"/> (413) 734-5376<br/>995 WORTHINGTON STREET<br/>Located at <input type="checkbox"/> SPRINGFIELD, MA _____ ZIP + 4 <input type="checkbox"/> 01109</p>  |                   |                      |           |
| <p><b>b</b> At any time during the calendar year, did the organization have an interest in or a signature or other authority over a financial account in a foreign country (such as a bank account, securities account, or other financial account)?</p>  | <p><b>42b</b></p> | <p><b>Yes No</b></p> | <p>No</p> |
| <p>If "Yes," enter the name of the foreign country <input type="checkbox"/> _____<br/>See the instructions for exceptions and filing requirements for <b>Form TD F 90-22.1, Report of Foreign Bank and Financial Accounts.</b></p>  |                   |                      |           |
| <p><b>c</b> At any time during the calendar year, did the organization maintain an office outside of the U S ?</p>  | <p><b>42c</b></p> |                      | <p>No</p> |
| <p>If "Yes," enter the name of the foreign country <input type="checkbox"/> _____</p>   |                   |                      |           |
| <p><b>43</b> Section 4947(a)(1) nonexempt charitable trusts filing Form 990-EZ in lieu of <b>Form 1041</b>—Check here <input type="checkbox"/> and enter the amount of tax-exempt interest received or accrued during the tax year . . . . .</p>  | <p><b>43</b></p>  |                      |           |
| <p><b>44</b> Did the organization maintain any donor advised funds? If "Yes", Form 990 must be completed instead of Form 990-EZ.</p>  | <p><b>44</b></p>  | <p><b>Yes No</b></p> | <p>No</p> |
| <p><b>45</b> Is any related organization a controlled entity of the organization within the meaning of section 512(b)(13)? If "Yes", Form 990 must be completed instead of Form 990-EZ.</p>   | <p><b>45</b></p>  |                      | <p>No</p> |

Part VI Section 501(c)(3) organizations and section 4947(a)(1) nonexempt charitable trusts only.

All section 501(c)(3) organizations and section 4947(a)(1) nonexempt charitable trusts must answer questions 46-49b and complete the tables for lines 50 and 51.

Table with 3 columns: Question (46-49b), Yes, No. Questions cover political campaign activities, lobbying, school status, and transfers to exempt organizations.

50 Complete this table for the organization's five highest compensated employees (other than officers, directors, trustees and key employees) who each received more than \$100,000 of compensation from the organization. If there is none, enter "None"

Table with 5 columns: (a) Name and address of each employee paid more than \$100,000, (b) Title and average hours per week devoted to position, (c) Compensation, (d) Contributions to employee benefit plans & deferred compensation, (e) Expense account and other allowances.

50(f) Total number of other employees paid over \$100,000

51 Complete this table for the organization's five highest compensated independent contractors who each received more than \$100,000 of compensation from the organization. If there is none, enter "None"

Table with 3 columns: (a) Name and address of each independent contractor paid more than \$100,000, (b) Type of service, (c) Compensation.

51(d) Total number of other independent contractors each receiving over \$100,000

Please Sign Here: Declaration of preparer (other than officer) is based on all information of which preparer has any knowledge. Signature of officer: \*\*\*\*\* Date: 2010-11-10. Type or print name and title: BRIAN DILLON TREASURER

Paid Preparer's Use Only: Preparer's signature: RUDY M D'AGOSTINO Date: 2010-11-10 Check if self-employed: [ ] Preparer's identifying number: (See instructions) Firm's name (or yours if self-employed), address, and ZIP + 4: Meyers Brothers Kalicka PC, 330 Whitney Ave Suite 800, Holyoke, MA 01040. Phone no: (413) 536-8510

May the IRS discuss this return with the preparer shown above? See instructions [X] Yes [ ] No

**SCHEDULE A**  
(Form 990 or 990EZ)

**Public Charity Status and Public Support**

OMB No 1545-0047

**2009**

**Open to Public Inspection**

Complete if the organization is a section 501(c)(3) organization or a section 4947(a)(1) nonexempt charitable trust.

▶ Attach to Form 990 or Form 990-EZ. ▶ See separate instructions.

Department of the Treasury  
Internal Revenue Service

Name of the organization  
EIGHTH ASSOCIATION PROPERTIES INC

Employer identification number

04-3232049

**Part I Reason for Public Charity Status** (All organizations must complete this part.) See instructions

The organization is not a private foundation because it is (For lines 1 through 11, check only one box )

- 1  A church, convention of churches, or association of churches **section 170(b)(1)(A)(i).**
- 2  A school described in **section 170(b)(1)(A)(ii).** (Attach Schedule E )
- 3  A hospital or a cooperative hospital service organization described in **section 170(b)(1)(A)(iii).**
- 4  A medical research organization operated in conjunction with a hospital described in **section 170(b)(1)(A)(iii).** Enter the hospital's name, city, and state
  
- 5  An organization operated for the benefit of a college or university owned or operated by a governmental unit described in **section 170(b)(1)(A)(iv).** (Complete Part II )
- 6  A federal, state, or local government or governmental unit described in **section 170(b)(1)(A)(v).**
- 7  An organization that normally receives a substantial part of its support from a governmental unit or from the general public described in **section 170(b)(1)(A)(vi)** (Complete Part II )
- 8  A community trust described in **section 170(b)(1)(A)(vi)** (Complete Part II )
- 9  An organization that normally receives (1) more than 33 1/3% of its support from contributions, membership fees, and gross receipts from activities related to its exempt functions—subject to certain exceptions, and (2) no more than 33 1/3% of its support from gross investment income and unrelated business taxable income (less section 511 tax) from businesses acquired by the organization after June 30, 1975 See **section 509(a)(2).** (Complete Part III )
- 10  An organization organized and operated exclusively to test for public safety See **section 509(a)(4).**
- 11  An organization organized and operated exclusively for the benefit of, to perform the functions of, or to carry out the purposes of one or more publicly supported organizations described in section 509(a)(1) or section 509(a)(2) See **section 509(a)(3).** Check the box that describes the type of supporting organization and complete lines 11e through 11h  
 a  Type I      b  Type II      c  Type III - Functionally integrated      d  Type III - Other
- e  By checking this box, I certify that the organization is not controlled directly or indirectly by one or more disqualified persons other than foundation managers and other than one or more publicly supported organizations described in section 509(a)(1) or section 509(a)(2)
- f  If the organization received a written determination from the IRS that it is a Type I, Type II or Type III supporting organization, check this box
- g Since August 17, 2006, has the organization accepted any gift or contribution from any of the following persons?  
 (i) a person who directly or indirectly controls, either alone or together with persons described in (ii) and (iii) below, the governing body of the the supported organization?  
 (ii) a family member of a person described in (i) above?  
 (iii) a 35% controlled entity of a person described in (i) or (ii) above?
- h Provide the following information about the supported organization(s)

|          | Yes | No |
|----------|-----|----|
| 11g(i)   |     |    |
| 11g(ii)  |     |    |
| 11g(iii) |     |    |

| (i)<br>Name of supported organization | (ii)<br>EIN | (iii)<br>Type of organization (described on lines 1- 9 above or IRC section (see instructions)) | (iv)<br>Is the organization in col (i) listed in your governing document? |    | (v)<br>Did you notify the organization in col (i) of your support? |    | (vi)<br>Is the organization in col (i) organized in the U S ? |    | (vii)<br>Amount of support? |
|---------------------------------------|-------------|---|---|----|--|----|---|----|-----------------------------|
|                                       |             |   | Yes   | No | Yes  | No | Yes   | No |                             |
|                                       |             |   |   |    |  |    |   |    |                             |
|                                       |             |   |   |    |  |    |   |    |                             |
|                                       |             |   |   |    |  |    |   |    |                             |
|                                       |             |   |   |    |  |    |   |    |                             |
|                                       |             |   |   |    |  |    |   |    |                             |
| <b>Total</b>                          |             |   |   |    |  |    |   |    |                             |

**Part II Support Schedule for Organizations Described in IRC 170(b)(1)(A)(iv) and 170(b)(1)(A)(vi)**  
 (Complete only if you checked the box on line 5, 7, or 8 of Part I.)

**Section A. Public Support**

| Calendar year (or fiscal year beginning in)  | (a) 2005 | (b) 2006 | (c) 2007 | (d) 2008 | (e) 2009 | (f) Total |
|--|----------|----------|----------|----------|----------|-----------|
| <b>1</b> Gifts, grants, contributions, and membership fees received (Do not include any "unusual grants.")   | 16,784   | 16,932   | 18,136   | 20,080   | 27,208   | 99,140    |
| <b>2</b> Tax revenues levied for the organization's benefit and either paid to or expended on its behalf   |          |          |          |          |          |           |
| <b>3</b> The value of services or facilities furnished by a governmental unit to the organization without charge   |          |          |          |          |          |           |
| <b>4 Total.</b> Add lines 1 through 3  | 16,784   | 16,932   | 18,136   | 20,080   | 27,208   | 99,140    |
| <b>5</b> The portion of total contributions by each person (other than a governmental unit or publicly supported organization) included on line 1 that exceeds 2% of the amount shown on line 11, column (f) |          |          |          |          |          |           |
| <b>6 Public Support.</b> Subtract line 5 from line 4   |          |          |          |          |          | 99,140    |

**Section B. Total Support**

| Calendar year (or fiscal year beginning in)   | (a) 2005 | (b) 2006 | (c) 2007 | (d) 2008 | (e) 2009  | (f) Total |
|---|----------|----------|----------|----------|-----------|-----------|
| <b>7</b> Amounts from line 4  | 16,784   | 41       | 18,136   | 20,080   | 27,208    | 99,140    |
| <b>8</b> Gross income from interest, dividends, payments received on securities loans, rents, royalties and income from similar sources | 33       | 41       | 29       | 40       | 23        | 166       |
| <b>9</b> Net income from unrelated business activities, whether or not the business is regularly carried on                             |          |          |          |          |           |           |
| <b>10</b> Other income (Explain in Part IV ) Do not include gain or loss from the sale of capital assets                                |          |          | 485      | 61       | 150       | 696       |
| <b>11 Total support</b> (Add lines 7 through 10)  |          |          |          |          |           | 100,002   |
| <b>12</b> Gross receipts from related activities, etc (See instructions )   |          |          |          |          | <b>12</b> | 44,345    |

**13 First Five Years** If the Form 990 is for the organization's first, second, third, fourth, or fifth tax year as a 501(c)(3) organization, check this box and **stop here**

**Section C. Computation of Public Support Percentage**

|  |           |          |
|--|-----------|----------|
| <b>14</b> Public Support Percentage for 2009 (line 6 column (f) divided by line 11 column (f)) | <b>14</b> | 99.140 % |
| <b>15</b> Public Support Percentage for 2008 Schedule A, Part II, line 14                      | <b>15</b> | 99.210 % |

**16a 33 1/3% support test—2009.** If the organization did not check the box on line 13, and line 14 is 33 1/3% or more, check this box and **stop here.** The organization qualifies as a publicly supported organization

**b 33 1/3% support test—2008.** If the organization did not check the box on line 13 or 16a, and line 15 is 33 1/3% or more, check this box and **stop here.** The organization qualifies as a publicly supported organization

**17a 10%-facts-and-circumstances test—2009.** If the organization did not check a box on line 13, 16a, or 16b and line 14 is 10% or more, and if the organization meets the "facts and circumstances" test, check this box and **stop here.** Explain in Part IV how the organization meets the "facts and circumstances" test The organization qualifies as a publicly supported organization

**b 10%-facts-and-circumstances test—2008.** If the organization did not check a box on line 13, 16a, 16b, or 17a and line 15 is 10% or more, and if the organization meets the "facts and circumstances" test, check this box and **stop here.** Explain in Part IV how the organization meets the "facts and circumstances" test The organization qualifies as a publicly supported organization

**18 Private Foundation** If the organization did not check a box on line 13, 16a, 16b, 17a or 17b, check this box and see instructions

**Part III Support Schedule for Organizations Described in IRC 509(a)(2)**

(Complete only if you checked the box on line 9 of Part I.)

**Section A. Public Support**

| Calendar year (or fiscal year beginning in)   | (a) 2005 | (b) 2006 | (c) 2007 | (d) 2008 | (e) 2009 | (f) Total |
|---|----------|----------|----------|----------|----------|-----------|
| <b>1</b> Gifts, grants, contributions, and membership fees received (Do not include any "unusual grants.")  |          |          |          |          |          |           |
| <b>2</b> Gross receipts from admissions, merchandise sold or services performed, or facilities furnished in any activity that is related to the organization's tax-exempt purpose |          |          |          |          |          |           |
| <b>3</b> Gross receipts from activities that are not an unrelated trade or business under section 513   |          |          |          |          |          |           |
| <b>4</b> Tax revenues levied for the organization's benefit and either paid to or expended on its behalf  |          |          |          |          |          |           |
| <b>5</b> The value of services or facilities furnished by a governmental unit to the organization without charge  |          |          |          |          |          |           |
| <b>6 Total.</b> Add lines 1 through 5   |          |          |          |          |          |           |
| <b>7a</b> Amounts included on lines 1, 2, and 3 received from disqualified persons  |          |          |          |          |          |           |
| <b>b</b> Amounts included on lines 2 and 3 received from other than disqualified persons that exceed the greater of \$5,000 or 1% of the amount on line 13 for the year           |          |          |          |          |          |           |
| <b>c</b> Add lines 7a and 7b  |          |          |          |          |          |           |
| <b>8 Public Support</b> (Subtract line 7c from line 6 )   |          |          |          |          |          |           |

**Section B. Total Support**

| Calendar year (or fiscal year beginning in)   | (a) 2005 | (b) 2006 | (c) 2007 | (d) 2008 | (e) 2009 | (f) Total |
|---|----------|----------|----------|----------|----------|-----------|
| <b>9</b> Amounts from line 6  |          |          |          |          |          |           |
| <b>10a</b> Gross income from interest, dividends, payments received on securities loans, rents, royalties and income from similar sources |          |          |          |          |          |           |
| <b>b</b> Unrelated business taxable income (less section 511 taxes) from businesses acquired after June 30, 1975                          |          |          |          |          |          |           |
| <b>c</b> Add lines 10a and 10b  |          |          |          |          |          |           |
| <b>11</b> Net income from unrelated business activities not included in line 10b, whether or not the business is regularly carried on     |          |          |          |          |          |           |
| <b>12</b> Other income. Do not include gain or loss from the sale of capital assets (Explain in Part IV.)                                 |          |          |          |          |          |           |
| <b>13 Total support</b> (Add lines 9, 10c, 11 and 12 )  |          |          |          |          |          |           |

**14 First Five Years** If the Form 990 is for the organization's first, second, third, fourth, or fifth tax year as a 501(c)(3) organization, check this box and **stop here**

**Section C. Computation of Public Support Percentage**

|  |           |  |
|--|-----------|--|
| <b>15</b> Public Support Percentage for 2009 (line 8 column (f) divided by line 13 column (f)) | <b>15</b> |  |
| <b>16</b> Public support percentage from 2008 Schedule A, Part III, line 15                    | <b>16</b> |  |

**Section D. Computation of Investment Income Percentage**

|  |           |  |
|--|-----------|--|
| <b>17</b> Investment income percentage for <b>2009</b> (line 10c column (f) divided by line 13 column (f)) | <b>17</b> |  |
| <b>18</b> Investment income percentage from <b>2008</b> Schedule A, Part III, line 17                      | <b>18</b> |  |

**19a 33 1/3% support tests—2009.** If the organization did not check the box on line 14, and line 15 is more than 33 1/3% and line 17 is not more than 33 1/3%, check this box and **stop here**. The organization qualifies as a publicly supported organization

**b 33 1/3% support tests—2008.** If the organization did not check a box on line 14 or line 19a, and line 16 is more than 33 1/3% and line 18 is not more than 33 1/3%, check this box and **stop here**. The organization qualifies as a publicly supported organization

**20 Private Foundation** If the organization did not check a box on line 14, 19a or 19b, check this box and see instructions

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**Part IV** **Supplemental Information.** Supplemental Information. Complete this part to provide the explanation required by Part II, line 10; Part II, line 17a or 17b; or Part III, line 12. Provide any other additional information. See instructions

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## Additional Data

**Software ID:**

**Software Version:**

**EIN:** 04-3232049

**Name:** EIGHTH ASSOCIATION PROPERTIES INC

### Form 990EZ, Part IV - List of Officers, Directors, Trustees, and Key Employees

| (A) Name and address  | (B) Title and average hours per week devoted to position | (C) Compensation (If not paid, enter -0-.) | (D) Contributions to employee benefit plans & deferred compensation | (E) Expense account and other allowances |
|---|--|--|---|--|
| TRUDI BARTON<br>111 BLUEGILL LANE<br>SUFFIELD, CT 06078           | PRESIDENT 2 00   | 0  | 0   | 0  |
| BRIAN DILLON<br>22 POMEROY STREET<br>EASTHAMPTON, MA 01027        | TREASURER 2 00   | 0  | 0   | 0  |
| MICHAEL DONAHOE<br>1051 ELM STREET<br>WEST SPRINGFIELD, MA 01089  | SECRETARY 2 00   | 0  | 0   | 0  |
| JOHN ODIERNA ESQ<br>174 AVONDALE ROAD<br>LONGMEADOW, MA 01106     | DIRECTOR 1 00  | 0  | 0   | 0  |
| PETER MONTORI ESQ<br>85 BIG WOOD DRIVE<br>WESTFIELD, MA 01085     | DIRECTOR 1 00  | 0  | 0   | 0  |
| LINDA WILLIAMS<br>995 WORTHINGTON STREET<br>SPRINGFIELD, MA 01109 | EXECUTIVE<br>DIRECTOR 40 00                              | 0  | 0   | 0  |

Form **4562**

**Depreciation and Amortization  
(Including Information on Listed Property)**

OMB No 1545-0172

**2009**

Attachment  
Sequence No **67**

▶ See separate instructions. ▶ Attach to your tax return.

|  |   |                                  |
|--|---|----------------------------------|
| Name(s) shown on return<br>EIGHTH ASSOCIATION PROPERTIES INC | Business or activity to which this form relates<br>Form 990-EZ Page 1 | Identifying number<br>04-3232049 |
|--|---|----------------------------------|

**Part I Election To Expense Certain Property Under Section 179**  
*Note: If you have any listed property, complete Part V before you complete Part I.*

|   |          |         |
|---|----------|---------|
| 1 Maximum amount See the instructions for a higher limit for certain businesses . . . . .   | <b>1</b> | 250,000 |
| 2 Total cost of section 179 property placed in service (see instructions) . . . . .   | <b>2</b> |         |
| 3 Threshold cost of section 179 property before reduction in limitation (see instructions) . . . . .  | <b>3</b> | 800,000 |
| 4 Reduction in limitation Subtract line 3 from line 2. If zero or less, enter -0- . . . . .   | <b>4</b> |         |
| 5 Dollar limitation for tax year Subtract line 4 from line 1. If zero or less, enter -0- If married filing separately, see instructions . . . . . | <b>5</b> |         |

| 6 (a) Description of property  | (b) Cost (business use only) | (c) Elected cost |
|--|------------------------------|------------------|
| 7 Listed property Enter the amount from line 29 . . . . .  | <b>7</b>                     |                  |
| 8 Total elected cost of section 179 property Add amounts in column (c), lines 6 and 7 . . . . .                                | <b>8</b>                     |                  |
| 9 Tentative deduction Enter the smaller of line 5 or line 8 . . . . .  | <b>9</b>                     |                  |
| 10 Carryover of disallowed deduction from line 13 of your 2008 Form 4562 . . . . .   | <b>10</b>                    |                  |
| 11 Business income limitation Enter the smaller of business income (not less than zero) or line 5 (see instructions) . . . . . | <b>11</b>                    |                  |
| 12 Section 179 expense deduction Add lines 9 and 10, but do not enter more than line 11 . . . . .                              | <b>12</b>                    |                  |
| 13 Carryover of disallowed deduction to 2010 Add lines 9 and 10, less line 12 . . . . .  | <b>13</b>                    |                  |

**Note: Do not use Part II or Part III below for listed property. Instead, use Part V.**

**Part II Special Depreciation Allowance and Other Depreciation (Do not include listed property) (See instructions)**

|  |           |  |
|--|-----------|--|
| 14 Special depreciation allowance for qualified property (other than listed property) placed in service during the tax year (see instructions) | <b>14</b> |  |
| 15 Property subject to section 168(f)(1) election . . . . .  | <b>15</b> |  |
| 16 Other depreciation (including ACRS) . . . . .   | <b>16</b> |  |

**Part III MACRS Depreciation (Do not include listed property.) (See instructions.)**

**Section A**

|  |                          |        |
|--|--------------------------|--------|
| 17 MACRS deductions for assets placed in service in tax years beginning before 2009 . . . . .  | <b>17</b>                | 11,174 |
| 18 If you are electing to group any assets placed in service during the tax year into one or more general asset accounts, check here . . . . . | <input type="checkbox"/> |        |

**Section B—Assets Placed in Service During 2008 Tax Year Using the General Depreciation System**

| (a) Classification of property        | (b) Month and year placed in service | (c) Basis for depreciation (business/investment use only—see instructions) | (d) Recovery period | (e) Convention | (f) Method | (g) Depreciation deduction |
|---------------------------------------|--------------------------------------|--|---------------------|----------------|------------|----------------------------|
| <b>19a</b> 3-year property            |                                      |  |                     |                |            |                            |
| <b>b</b> 5-year property              |                                      |  |                     |                |            |                            |
| <b>c</b> 7-year property              |                                      |  |                     |                |            |                            |
| <b>d</b> 10-year property             |                                      |  |                     |                |            |                            |
| <b>e</b> 15-year property             |                                      |  |                     |                |            |                            |
| <b>f</b> 20-year property             |                                      |  |                     |                |            |                            |
| <b>g</b> 25-year property             |                                      |  | 25 yrs              |                | S/L        |                            |
| <b>h</b> Residential rental property  |                                      |  | 27 5 yrs            | MM             | S/L        |                            |
|                                       |                                      |  | 27 5 yrs            | MM             | S/L        |                            |
| <b>i</b> Nonresidential real property |                                      |  | 39 yrs              | MM             | S/L        |                            |
|                                       |                                      |  |                     | MM             | S/L        |                            |

**Section C—Assets Placed in Service During 2009 Tax Year Using the Alternative Depreciation System**

|                       |  |  |        |    |     |  |
|-----------------------|--|--|--------|----|-----|--|
| <b>20a</b> Class life |  |  |        |    | S/L |  |
| <b>b</b> 12-year      |  |  | 12 yrs |    | S/L |  |
| <b>c</b> 40-year      |  |  | 40 yrs | MM | S/L |  |

**Part IV Summary (see instructions)**

|  |           |        |
|--|-----------|--------|
| 21 Listed property Enter amount from line 28 . . . . .   | <b>21</b> |        |
| 22 <b>Total.</b> Add amounts from line 12, lines 14 through 17, lines 19 and 20 in column (g), and line 21 Enter here and on the appropriate lines of your return Partnerships and S corporations—see instructions . . . . . | <b>22</b> | 11,174 |
| 23 For assets shown above and placed in service during the current year, enter the portion of the basis attributable to section 263A costs . . . . .   | <b>23</b> |        |

**Part V Listed Property** (Include automobiles, certain other vehicles, cellular telephones, certain computers, and property used for entertainment, recreation, or amusement.)

**Note:** For any vehicle for which you are using the standard mileage rate or deducting lease expense, complete **only** 24a, 24b, columns (a) through (c) of Section A, all of Section B, and Section C if applicable.

**Section A—Depreciation and Other Information (Caution: See the instructions for limits for passenger automobiles.)**

**24a** Do you have evidence to support the business/investment use claimed?  Yes  No **24b** If "Yes," is the evidence written?  Yes  No

Table with 9 columns: (a) Type of property, (b) Date placed in service, (c) Business/investment use percentage, (d) Cost or other basis, (e) Basis for depreciation, (f) Recovery period, (g) Method/Convention, (h) Depreciation/deduction, (i) Elected section 179 cost. Includes rows 25-29 for special depreciation and business use percentages.

**Section B—Information on Use of Vehicles**

Complete this section for vehicles used by a sole proprietor, partner, or other "more than 5% owner," or related person. If you provided vehicles to your employees, first answer the questions in Section C to see if you meet an exception to completing this section for those vehicles.

Table for Section B with columns (a)-(f) for Vehicle 1-6. Rows 30-36 cover total miles driven, commuting miles, personal use availability, and primary use.

**Section C—Questions for Employers Who Provide Vehicles for Use by Their Employees**

Answer these questions to determine if you meet an exception to completing Section B for vehicles used by employees who are not more than 5% owners or related persons (see instructions).

Table for Section C with columns Yes/No. Rows 37-41 cover policy statements and requirements for vehicle use by employees.

**Part VI Amortization**

Table for Section VI with columns (a)-(f). Rows 42-44 cover amortization of costs for 2009 and total amounts.

**TY 2009 Other Assets Schedule****Name:** EIGHTH ASSOCIATION PROPERTIES INC**EIN:** 04-3232049

| <b>Description</b>  | <b>Beginning of Year<br/>Amount</b> | <b>End of Year<br/>Amount</b> |
|---------------------|-------------------------------------|-------------------------------|
| ACCOUNTS RECEIVABLE | 889                                 | 2,371                         |
| PREPAID EXPENSES    | 1,437                               | 188                           |
| PREPAID RENT        | 260                                 | 260                           |
| INITIAL COST        | 315                                 | 315                           |

## TY 2009 Other Expenses Schedule

**Name:** EIGHTH ASSOCIATION PROPERTIES INC

**EIN:** 04-3232049

| Description                 | Amount |
|-----------------------------|--------|
| INSURANCE                   | 412    |
| MANAGEMENT FEE              | 2,628  |
| MISCELLANEOUS               | 174    |
| MANAGING AGENT SERVICE FEES | 5,792  |

**TY 2009 Other Liabilities Schedule****Name:** EIGHTH ASSOCIATION PROPERTIES INC**EIN:** 04-3232049

| <b>Description</b>                   | <b>Beginning of Year<br/>Amount</b> | <b>End of Year<br/>Amount</b> |
|--------------------------------------|-------------------------------------|-------------------------------|
| ACCOUNTS PAYABLE                     | 20,214                              | 16,705                        |
| LONG TERM CONSTRUCTION PAYABLE - MHA | 4,488                               | 4,488                         |
| SECURITY DEPOSITS                    | 550                                 | 550                           |
| PREPAID RENT                         | 252                                 | 0                             |
| MORTGAGE PAYABLE - HUD               | 302,500                             | 302,500                       |

**TY 2009 Other Revenues Schedule**

**Name:** EIGHTH ASSOCIATION PROPERTIES INC

**EIN:** 04-3232049

| Description           | Amount |
|-----------------------|--------|
| TENANT DAMAGES INCOME | 150    |

**TY 2009 Transfers Personal Benefits  
Contracts Declaration**

**Name:** EIGHTH ASSOCIATION PROPERTIES INC

**EIN:** 04-3232049

**Declaration:** The organization did not, during the year, receive any funds, directly, or indirectly, to pay premiums on a personal benefit contract. The organization, did not, during the year, pay any premiums, directly, or indirectly, on a personal benefit contract.