

State Use 101
Print Date 11/19/2025 10:33:52

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT												
GIBBINGS KEITH GIBBINGS EMILY 38 RANKIN AVE EAST LONGMEADOW MA 01028 GIS ID F_382138_2851034												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	218500		218,500							
												RES LAND		101	113000		113,000							
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	500		500							
				SUPPLEMENTAL DATA										Total		332,000		332,000						
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
GIBBINGS KEITH GIBBINGS,KEITH M KIRSNER STEVEN R, OSTRANDER LYMAN R				13285 0325		06-11-2003		U		I		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
				11105 0503		02-25-2000		U		I		121,000				2025	101	197,600	2024	101	181,900	2023	101	166,200
				07795 0162		08-30-1991		U		I		113,500					101	113,000		101	113,000		101	102,800
				01738 0481		05-23-1942		U		I		0					101	500		101	500		101	300
				Total												Total		311,100	Total		295,400	Total		269,300
EXEMPTIONS								OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int								

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	
Grade	C	AVERAGE	Bsmt Garage		
Stories	1.50	1 1/2 Stories	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		147.37
Interior Floor 1	3	HARDWOOD	RCN		346,898
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1942
Heat Type	5	STEAM	Effective Year Built		1988
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		218,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	1		Cost to Cure Ovr Comment		
WS Flues					

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	63	12.00	1975	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,016		31.15	31,650
FFL	1ST FLOOR	1,116	1,116		155.91	173,995
GAR	GARAGE	0	240		62.36	14,967
TQS	3/4 STORY	762	1,016		116.93	118,803
WDK	WOOD DECK	0	240		31.18	7,484
Ttl Gross Liv / Lease Area		1,878	3,628			346,898

