Property Location 17 THOMPKINS AV | Map ID 12A/ 12/ 117A/ / | Bldg Name | State Use 101
Vision ID 6798 | Account # 6918 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/24/2025 9:09:29 A

CURRENT OWNER

GANCI AMY K
GANCI MARIO E
17 THOMPKINS AVE

EAST LONGMEADOW MA 01028

GIS ID F_379512_2855610

TOPO TYPE	UTILITY	STREET	LOCATION

TOPO WET	EASEMENT	TRAFFIC	CORNER

DRAINAGE		VIEW	COMMUNITY

SUPPLEMENTAL DATA

Alt Prcl ID		Received	
SP Permit		NIA	
Chapter Land		Field 8	
OC Dates	8/24/2011	Field 9	
In+Ex FY		Field 10	
Mailed		Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	320700	320,700
RES LAND	101	112200	112,200
RESIDNTL.	101	1900	1,900
		Total	434,800	434,800

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
GANCI AMY K	18946	0248	10-07-2011	U	I	289,000	
TORCIA MICHAEL A,	18433	0278	08-24-2010	U	I	72,500	1V
YOUNG SUSAN B + BURGER A L ,TRUSTEE	00000	0000		U		0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2025	101	300,200	2024	101	280,900	2023	101	261,100
	101	112,200		101	112,200		101	102,000
	101	1,900		101	1,900		101	1,700
	Total	414,300		Total	395,000		Total	364,800

EXEMPTIONS

Year	Code	Description	Amount
		Total	

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name		Tracing	Batch
0001			101	MA

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	320,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,900
Appraised Land Value (Bldg)	112,200
Special Land Value	0
Total Appraised Parcel Value	434,800
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	434,800

NOTES

BK PLANS 354-130 PARCEL C
BK PLANS 359-109 LOT E
BK PLANS 359-109 LOT F

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
202102460	08-02-2021	11	POOL	10,318	06-21-2022	100	06-21-2022	AG 15 X 24 X 52 PO
189	07-01-2011	2	DWELLING	170,000				OC 8/24/2011 30X3

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
06-21-2022		1	334	15	PERMIT VISIT
11-29-2021			334	2	MEASURED
10-27-2011			400		
08-24-2011			400		

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	101	ONE FAM	RC				12,781	SF	8.78	1.000	5	LAND	1.00	MA	1.00			0			1.000	8.78	112,200
						Total Card Land Units	0.29	AC	Parcel Total Land Area:	0.29												Total Land Value	112,200

Property Location	17 THOMPKINS AV	Map ID	12A/ 12/ 117A/ /	Bldg Name	State Use 101
Vision ID 6798	Account # 6918	Bldg # 1	Sec # 1 of 1	Card # 1 of 1	Print Date 11/24/2025 9:09:30 A

CONSTRUCTION DETAIL

Element	Cd	Description
Style	06	COLONIAL
Model	01	RESIDENTIAL
Grade	C+	AVG. (+)
Stories	2.00	2 STORY
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2		
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2	4	CARPET
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	3	
Full Baths	2	
Half Baths	1	
Extra Fixtures	0	
Total Rooms	6	
Bath Style	G	GOOD
Half Bath Style	G	GOOD
Kitchens	1	
Kitchen Style	G	GOOD
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft		
FBM Quality		
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	1	
WS Flues		

CONSTRUCTION DETAIL (CONTINUED)

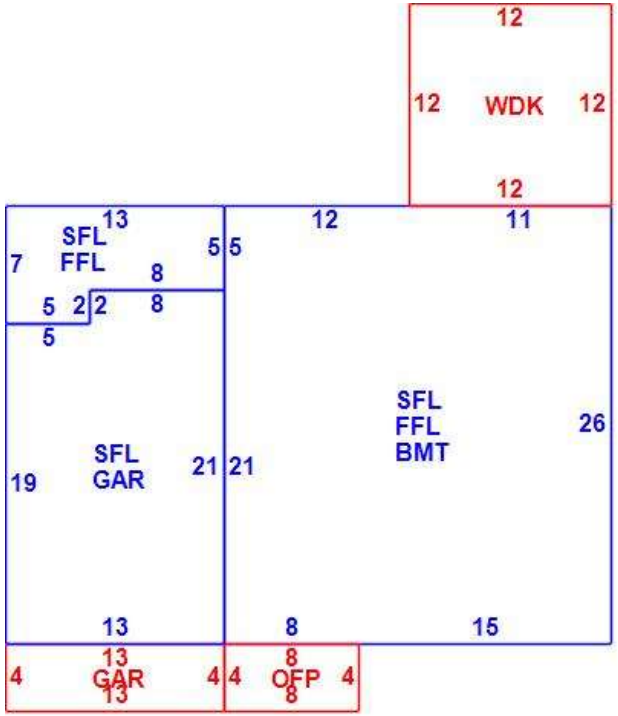
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	CONCRETE
Bsmt Garage		
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	150.47
RCN	348,570
Net Other Adj	
Year Built	2010
Effective Year Built	2017
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	8
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	92
RCNLD	320,700
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
02	SHED/FR			L	64	12.00	2013	60	0.00	AV	A	1.00	500
08	POOL A-O			L	24	69.00	2022	70	0.00	GD	G	1.25	1,400

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	598		37.07	22,167
FFL	1ST FLOOR	673	673		184.72	124,318
GAR	GARAGE	0	315		73.89	23,275
OFP	OPEN PORCH	0	32		17.32	554
SFL	2ND FLOOR	936	936		184.72	172,900
WDK	WOOD DECK	0	144		37.20	5,357
	Ttl Gross Liv / Lease Area	1,609	2,698			348,570