Property Location 18 ROLLING MEADOW LN | Map ID 77/ 73/ 13/ / | Bldg Name | State Use 101
Vision ID 5542 | Account # 5621 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/22/2025 9:42:47 A

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
HANCOCK KENNETH L				
HANCOCK LOREN D	**TOPO WET**	**EASEMENT**	**TRAFFIC**	**CORNER**
18 ROLLING MEADOW LN				
	DRAINAGE		**VIEW**	**COMMUNITY**
EAST LONGMEADOW MA 01028				

SUPPLEMENTAL DATA

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

GIS ID F_391673_2846481

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	352800	352,800
RES LAND	101	151400	151,400
RESIDNTL.	101	13900	13,900
Total		518,100	518,100

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
HANCOCK KENNETH L	15983	0506	06-16-2006	U	I	100	1A
HANCOCK,KENNETH L	14097	0268	04-15-2004	U	I	326,500	
LYKE WILLIAM R + PAMELA M,	05814	0159	05-17-1985	U	I	154,500	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2025	101	320,400	2024	101	300,000	2023	101	278,900
	101	151,400		101	151,400		101	136,400
	101	13,900		101	13,900		101	13,600
	Total	485,700		Total	465,300		Total	428,900

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	NG

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	352,800
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	13,900
Appraised Land Value (Bldg)	151,400
Special Land Value	0
Total Appraised Parcel Value	518,100
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	518,100

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
202202706	09-12-2022	12	REROOF	7,000	07-11-2023	100	07-11-2023	
115	05-28-1996	MN	Manual Note	2,400				DECK
255	09-01-1992	MN	Manual Note	10,000				SIDING

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
07-11-2023			334	15	PERMIT VISIT
04-12-2018			333	2	MEASURED
05-04-2006			311	3	MEAS+INSPCTD
04-20-2006			311	1	LEFT NOTICE
12-20-1999			247	3	MEAS+INSPCTD
01-02-1997			200	15	PERMIT VISIT
08-05-1992			131	14	INSPECTED

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	RA				29,389	SF	4.12	1.250	8	LAND	1.00	NG	1.00			0			1.000	5.15	151,400
						Total Card Land Units	0.67	AC	Parcel Total Land Area:			0.67										Total Land Value	151,400

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	05	CAPE
Model	01	RESIDENTIAL
Grade	C+	AVG. (+)
Stories	1.75	1 3/4 STORIES
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	4	CARPET
Interior Floor 2	3	HARDWOOD
Heat Fuel	1	OIL
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	4	
Full Baths	3	
Half Baths	0	
Extra Fixtures	0	
Total Rooms	8	
Bath Style	G	GOOD
Half Bath Style	N	NONE
Kitchens	1	
Kitchen Style	G	GOOD
Extra Kitchens	0	
Extra Kitchen St	N	NONE
FBM Sqft		
FBM Quality		
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	1	
WS Flues	0	

CONSTRUCTION DETAIL (CONTINUED)

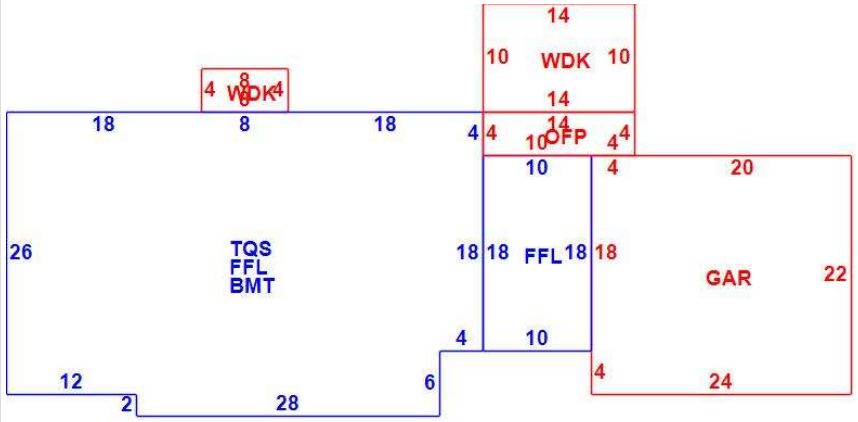
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	CONCRETE
Bsmt Garage	0	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	139.01
RCN	458,148
Net Other Adj	
Year Built	1984
Effective Year Built	2002
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	23
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	77
RCNLD	352,800
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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1985	70	0.00	GD	A	1.00	13,200
02	SHED/FR			L	96	12.00	2004	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,184		33.47	39,628
FFL	1ST FLOOR	1,364	1,364		167.21	228,071
GAR	GARAGE	0	528		66.82	35,281
OFP	OPEN PORCH	0	56		17.92	1,003
TQS	3/4 STORY	888	1,184		125.41	148,480
WDK	WOOD DECK	0	172		33.05	5,685
	Ttl Gross Liv / Lease Area	2,252	4,488			458,148