

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
BROWN DAVID A BROWN CYNTHIA A (T/E) 41 HILL TOP DR		4 Rolling	1 All Public	1 Paved	2 Suburban	Description	Code	Appraised Value	Assessed Value
		2 Above Street				RESIDNTL	0100	95,100	95,100
CRANSTON, RI 02920 Additional Owners:		SUPPLEMENTAL DATA				RES LND	0100	63,300	63,300
		Other ID: CEN TRACK 142 CEN BLOCK 405 NHBD 500 TYPE OF DEEI DEED DATE GIS ID: 23499			GIS ID 15-940 PROP ID 15-940-0 PHOTO FACTR LOT ASSOC PID#		Total		158,400

5403
CRANSTON, RI

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
BROWN DAVID A		1139/ 173	09/27/1999	U	I	128,000		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
WARDLE JEFFREY J		982/ 475	07/15/1997			119,000		2014	0100	95,100	2014	0100	95,100	2013	0100	95,100
TRAINOR KEVIN M		00830/0666	09/15/1993	Q	I	100,000	00	2014	0100	63,300	2014	0100	63,300	2013	0100	63,300
TRAINOR KEVIN M						0		Total:		158,400	Total:		158,400	Total:		158,400

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.
Total:								

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0050/A				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	93,100
Appraised XF (B) Value (Bldg)	2,000
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	63,300
Special Land Value	0
Total Appraised Parcel Value	158,400
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	158,400

NOTES

SHD=N/V
ROOF/WNDWS UPDATED

BEIGE

PARTIAL FBM N/V

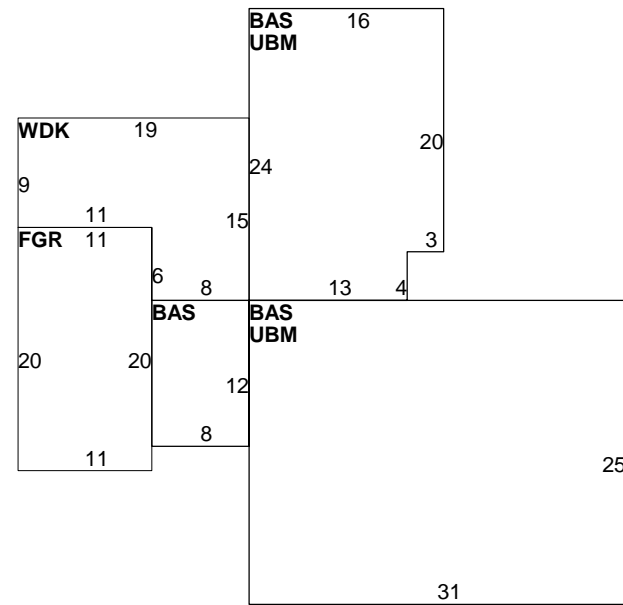
BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY					
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result	
05-1896	11/14/2005	VN	VINYL	10,875		100	12/31/2005	GUTTERS, WNDWS	09/03/2011 06/30/2008 04/02/2005 02/15/2005 05/30/1995			MM KE DH DH DH	11 11 02 01 00	Reviewed Reviewed Measur+2Visit - Info Car Measur+1Visit Measur+Listed	

LAND LINE VALUATION SECTION																					
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing		S Adj Fact	Adj. Unit Price	Land Value	
																Spec Use	Spec Calc				
1	1010	SINGLE FAM MDL01	A8				7,707 SF	9.13	1.0000	5	1.0000	1.00	0050	0.90				1.00	8.22	63,300	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	01		Ranch				
Model	01		Residential				
Grade	03		Average				
Stories	1		1 Story				
Occupancy	1						
Exterior Wall 1	25		Vinyl Siding				
Exterior Wall 2							
Roof Structure	03		Gable/Hip				
Roof Cover	03		Asph/F Gls/Cmp				
Interior Wall 1	03		Plastered				
Interior Wall 2							
Interior Flr 1	14		Carpet				
Interior Flr 2	12		Hardwood				
Heat Fuel	02		Oil				
Heat Type	04		Forced Air-Duc				
AC Type	01		None				
Total Bedrooms	03		3 Bedrooms				
Total Bthrms	2						
Total Half Baths	0						
Total Xtra Fixtrs							
Total Rooms	6		6 Rooms				
Bath Style	02		Average				
Kitchen Style	02		Average				
Fireplace							
Fireplace opening							
Gas Fireplace							

MIXED USE		
Code	Description	Percentage
1010	SINGLE FAM MDL01	100

COST/MARKET VALUATION	
Adj. Base Rate:	71.50
	112,327
Net Other Adj:	4,000.00
Replace Cost	116,327
AYB	1947
Dep Code	G
Remodel Rating	
Year Remodeled	
Dep %	20
Functional Obslnc	0
External Obslnc	0
Cost Trend Factor	
Condition	
% Complete	
Overall % Cond	80
Apprais Val	93,100
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	



OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
FPL1	FIREPLACE 1			B	1	2,500.00	1991		1		100	2,000

No Photo On Record

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	1,243	1,243	1,243	71.50	88,875
FGR	Garage	0	220	77	25.03	5,506
UBM	Basement, Unfinished	0	1,147	229	14.28	16,374
WDK	Deck, Wood	0	219	22	7.18	1,573

Ttl. Gross Liv/Lease Area: 1,243 2,829 1,571 116,327