

Property Location: 41 HILL TOP DRIVE

MAP ID: 15/1 / 940/ /

Bldg Name:

State Use: 1010

Vision ID: 23499

Account #02295855

Bldg #: 1 of 1

Sec #: 1 of 1 Card 1 of 1

Print Date: 07/08/2020 02:06

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	122,200	122,200
						RES LND	0100	70,400	70,400
SUPPLEMENTAL DATA						Total 192,600 192,600			
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#						

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 WARDLE JEFFREY J TRAINOR KEVIN M TRAINOR KEVIN M		1139/ 173	09/27/1999	U	I	128,000		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	
		982/ 475	07/15/1997			119,000		2020	0100	122,200	2019	0100	122,200	2019	0100	122,200	
		00830/0666	09/15/1993	Q	I	100,000	00	2020	0100	70,400	2019	0100	70,400	2019	0100	70,400	
Total:										192,600	Total:		192,600		Total:		192,600

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)	122,200
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	70,400
Special Land Value	0
Total Appraised Parcel Value	192,600
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	192,600

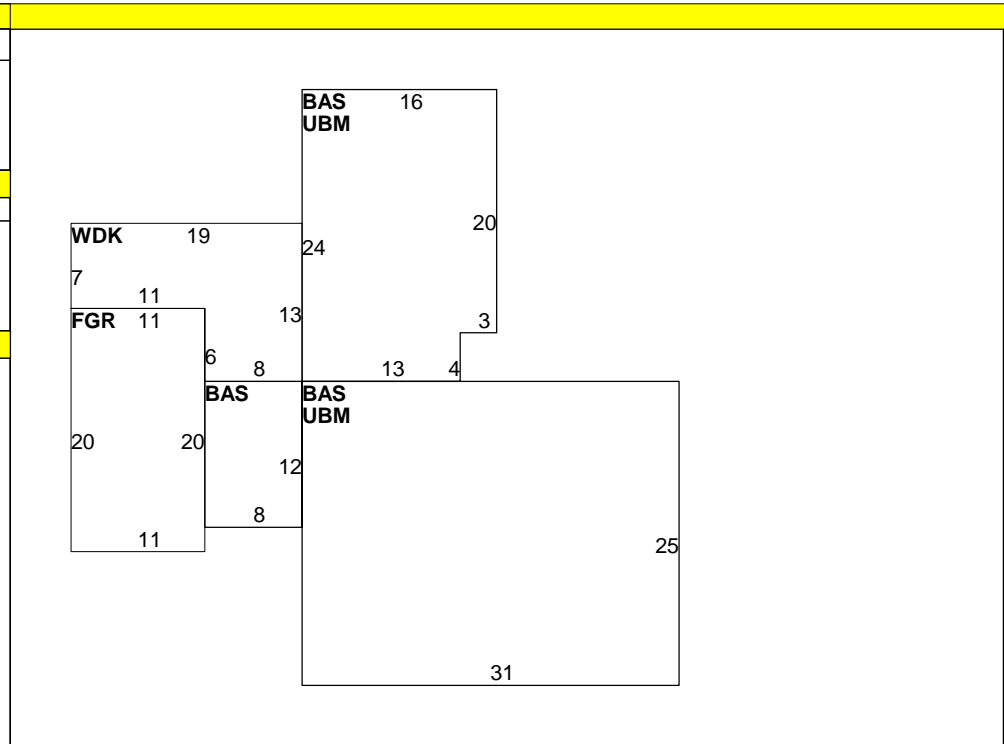
NOTES	
SHD=N/V-SIZE PARTIAL FBM=NV  IG/EG BEIGE	

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
15-0272	04/20/2015	RF	RE ROOF	4,000		100		STRIP & REROOF	09/25/2017			MM	11	Reviewed
05-1896	11/14/2005	VN	VINYL	10,875		100	12/31/2005	GUTTERS, WNDWS	03/20/2015			DM	41	Hearing Change
									10/02/2014			SG	11	Reviewed
									07/25/2014			BV	02	Measur+2Visit
									05/03/2014			DB	05	Appointment - 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	1.00					1.00	9.13	70,400

Total Card Land Units: 0.18 AC Parcel Total Land Area: 0.18 AC Total Land Value: 70,400

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			<b>MIXED USE</b>			
Exterior Wall 1	25		Vinyl Siding	<b>Code</b>	<b>Description</b>		<b>Percentage</b>
Exterior Wall 2				1010	SINGLE FAM MDL01		100
Roof Structure	03		Gable/Hip	<b>COST/MARKET VALUATION</b>			
Roof Cover	03		Asph/F Gls/Cmp	Adj. Base Rate:			92.69
Interior Wall 1	03		Plastered	Net Other Adj:			145,245
Interior Wall 2				Replace Cost			7,500.00
Interior Flr 1	14		Carpet	AYB			152,745
Interior Flr 2	12		Hardwood	Dep Code			G
Heat Fuel	02		Oil	Remodel Rating			
Heat Type	04		Forced Air-Duc	Year Remodeled			
AC Type	03		Central	Dep %			20
Total Bedrooms	03		3 Bedrooms	Functional Obslnc			0
Total Bthrms	2			External Obslnc			0
Total Half Baths	0			Cost Trend Factor			
Total Xtra Fixtrs				Condition			
Total Rooms	6		6 Rooms	% Complete			
Bath Style	02		Average	Overall % Cond			80
Kitchen Style	02		Average	Apprais Val			122,200
				Dep % Ovr			0
Fireplace	1			Dep Ovr Comment			
Fireplace opening				Misc Imp Ovr			0
Gas Fireplace				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

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	92.69	115,214
FGR	Garage	0	220	77	32.44	7,137
UBM	Basement, Unfinished	0	1,147	229	18.51	21,226
WDK	Deck, Wood	0	181	18	9.22	1,668
<b>Ttl. Gross Liv/Lease Area:</b>		1,243	2,791	1,567		152,745

