Property Location BCH MDW L94 | Map ID 92-2/ 55-94/ / / | Bldg Name | State Use 1011
Vision ID 12295 | Account # R-02-0119-00 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 6/19/2025 12:39:15 A

CURRENT OWNER

BACCARI ANTHONY M &
OCONNOR CAROL
25 GRAND VIEW RD
PAWTUCKET RI 02860

TOPO	UTILITIES	STRT / ROAD	LOCATION
3 Low	2 Public Water	1 Paved	6 Recreational
	6 Septic		

SUPPLEMENTAL DATA

Alt Prcl ID	92-2-55-94	Condo	
Zoning		Notes1	
Photo	0	Notes2	
TX Code	97	Deed Rest	
HStock		Notes4	
Fire	UFD		
GIS ID	92-2:55	Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
HSE LL	2100	49,400	49,400
		Total 49,400	49,400

5508
South Kingstown, RI

VISION
Reval 2024

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
BACCARI ANTHONY M &	1656	0485	10-26-2017	U	I	0	
BACCARI, ANTHONY	0809	0165	03-23-2000			0	
FROM ADMIN	0544	0300	02-23-1994	U		0	
FROM ADMIN	0199	0083	06-13-1984	U		0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2024	2100	49,400	2023	0100	39,300	2022	0100	39,300
	Total	49,400		Total	91,000		Total	39,300

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0001				

NOTES

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	49,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	49,400
Valuation Method	C
Total Appraised Parcel Value	49,400

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpost/Result
01-24-2025	DM			50	Review
11-18-2021	JL			50	Review
04-28-2021	DG			01	Measur+1Visit
01-14-2016	AU			50	Review
01-13-2016	DEM			50	Review
07-26-2012	AM			02	Measur+2Visit - Info Card l
05-29-2012	TC			01	Measur+1Visit

LAND LINE VALUATION SECTION

B	Use Code	Description	Zone	Land Type	Land Units		Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment		Adj Unit P	Land Value
1	1011	NO LAND MDL-			0	SF	0	1.00000	5	1.00		1.000			0.0000	0	0
				Total Card Land Units	0.00	AC	Parcel Total Land Area	0.00							Total Land Value		0

Property Location BCH MDW L94 | Map ID 92-2/ 55-94/ / / | Bldg Name | State Use 1011

Vision ID 12295 | Account # R-02-0119-00 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1

CONSTRUCTION DETAIL

Element	Cd	Description
Style:	20	Mfg Home
Model	01	Residential
Grade:	01	Low Cost
Stories:	1	1 Story
Occupancy	1	
Exterior Wall 1	08	Wood on Sheath
Exterior Wall 2	27	Pre-finsh Metl
Roof Structure:	01	Flat
Roof Cover	04	Tar & Gravel
Interior Wall 1	02	Wall Brd/Wood
Interior Wall 2		
Interior Flr 1	14	Carpet
Interior Flr 2	06	Inlaid Sht Gds
Heat Fuel	01	None
Heat Type:	01	None
AC Type:	01	None
Total Bedrooms	01	1 Bedroom
Total Bthrms:	0	
Total Half Baths	1	
Total Xtra Fixtrs		
Total Rooms:	2	2 Rooms
Bath Style:	02	Average
Kitchen Style:	02	Average
Mason. FRPL		
Openings		
Gas FRPL		

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description

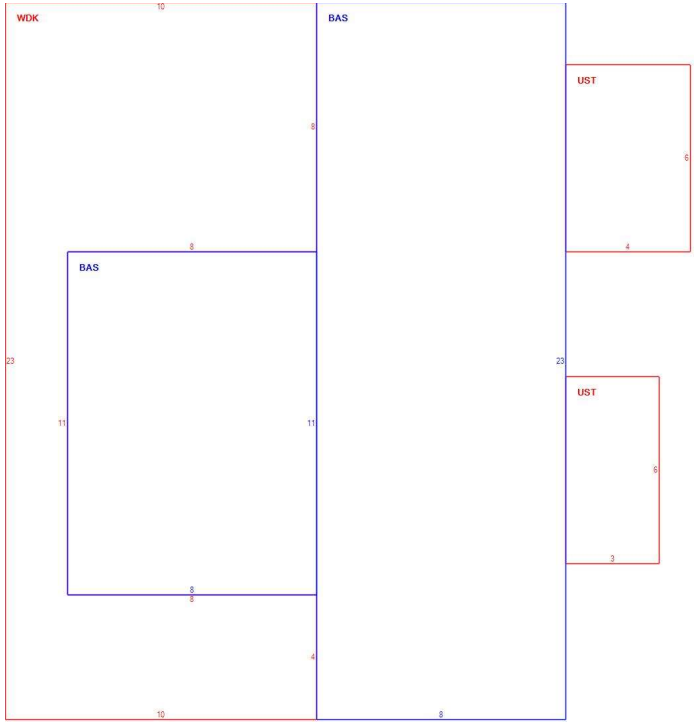
CONDO DATA

Parcel Id		C		Owne	
		B		S	

Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION

Building Value New	93,285
Year Built	1940
Effective Year Built	1977
Depreciation Code	
Remodel Rating	
Year Remodeled	
Depreciation %	47
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	53
RCNLD	49,400
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	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	272	272	272	306.18	83,281
UST	Utility, Storage, Unfinished	0	42	15	109.35	4,593
WDK	Deck, Wood	0	142	14	30.19	4,287
	Ttl Gross Liv / Lease Area	272	456	301		92,161