



Map-Lot-Unit : 11 / 314 / /
Location: 35 PAOLINO ST
Owner Name: PAROYIAN JUDE
Account Number: 16-1350-05

Parcel Value

Item	Assessed Value
Buildings	20,500
Xtra Bldg Features	0
Outbuildings	8,100
Land	25,800
Total:	54,400

Owner of Record

PAROYIAN JUDE

Ownership History

Owner Name	Book/Page	Sale Date	Sale Price
PAROYIAN JUDE	2083/ 130	7/19/2010	0
PICHETTE LAURA J	151/1099	1/12/2005	0
PICHETTE STEVEN M ET UX LAURA J JT	151/1099	1/2/1980	0
SARAVO LOUIS ET UX HELEN M &	140/ 762	8/29/1977	0
MISCOLINO JOHN ET UX ANNA JT	69/ 568		0

Land Line Valuation

Size	Zone	Assessed Value
0.10 AC	R15	25,800

Construction Detail

Building # 1		
STYLE Cape Cod	MODEL Residential	Stories: 1.25
Occupancy 1	Exterior Wall 1 Brick/Masonry	Roof Structure: Gable/Hip
Roof Cover Asph/F Gls/Cmp	Interior Wall 1 Plastered	Interior Flr 1 Hardwood
Heat Fuel Oil	Heat Type: Hot Water	AC Type: None
Total Bedrooms: 03	Total Bthrms: 2	Total Half Baths: 0
Total Rooms: 6		

Building Valuation

Living Area: 1,716 square feet	Year Built: 1945	Depreciation: 88%
Building Value: 20,500		

Extra Features

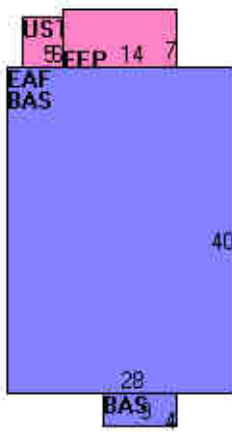
Code	Description	Units
	No Extra Building Features	

Outbuildings

Code	Description	Units
FGR1	GARAGE-AVE	576 S.F.

Building Sketch

FBM[1040]
UBM[108]



Subarea Summary

Code	Description	Gross Area	Living Area
BAS	First Floor	1156	1156
EAF	Attic, Expansion, Finished	1120	560
FBM	Basement, Finished	1040	0
FEP	Porch, Enclosed, Finished	98	0
UBM	Basement, Unfinished	108	0
UST	Utility, Storage, Unfinished	30	0

35 PAOLINO ST

Location 35 PAOLINO ST

Assessment \$125,500

Mblu 115/ / 465/ /

Appraisal \$125,500

Acct# 11504650000

PID 33393

Owner JUDE PAROYIAN

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2014	\$89,100	\$36,400	\$125,500

Assessment			
Valuation Year	Improvements	Land	Total
2014	\$89,100	\$36,400	\$125,500

Owner of Record

Owner JUDE PAROYIAN

Sale Price \$201,750

Co-Owner

Book & Page 9770/ 279

Address 35 PAOLINO ST
PROVIDENCE, RI 02909

Sale Date 07/19/2010

Ownership History

Ownership History
No Data for Ownership History

Building Information

Building 1 : Section 1

Year Built: 1940
Replacement Cost: \$131,021
Building Percent 68
Good:
Replacement Cost
Less Depreciation: \$89,100

Building Attributes	
Field	Description
Style	Cape
Model	Residential

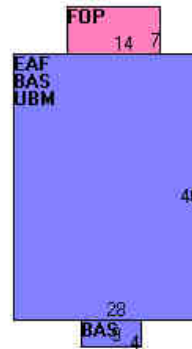
Grade:	C
Stories:	1
Occupancy:	1
Exterior Wall 1:	Brick
Exterior Wall 2:	
Roof Structure:	Gable/Hip
Roof Cover:	Asphalt Shingl
Interior Wall 1:	Typical
Interior Wall 2:	
Interior Floor 1	Typical
Interior Floor 2	
Heat Fuel:	Gas
Heat Type:	Hot Air-No Duc
AC Type	None
Total Bedrooms	3 Bedrooms
Total Full Baths	1
Total Half Baths	0
Total Xtra Fixtrs:	0
Total Rooms	6
Bath Style	
Kitchen Style:	
Total Kitchens	1
Fireplaces	1
Extra Openings	0
Gas Fireplaces	0
Parking	
CDU	AV
Bsmt Garages	
Fin Bsmt Area	
Rec Rm Area	
Rec Rm Type	

Building Photo



(<http://images.vgsi.com/photos/ProvidenceRIPhotos//\00\03\0>)

Building Layout



Building Sub-Areas	Legend
No Data for Building Sub-Areas	

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Land Line Valuation

Use Code 101
Description Single Family
Zone R1
Neighborhood 1350
Alt Land Appr Category No

Size (Acres) 0.05
Depth
Assessed Value \$36,400
Appraised Value \$36,400

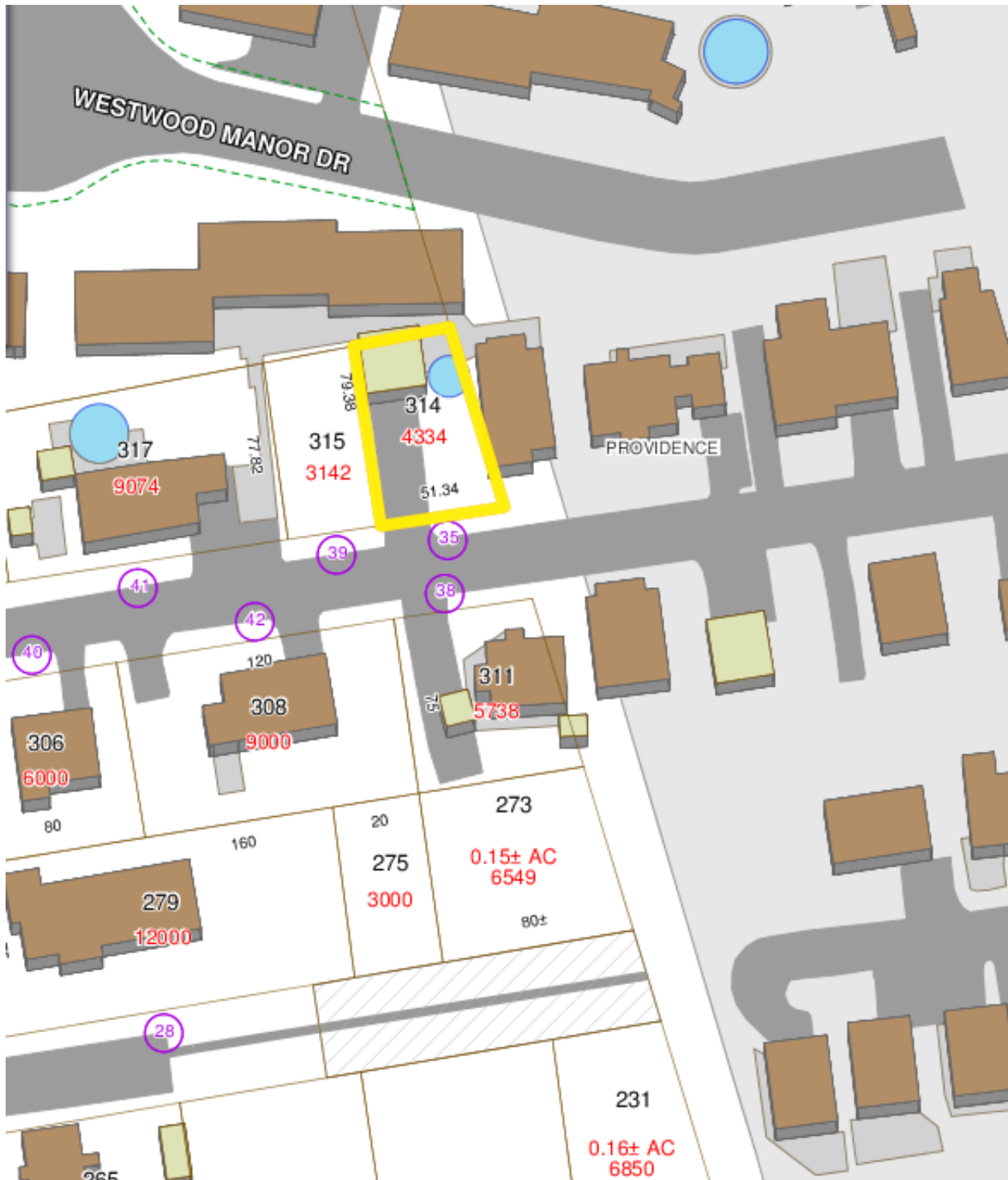
Outbuildings

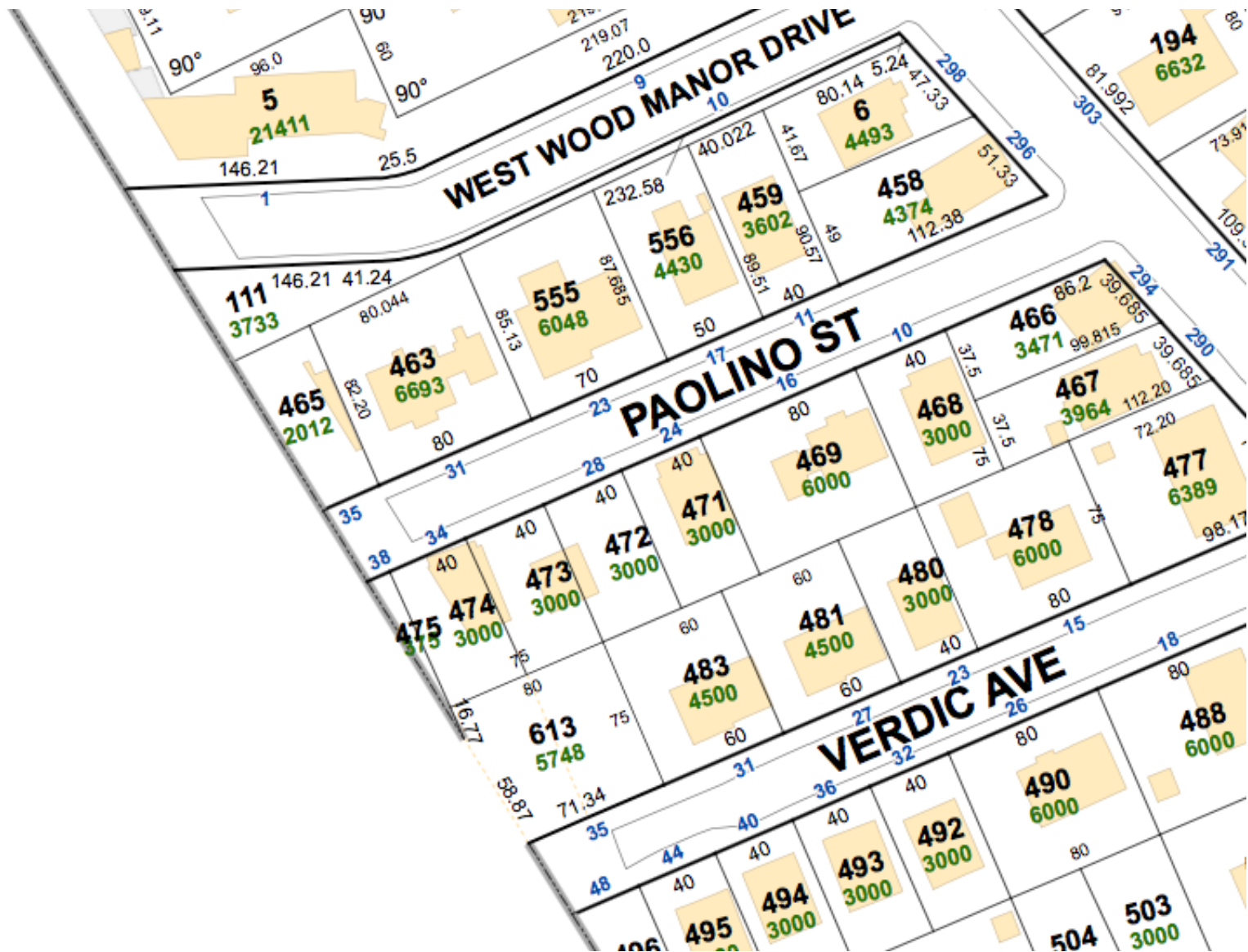
Outbuildings	<u>Legend</u>
No Data for Outbuildings	

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2014	\$89,100	\$36,400	\$125,500

Assessment			
Valuation Year	Improvements	Land	Total
2014	\$89,100	\$36,400	\$125,500





Assessment and Sales Report

Location & Ownership Information

Address:	35 Paolino St, Johnston, RI 02909-5906		
Map Ref.:	M:0011 L:314	Zoning:	R15
Owner 1:	Jude Paroyian		
Owner 2:			
Owner Address:	35 Paolino St, Providence, RI 02909-5906		

Property Information

Use:	1-Family Residence	Style:	Cape-Cod
Levels:	1	Lot Size:	0.1 Acres (4334 sqft.)
Year Built:	1945	Total Area:	3552 sqft.
Total Rooms:	6	Living Area:	1716 sqft.
Bedrooms:	3	First Floor Area:	0 sqft.
Full Baths:	2	Addl Floor Area:	0 sqft.
Half Baths:	0	Attic Area:	0 sqft.
Roof Type:	Gable	Finished Basement:	0 sqft.
Heat Type:	Forced Hot Water	Basement:	0 sqft.
Fuel Type:	Oil	Basement Type:	
Exterior:	Brick	Attached Garage:	0
Foundation:		Other Garage:	0
Air Conditioned:	No	Fireplaces:	0
Condition:	Average		

Assessment Information

Last Sale Date:	7/19/2010	Last Sale Price:	\$165,000
Last Sale Book:	2083	Last Sale Page:	130
Map Ref.:	M:0011 L:314	Tax Rate (Res):	28.75
Land Value:	\$25,800	Tax Rate (Comm):	28.75
Building Value:	\$28,600	Tax Rate (Ind):	28.75
Misc Improvements:	\$0	Fiscal Year:	2014
Total Value:	\$54,400	Estimated Tax:	\$1,564.00

Sales History

Recent Sale #1

Sale Price:	\$165,000	Sale Date:	7/19/2010
Buyer Name:	Jude Parovian	Seller Name:	Laura J Pichette
Lender Name:	Ri Hsg & Mtg Fin Corp	Mortgage Amount:	\$148,262
Sale Book:	2083	Sale Page:	130

Mortgage History

Recent Mortgage #1

Buyer Name:	Jude Paroylan	Lender Name:	Ri Hsg & Mtg Fin Corp
Mortgage Amount:	\$10,338	Mortgage Date:	7/29/2011
Mortgage Book:	2154	Mortgage Page:	6

Recent Mortgage #2

Buyer Name:	Steven M Pichette	Lender Name:	Capital Mortgage
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Mortgage Amount:	\$93,500	Mortgage Date:	8/21/1998
Mortgage Book:	708	Mortgage Page:	261

Recent Mortgage #3

Buyer Name:	Steven M Pichette	Lender Name:	Household Fin Corp
Mortgage Amount:	\$37,600	Mortgage Date:	10/29/1997
Mortgage Book:	657	Mortgage Page:	136

The information in the Public Record is set forth verbatim as received by MLS PIN from third parties, without verification or change.
MLS PIN is not responsible for the accuracy or completeness of this information.

Assessment and Sales Report

Location & Ownership Information

Address:	35 Paolino St, Providence, RI 02909-5906		
Map Ref.:	P: 1150465 L: 0000	Zoning:	R1
Owner 1:	Jude Paroyian		
Owner 2:			
Owner Address:	35 Paolino St, Providence, RI 02909-5906		

Property Information

Use:	1-Family Residence	Style:	Cape-Cod
Levels:	1	Lot Size:	0.05 Acres (2012 sqft.)
Year Built:	1940	Total Area:	3494 sqft.
Total Rooms:	6	Living Area:	1604 sqft.
Bedrooms:	3	First Floor Area:	0 sqft.
Full Baths:	1	Addl Floor Area:	0 sqft.
Half Baths:	0	Attic Area:	0 sqft.
Roof Type:	Gable	Finished Basement:	0 sqft.
Heat Type:	Forced Air	Basement:	0 sqft.
Fuel Type:	Natural Gas	Basement Type:	Full
Exterior:	Brick	Attached Garage:	0
Foundation:		Other Garage:	0
Air Conditioned:	No	Fireplaces:	1
Condition:	Average		

Assessment Information

Last Sale Date:	7/19/2010	Last Sale Price:	\$165,000
Last Sale Book:	9770	Last Sale Page:	279
Map Ref.:	P: 1150465 L: 0000	Tax Rate (Res):	33.75
Land Value:	\$36,400	Tax Rate (Comm):	36.75
Building Value:	\$89,100	Tax Rate (Ind):	36.75
Misc Improvements:	\$0	Fiscal Year:	2013
Total Value:	\$125,500	Estimated Tax:	\$4,235.63

Sales History

Recent Sale #1

Sale Price:	\$165,000	Sale Date:	7/19/2010
Buyer Name:	Jude Paroyian	Seller Name:	Laura J Pichette
Lender Name:	Ri Hsg & Mtg Fin Corp	Mortgage Amount:	\$148,262
Sale Book:	9770	Sale Page:	279

Mortgage History

Recent Mortgage #1

Buyer Name:	Jude Paroyian	Lender Name:	Ri Hsg & Mtg Fin Corp
Mortgage Amount:	\$10,338	Mortgage Date:	7/29/2011
Mortgage Book:	10046	Mortgage Page:	179

Recent Mortgage #2

Buyer Name:	Laura J Pichette	Lender Name:	Bank Of America Na
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Mortgage Amount:	\$35,000	Mortgage Date:	7/3/2007
Mortgage Book:	8753	Mortgage Page:	122
Recent Mortgage #3			
Buyer Name:	Laura J Pichette	Lender Name:	Fleet Natl Bk
Mortgage Amount:	\$87,000	Mortgage Date:	2/20/2002
Mortgage Book:	5035	Mortgage Page:	60
Recent Mortgage #4			
Buyer Name:	Steven M Pichette	Lender Name:	Capital Mortgage
Mortgage Amount:	\$93,500	Mortgage Date:	8/21/1998
Mortgage Book:	3876	Mortgage Page:	39
Recent Mortgage #5			
Buyer Name:	Steven M Pichette	Lender Name:	Household Fin Corp
Mortgage Amount:	\$37,600	Mortgage Date:	10/29/1997
Mortgage Book:	3663	Mortgage Page:	147

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