

THE CITY OF PROVIDENCE
STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

RESOLUTION OF THE CITY COUNCIL

No. 478

Approved September 26, 1989

RESOLVED, That the City Collector is hereby authorized to cause the taxes to be abated on that property under the SWAP Program, located along 200 Lexington Avenue, situated on Lot 309, as set out and delineated on City Assessor's Plat 52, for the sum of Four Thousand, Sixty-Six Dollars, Seventy-Six Cents (\$4,066.76) in accordance with the application filed by Andrea E. Prudence.

IN CITY COUNCIL
SEP 21 1989

READ AND PASSED


PRES.


CLERK



IN CITY COUNCIL

AUG 10 1989
FIRST READING

REFERRED TO COMMITTEE ON

FINANCE

Steen Mendonca CLERK

THE COMMITTEE ON

FINANCE

Approves Passage of
The Within Resolution

Steen Mendonca
Chairman
Sept 7, 1989

Council President Easton (By Request)

Arthur A. Zompa
RONALD E. TARRO
Asst. CITY COLLECTOR



JOSEPH R. PAOLINO, JR.
MAYOR

FINANCE DEPARTMENT
CITY COLLECTOR

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July 13, 1989

Mrs. Rose Mendonca
City Clerk
City Hall
Providence, Rhode Island

Dear Mrs. Mendonca:

I am requesting that a S.W.A.P. application filed by Andrea E. Prudence, 200 Lexington Avenue, Providence, Rhode Island, on Assessor's Plat 52 Lot 309, be abated in the amount of \$4,066.76.

Sincerely,

A handwritten signature in black ink, appearing to read "Marc Castaldi".

Marc Castaldi
Admn. Assistant to Collector

MC/d1

FILED

JUL 17 12 15 PM '89

DEPT. OF CIV. CLERK
PROVIDENCE, R.I.

(3)

ABANDONED BUILDING TAX ABATEMENTS: FINAL APPLICATION FOR ABATEMENT

ACCOUNT# 06-266-715 TODAY'S DATE 5-29-89

PLAT/LOT 52/309

ADDRESS OF BUILDING 200 Lexington Ave

APPLICANT ANDREA E. PRUDENCE

TOTAL ABATEMENT REQUESTED 4066.76

CITY COLLECTOR:(at time of initial application) Ronald Tarro

DATE OF INITIAL APPLICATION FOR ABATEMENT: 9-27-82

ALL DOCUMENTATION MUST BE RECEIVED BY THE CITY COLLECTOR WITHIN
THREE (3) YEARS OF DATE ON INITIAL APPLICATION FOR ABATEMENT.

DOCUMENTATION: (attach to back)

1. Sworn affidavit of occupancy by owner for at least one year. ☒
2. Certification of the Building Inspector that permits have been applied for and complied with. ☒
3. Certification from the Division of Minimum Housing that the property is in compliance with the Providence Minimum Housing Standards. ☒
4. A certificate of clear title, but for municipal liens. ☒

I CERTIFY THAT THE ABOVE INFORMATION IS TRUE TO THE BEST OF MY KNOWLEDGE.

Andrea E. Prudence
APPLICANT'S SIGNATURE

I HAVE RECEIVED ALL NECESSARY DOCUMENTATION FOR ABATEMENT OF BACK TAXES ON REHABILITATED PROPERTY, AND RECOMMEND TO THE CITY COUNCIL THAT THE REQUESTED ABATEMENT OF BACK TAXES FOR THIS PROPERTY BE APPROVED.

DATE _____

Arthur Ganga
CITY COLLECTOR

Presented at Council meeting: (date) _____
Sponsoring Councilman _____

Abatement of Back Taxes Granted _____ Rejected _____
Reason Rejected: _____

APPLICATION Sept 27 1982

PLAT / LOT 52 / 309

ADDRESS OF BUILDING 200 Lexington Ave.

APPLICANT Andrea E. Prudence

MAILING ADDRESS 164 Parade St ZIP CODE 02907

CONDITION OF BUILDING AT PURCHASE: (ATTACH DESCRIPTION) ABANDONED

ABATEMENT REQUEST:

YEAR	REAL ESTATE TAXES	INTEREST AND COSTS	OTHER LIENS (name)	TOTAL
1979	1815.18	450.64		12268.
1980	594.58	128.88	supp BTAX 140.76	1357.2
1981	359.69	45.00		1404.6
1982	CLN 3-486	E CLN-2-1156		360.1
TOTAL ABATEMENT REQUESTED:				4066.74

ABATEMENTS WILL BE CONSIDERED UNDER THIS ORDINANCE ONLY FOR BUILDINGS ABANDONED WHEN PURCHASED. "Abandoned building" shall mean any structure which 1) has been completely vacant for over 90 days. 2) has been boarded up, or has been scheduled to be boarded up by the Dept of Building Inspection or Division of Code Enforcement, as determined by Section 13-40 of the Housing Code, and Section 124.7 of the Building Code.

S.W.A.P. Certification received that building was abandoned when purchased by applicant. (Building inspector or sponsoring neighborhood organization).

I CERTIFY THAT THE ABOVE INFORMATION IS TRUE TO THE BEST OF MY KNOWLEDGE.

Andrea E. Prudence
APPLICANT'S SIGNATURE

APPLICATION FOR ABATEMENT OF BACK TAXES ACCEPTED ☒ REJECTED ☐

Ronald J. Vane
CITY COLLECTOR

ABATEMENT OF BACK TAXES MUST BE GRANTED BY THE CITY COUNCIL. For abatement of back taxes, all necessary documentation must be received by the City Collector. Upon receipt, request for abatement will be presented to the City Council by the City Collector. All property where an application for abatement is pending and deemed as bonifide by the City Collector shall not be offered for tax sale. Title on all property which has been sold at a prior tax sale and on which an application for abatement is pending shall not be assigned or transferred by the City Treasurer. No current tax payment shall be applied for satisfaction of back taxes due and owing.

SEE ATTACHED SHEET FOR LIST OF DOCUMENTATION TO BE COLLECTED FOR ABATEMENT.



S.W.A.P.

(STOP WASTING ABANDONED PROPERTY)

VERIFICATION OF ABANDONED HOUSE FOR TAX ABATEMENT

This letter certifies that 200 Lexington Ave
ADDRESS OF ABANDONED HOUSE

is an abandoned house and fits MOCD's criteria for declaring
a house abandoned .

1. The structure has been completely vacant for over 90 days.
2. The structure is boarded up, or scheduled to be boarded up by the Building Inspector's office or the Code Enforcement office as determined by Section 13-40 of the Housing Code and Section 124.7 of the City's housing Code.

Andrea E. [Signature] professes to hold a legal sales
NAME OF APPLICANT
agreement or warrenty deed for this property, dated prior to
this application.

[Signature]
SWAP STAFF

Sept 24 1982
DATE

439 Pine St. , Providence, R.I. 02907

(401)272-0526

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that EAST PROVIDENCE CREDIT UNION, a Rhode Island corporation, for consideration paid, grants to ANDREA L. PRUDENCE, with QUITCLAIM COVENANTS.

That certain lot of land with all buildings and improvements thereon, situated on the southehrly side of Lexington Avenue in the City of Providence and State of Rhode Island, bounded and described as follows:

BEGINNING at the northwesterly corner thereof at a point on the southerly side of Lexington Avenue four hundred fourteen and 53/100 (414.53) feet, more or less, westerly from the southwesterly corner of said Lexington Avenue and Melrose Street, said point being the northeasterly corner of land now or lately of Creative Construction Corp.; thence southerly bounded westerly by said last named land one hundred (100) feet to land now or lately of Underwood Realty Corp; thence easterly bounded southerly in part by said last named land and in part by land now or lately Woloohojian Realty Corp. sixty-four (64) feet to land now or lately of Varkis Markarian; thence northerly bounded easterly on said last named land one hundred (100) feet to Lexington Avenue; thence westerly bounded northerly by Lexington Avenue sixty-four (64) feet to the point of beginning; or however otherwise bounded and described.

SUBJECT to all unpaid taxes, which taxes the grantee hereby assumes and agrees to pay.

EXECUTED this 26th day of July, 1982.

EAST PROVIDENCE CREDIT UNION

By Anthony Aragona
Anthony Aragona, President

By Joseph MacDonald
Joseph MacDonald, Vice-President

STATE OF RHODE ISLAND
COUNTY OF PROVIDENCE

In East Providence on the 26th day of July, 1982, before me personally appeared Anthony Aragona and Joseph MacDonald to me known and known by me to be the President and Vice-President of EAST PROVIDENCE CREDIT UNION, a corporation, the party executing the foregoing instrument, and acknowledged said instrument, by them executed, to be their free act and deed in their capacity and the free act and deed of the corporation.

Grantees Address:
164 Parade Street
Providence, RI 02907

May 21 1989
Re: Tax Abatement for
200 Lexington Ave

To Whom it may concern:

I, Andrea E. Trudence moved into
200 Lexington Ave on March 1, 1984,
and continue to live there till this
date. The purpose for this letter is
to complete the swap tax abatement.

Sincerely

Andrea E. Trudence

Wm. J. LaScala
EXPIRES
1991

MERLIN A. DeCONTI, JR., P.E.
Director



JOSEPH L. PAOLINO, JR.
Mayor

Department of Inspection and Standards

"Building Pride In Providence"

AP 52 - 309

October 20, 1988

Dear Andrea Prudence:

Regarding your property at 200 Lexington Ave
Providence, Rhode Island there are no outstanding violations
on said property and I will release all liens against the above
property.

Cordially,

Malcolm Reis, II
Malcolm Reis, II
Deputy Director
Building Safety

MR/laf

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CERTIFICATE OF USE AND OCCUPANCY

MUNICIPALITY

No. 1165

THIS IS TO CERTIFY that the three story 4B
wood frame construction four family dwelling
R-2 Use Group

erected on Plat No. 52 Lot No. 309
Addition: _____
Street and No.: 200 Lexington Ave.
Owner: Andrea Prudence Use Zone R-3
Architect or Engineer: _____
Contractor: Community Const.
Building Permit No. 567 Plan No. 12/2/82

has been inspected and the following occupancy thereof is
hereby authorized:

Occupancies: Max. Allowable floor live loads per sq. ft.	Occupancy Load
Basement: <u>Household Storage</u>	
1st Floor: <u>Two families</u>	
2nd Floor: <u>One family</u>	
3rd Floor: <u>One Family</u>	
4th Floor: _____	
5th Floor: _____	
6th Floor: _____	
7th Floor: _____	
8th Floor: _____	
9th Floor: _____	
10th Floor: _____	
Roof: _____	

This Certificate must be posted where required by the State Building
Code, and permanently maintained in a conspicuous place at or
close to the entrance of the building or structure referred to above.

January 1983
Michael G. McCarroll
Building Official
Expiration Date: 1/1/83

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EAST PROVIDENCE CREDIT UNION

By Anthony Aragona
Anthony Aragona, President

By Joseph MacDonald
Joseph MacDonald, Vice-President

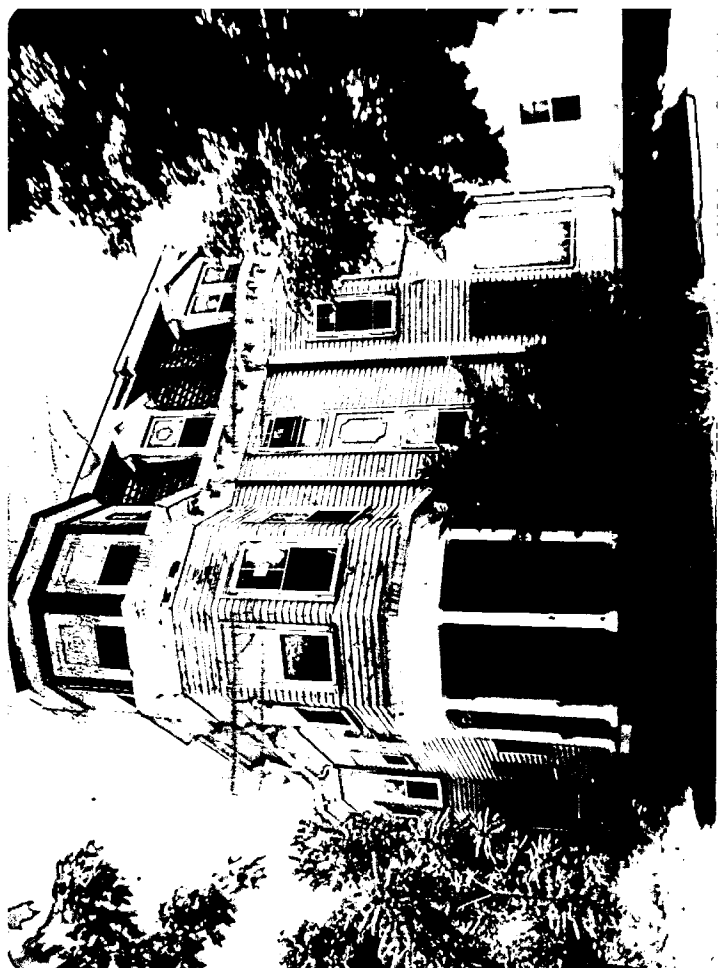
STATE OF RHODE ISLAND
COUNTY OF PROVIDENCE

In East Providence on the 26th day of May, 1982, before me personally appeared Anthony Aragona and Joseph MacDonald to me known and known by me to be the President and Vice-President of EAST PROVIDENCE CREDIT UNION, a corporation, the party executing the foregoing instrument, and acknowledged said instrument, by them executed, to be their free act and deed in their capacity and the free act and deed of the corporation.

Madelaine A. Thley
Notary Public

MADELINE A. THLEY

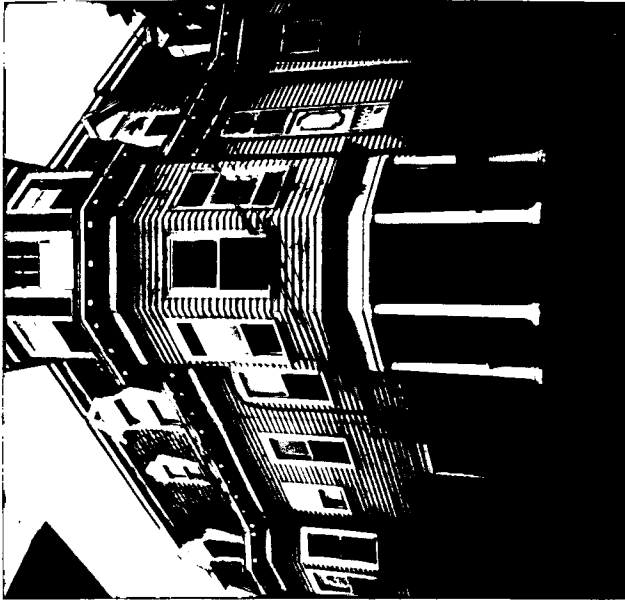
Grantees Address:
164 Parade Street
Providence, RI 02907



Andrea Linder
200 Lexington Ave

while work was
being done





After finding
200 Lexington
Before picture
(FAST)





Andrea Trudence
200 Lexington Ave

For Tax Abatement

After picture
taken 12.88



Andrea Fudenberg
200 Lexington Ave

for Tax Abatement
After pictures
Taken 12.88