

January 26, 2021

Re: *City of East Providence v. One Parcel of Real Estate commonly known as 118 Hall Street and located at Map 306, Block 17, Parcel 015 and in-rem Respondent, et al., C.A. No.: 2020-03*

To Whom It May Concern:

I am the Court-appointed Receiver of the real estate identified on the City of East Providence Tax Assessor's Map as Map 306, Block 17, Parcel 015 (the "Real Estate"). The Real Estate is located at 118 Hall Street in East Providence, Rhode Island 02914.

The Real Estate consists of approximately 0.10 acres of land and is located within the "R6 Zoning District" of the City of East Providence Zoning Map. The Real Estate is located conveniently near shops and eateries on Taunton Avenue and Waterman Avenue.

Currently situated upon the Real Estate is a single-family residential structure that was built in 1920. The residential structure has 792 square feet of living space, consisting of five (5) total rooms, including two (2) bedrooms, and one (1) full bathroom. Located beside the residential structure is a private, off-street, paved driveway with parking available for at least two (2) vehicles.

Electricity for the Real Estate is provided by National Grid. Sewer services are provided by the East Providence Water District, and water is provided by the East Providence Water Utilities Division.

As part of the Receivership Process, the Receivership Estate is currently seeking offers for the acquisition and abatement of the Subject Property. A template of the form Purchase and Sale Agreement can be provided upon request.

In addition, a sample abatement template is available at www.frlawri.com, or can be e-mailed or mailed upon request. As part of any bid to abate and acquire the Real Estate, offers must contain a proposed rehabilitation plan and timeline to abate the public nuisance issues present at the Real Estate to a habitable condition.

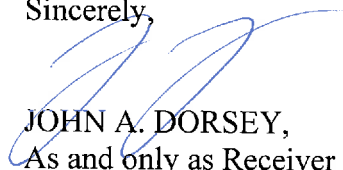
A sale hearing for the Subject Property has been scheduled before the City of East Providence Municipal Court on February 11, 2021 at 4:30 p.m. Pursuant to the bid instructions which have been made available herewith, bids can be submitted any time prior to or at the sale hearing.

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Site visits can be scheduled at any time by calling our office at the number listed above. Please contact our office at your earliest convenience, so that we may further discuss any interest that you have in the Real Estate.

Thank you.

Sincerely,



JOHN A. DORSEY,
As and only as Receiver
For 118 Hall Street,
East Providence, Rhode Island