

October 15, 2025

Re: City of Warwick v. One Parcel of Real Estate Commonly Known as 31 Verndale Street, Plat 339, Lot 0094, an In Rem Respondent;
C.A. No.: PM25000380

To Whom It May Concern:

I am the Court-appointed Receiver of the real estate identified on the City of Warwick Tax Assessor's Map as Plat 339, Lot 0094 (the "Subject Property"). The Subject Property is located at 31 Verndale Street Warwick, Rhode Island 02889.

The Subject Property consists of approximately 0.08 acres of land and is located within the Residential 101 Zone of the City of Warwick's Zoning Map.

Currently situated upon the Subject Property is a single-family residential structure that was built in 1930. The Structure was previously configured with 1,206 square feet of living space, consisting of four (4) total rooms, including two (2) bedrooms and one (1) full bathroom.

Electricity for the Subject Property is provided by Rhode Island Energy. Sewer services are provided by the Warwick Sewer Authority, and water is provided by the Warwick Water Division.

Comprehensive bid package materials and a sample abatement template are 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 Subject Property to a habitable condition.

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 Subject Property.

Thank you.

Sincerely,


JULIETTE COLLINS