

Applications cannot be
accepted via email

City of Newport
Office of the Tax Assessor

PROPERTY ASSESSMENT APPEAL APPLICATION

**INCOMPLETE/ILLEGIBLE PACKAGES MAY RESULT IN YOUR APPEAL BEING RETURNED
TO YOU FOR COMPLETION (The November 15th Deadline will NOT be extended)**

Applicant FULL name(s): _____

Owner FULL name(s): _____

Mailing address: _____

Phone number: _____ email address: _____

In accordance with R.I. Gen. Laws **§44-5-26(d)** the applicant may file a single appeal for multiple parcels of real estate if such parcels are *contiguous and used as an aggregate site. If this appeal includes multiple parcels, please use a copy of page 3 for **each** additional parcel being appealed.

Parcel ID: Plat _____ Lot _____

Property Location _____

In accordance with R.I. Gen. Laws **§44-5-26-(c)(1)** please provide the below information as of December 31, 2023 the last update or revaluation for real estate and December 31, 2025 for each Tangible accounts

Applicant's Opinion of Value: _____ Class: _____

Fair Market value: _____

Assessed Value: _____

Reason for Appeal: _____

Please list all comparable sale properties (do not add any that are after **12/31/2023**, the current revaluation date)

Address	Sale Price	Sale Date	Property Type	Assessed Value
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

*Properties must be adjacent & used as a single economic entity

In accordance with R.I. Gen. Laws **§44-5-26(c)(2)** For income producing residential real estate of **4 units or more, and commercial, industrial or mixed-use real estate, fifty (50%) or more of which real estate was leased, or was available to be leased, in an arm's length transaction during the prior year ATTACH:

A statement of rental income and related expenses if any for said real estate.

Said statement of income and expenses (I & E) shall cover the most recent twelve (12) month period preceding said December 31st date, provided however, if such a statement of I & E is not yet available for said most recent twelve (12) month period, the statement of I & E covering the most recent twelve (12) month period preceding said **December 1st** date.

In accordance with R.I. Gen. Laws **§44-5-26(f)** **Failure to provide such statement of income and expenses shall be grounds for denial of the appeal and such taxpayer shall not have the right to petition for relief in Superior Court.**

In accordance with R.I. Gen. Laws **§44-5-26(e)** Any global extension granted pursuant to **§44-5-26(h)** will be posted on the Department of Revenue, Division of Municipal Finance website.

Signatures:

SIGNATURE OF APPLICANT(S) _____ DATE _____

_____ DATE _____

SIGNATURE OF AUTHORIZED AGENT _____ DATE _____

NAME OF PREPARER

ADDRESS

PHONE NO

Please check
boxes for required
items **BEFORE**
submitting your
Appeal

- ☐ Copy of tax bill ☐ All sections filled out completely Signed & notarized
- ☐ All sections filled out completely Signed & notarized
- ☐ 3 ADDITIONAL Copies attached (Total of 4 with Original)

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****§44-5-76.1(3)** Newport Class three-all commercial and industrial real estate and residential real estate with four (4) units or more.

Please dispose this page if not needed before filing your appeal

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ADDITIONAL PROPERTIES BEING APPEALED ON THIS APPLICATION

In accordance with R.I. Gen. Laws **§44-5-26(d)** The applicant may file a single appeal for multiple parcels of real estate if such parcels are *contiguous and used as an aggregate site.

If this appeal includes multiple parcels, please use a copy of this page for each additional parcel being appealed and attach to the main appeal application.

Parcel ID: Plat _____ Lot _____

Property Location _____

In accordance with R.I. Gen. Laws **§44-5-26(c)(1)** Please provide the below information as of December 31 of the year of the last update or revaluation for real estate and as of December 31 of the tax year for tangible personal property for each parcel being appealed.

Applicant's Opinion of Value _____

Fair Market Value _____

Class _____

Assessed Value _____

In accordance with R.I. Gen. Laws **§44-5-26(c)(2)** For income producing residential real estate of **4 units or more, and commercial, industrial or mixed-use real estate, fifty (50%) or more of which real estate was leased, or was available to be leased, in an arm's length transaction during the prior year ATTACH:

A statement of rental income and related expenses if any for said real estate.

Said statement of income and expenses (I & E) shall cover the most recent twelve (12) month period preceding said December 31st date, provided however, if such a statement of I & E is not yet available for said most recent twelve (12) month period, the statement of I & E covering the most recent twelve (12) month period preceding said **December 1st** date.

In accordance with R.I. Gen. Laws **§44-5-26(f)** **Failure to provide such statement of income and expenses shall be grounds for denial of the appeal and such taxpayer shall not have the right to petition for relief in Superior Court.**

Reason for Appeal _____

Please list all comparable sale properties (do not add any that are after 12/31/2023)

Address	Sale Price	Sale Date	Property Type	Assessed Value
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_____	_____	_____	_____	_____
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_____	_____	_____	_____	_____
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