

## NOTICE OF SALE

The resident and nonresident owners, lien holders and mortgagees of land in the Town of Springfield, in the County of Windsor are hereby notified that the taxes and/or water and sewer taxes assessed by such Town for the years indicated are, either in whole or in part, unpaid on the following described lands in such Town, to wit:

### **200 Clinton Street**

Being all and the same lands and premises conveyed by Springfield Regional Development Corporation to 200 Clinton Street Ozf LLC by deed dated September 10, 2019 and recorded in Book 617 at Page 187 of the Springfield Town Land Records.

### **223 Carley Road**

Being all and the same lands and premises conveyed by Doreen Lavoie n/k/a Doreen M. Andrews to Clifford B. Andrews and Doreen M. Andrews by deed dated July 22, 2004 and recorded in Book 315 at Page 94 of the Springfield Town Land Records.

Being all and the same lands and premises conveyed by Tax Deed of the Town of Springfield dated June 27, 2003 and recorded in Book 282 at Page 279 of the Springfield Town Land Records.

### **54 Reservoir Road**

Being all and the same lands and premises conveyed by Diana Inglese to Zachery Beam and Ariana Davidonis by deed dated May 16, 2017 and recorded in Book 580 at Page 54 of the Springfield Town Land Records.

### **1A Goodyear Avenue**

Being all and the same lands and premises conveyed by Janet L. Becker to Terry J. Becker by deed dated July 24, 2015 and recorded in Book 552 at Page 338 of the Springfield Town Land Records.

### **52 Bridge Street**

Being all and the same lands and premises conveyed by Cheryl J. Wilder and Katherine Boystak to Katherine Boystak by deed dated February 27, 2015 and recorded in Book 545 at Page 305 of the Springfield Town Land Records.

### **73 Clinton Street**

Being all and the same lands and premises conveyed by Salvadore J. Garofano to Theresa A. Burton by deed dated December 10, 2012 and recorded in Book 508 at Page 70 of the Springfield Town Land Records.

### **10 Orchard Lane**

Being all and the same lands and premises conveyed by Charles R. Hess, Jr. to Michael A. Citarelli, Jr. and Regina M. Citarelli by deed dated May 10, 2018 and recorded in Book 595 at Page 338 of the Springfield Town Land Records.

### **242 Town Farm Road, Lot 66**

Mobile Home located at 242 Town Farm Road situated on Lot 66 and may be all and the same conveyed by Bryan Cobb and Tina Cobb to Tina Cobb by Vermont Mobile Home Uniform Bill of Sale dated January 20, 2004 and recorded in Book 301 at Page 61 of the Springfield Town Land Records. Being a Skyline, Model Allison, 1987, Serial No.: 0116-0226R, 14' x 70'.

### **96 Olive Street**

Being all and the same lands and premises conveyed by June L. Belcher to Robert G. Cota and Kathleen Z. Cota by deed dated August 13, 1964 and recorded in Book 60 at Page 102 of the Springfield Town Land Records.

### **52 Valley Street**

Being all and the same lands and premises decreed by Nancy Scrimgeour Curran to Franklin E. Curran by Decree dated January 4, 2008 and recorded in Book 413 at Page 312 of the Springfield Town Land Records.

### **8 Harvard Street**

Being all and the same lands and premises conveyed by Patricia B. DeVellis, Executor of the Estate of Dorothy L. Chipman to Carrie L. Dixon by deed dated September 22, 2014 and recorded in Book 539 at Page 12 of the Springfield Town Land Records.

### **242 Town Farm Road, Lot 6**

Mobile Home, Artcraft Model No. 50, 1983, Serial No. 20580053 located at 242 Town Farm Road situated on Lot 6 and may be all and the same conveyed by Richard Lafayette and Tammy Lafayette to Jeffrey M. Duling and Patti J. Duling by Mobile Home Bill of Sale dated May 17, 2017 and recorded in Book 515 at Page 206 of the Springfield Town Land Records.

### **186 Lacross Road**

Being all and the same lands and premises conveyed by Linda S. Thurston Hammond and Hugh H. Hammond to Peter M. Farley and Lisa R. Farley by deed dated January 4, 1984 and recorded in Book 82 at Page 350 of the Springfield Town Land Records.

### **26 Elm Street**

Being all and the same lands and premises conveyed by Lance N. and Laurel D. Knight to Marcia J. Gerow by deed dated April 30, 1980 and recorded in Book 77 at Page 512 of the Springfield Town Land Records.

### **589 Brockway Mills Road**

Being all and the same lands and premises conveyed by James and Irma Humphreys to Paul E. Gibbs and Helen Gibbs by deed dated April 1, 1940 and recorded in Book 45 at Page 376 of the Springfield Town Land Records, and the deed to Paul E. Gibbs, Sr., Helen Gibbs (now deceased) and Paul

E. Gibbs, Jr. and May Nancy Gibbs (now deceased) as joint tenants dated September 22, 1960 and recorded in Book 59 at Page 504 of the Springfield Town Land Records.

### **94 Valley Street**

Being all and the same lands and premises conveyed by Heidi Schuerger to Hilaire P. Hennessy and Erin E. Hennessy by deed dated September 30, 2013 and recorded in Book 527 at Page 345 of the Springfield Town Land Records.

### **200 Commonwealth Avenue**

Being all and the same lands and premises conveyed by Henry P. Hill, Jr., Guardian of Henry P. Hill, Sr., and Mary S. Hill to Henry P. Hill, Jr. by deed dated June 30, 1995 and recorded in Book 140 at Page 294 of the Springfield Town Land Records.

### **59 Elm Street**

Being all and the same lands and premises conveyed by Wachovia Bank, National Association to April R. Reed, f/k/a April R. Moore, f/k/a April R. Blanchard, f/k/a April R. Hillock by Special Limited Warranty Deed dated April 24, 2006 and recorded in Book 367 at Page 299 of the Springfield Town Land Records.

### **47-49 South Street, Lot 8**

Mobile Home Bill of Sale from Rivers Edge LLP to David R. and Kathleen Holton, being a Schultz Mobile Home, recorded in Book 500 at Page 1 of the Springfield Town Land Records.

### **48 Valley Street**

Being all and the same lands and premises conveyed by Town of Springfield Tax Collector to Michael D. Hopkins and Gail Clark by deed dated December 10, 2015 and recorded in Book 558 at Page 245 of the Springfield Town Land Records.

### **409 River Street**

Being all and the same lands and premises conveyed by George H. Simonds and Naomi C. Simonds to Daniel W. Keirns, Trustee of the Daniel W. Keirns Trust – 2016 U/D 11/9/16 by deed dated November 7, 2016 and recorded in Book 572 at Page 188 of the Springfield Town Land Records.

### **662 Spencer Hollow Road**

Being all and the same lands and premises conveyed by Lawrence W. King and Christina M. King to Lawrence W. King by deed dated March 25, 2008 and recorded in Book 417 at Page 280 of the Springfield Town Land Records. Except the parcel conveyed by Lawrence W. King to Christina M. King by deed dated December 4, 2008 and recorded in Book 437 at Page 27 of the Springfield Town Land Records.

### **29 Reed Street**

Being all and the same lands and premises conveyed by Lawrence W. King and Chester W. King, Administrators of the Estate of Paul W. King to Lawrence W. King by Final Decree of Distribution filed February 11, 2016 and recorded in Book 560 at Page 235 of the Springfield Town Land Records.

### **10 School Street**

Being all and the same lands and premises conveyed by Carrington Mortgage Services, LLC to Scott Kirkpatrick by deed dated August 30, 2018 and recorded in Book 601 at Page 110 of the Springfield Town Land Records.

### **31 Pearl Street**

Being all and the same lands and premises conveyed by One Credit Union to Scott S. Kirkpatrick by deed dated September 7, 2016 and recorded in Book 568 at Page 322 of the Springfield Town Land Records.

### **12 Hillcrest Road**

Being all and the same lands and premises conveyed by Federal National Mortgage Association a/k/a Fannie Mae to Scott Kirkpatrick by deed dated February 13, 2018 and recorded in Book 593 at Page 39 of the Springfield Town Land Records.

### **296 Massey Road**

Being all and the same lands and premises conveyed by Shirley M. Pinney to Kenneth M. MacQuarrie and Amy Jo Robinson by deed dated September 26, 2006 and recorded in Book 380 at Page 210 of the Springfield Town Land Records. Said property was foreclosed by LaSalle Bank National Association as Trustee for First Franklin Mortgage Loan Trust 2006-FF18, Mortgage Loan Asset-Backed Certificates, Series 2006-FF18 by Judgment Order and Decree of Foreclosure and Order for Public Sale filed June 16, 2008 and recorded in Book 437 at Page 68 of the Springfield Town Land Records, and Certificate of Non-Redemption dated December 29, 2008 and recorded in Book 437 at Page 67 of the Springfield Town Land Records.

### **61 Fairground Road**

Being all and the same lands and premises conveyed by Thomas A. Tier, joined by Alice T. Emerson to Brian T. McFadden by deed dated October 14, 2016 and recorded in Book 571 at Page 25 of the Springfield Town Land Records.

### **75 White Street**

Being all and the same lands and premises conveyed by Federal National Mortgage Association a/k/a Fannie Mae to Joanne Paquette by deed dated September 12, 2017 and recorded in Book 586 at Page 194 of the Springfield Town Land Records.

### **242 Town Farm Road, Lot 74**

Titan Mobile Home, Model Concord, 1980, Serial No. 19-0-149-776 conveyed by Leslie Sawyer to Kathleen L. Partridge by Vermont Mobile Home Uniform Bill of Sale dated April 12, 2012 and recorded in Book 496 at Page 235 of the Springfield Town Land Records.

### **57 School Street**

Being all and the same lands and premises conveyed by Donna L. Forbes to Tyler Pugh by Vermont Mobile Home Bill of Sale dated June 30, 2006 and recorded in Book 372 at Page 207 of the Springfield Town Land Records. Also including the 1968 Hillcrest Mobile Home, 1968, Serial No. HP619B set forth on the Mobile Home Bill of Sale recorded in Book 372 at Page 211 of the Springfield Town Land Records.

### **33 Park Street**

Being all and the same lands and premises conveyed by Joseph Finn Co., Inc., Auctioneer pursuant to Order of Public Sale to River Moguls, LLC by deed dated December 6, 2006 and recorded in Book 386 at Page 111 of the Springfield Town Land Records. Also excepting the Retaining Wall Footing Easement recorded in Book 617 at Page 205 of the Springfield Town Land Records.

### **15 Vine Street**

Being all and the same lands and premises conveyed by Judith C. Lasell to Heather Sanborn-Damato by deed dated January 26, 2018 and recorded in Vol. 592 at Page 101 of the Springfield Town Land Records.

### **5 Hill Place**

Being all and the same lands and premises conveyed by Ruth P. Sherwood (now deceased) to William M. Sherwood by deed dated July 23, 2014 and recorded in Book 536 at Page 70 of the Springfield Town Land Records.

### **1089 Pleasant Valley Road**

Being all and the same lands and premises conveyed by Bert E. Stevens and Frances L. Stevens to Paul Spicer by deed dated July 18, 2000 and recorded in Book 213 at Page 48 of the Springfield Town Land Records.

### **242 Town Farm Road, Lot 36**

Being a 1987/1988 Mobile Home Estates, Serial No. M-0-14645-1 conveyed by Marie Hunt to Steve Marshall and Mandy Stevens by Vermont Mobile Home Bill of Sale dated July 26, 2018 and recorded in Book 599 at Page 151 of the Springfield Town Land Records.

### **149 Elm Street**

Being all and the same lands and premises conveyed by Sandra J. Thurber to John T. Thurber, Jr., James A. Thurber and David B. Thurber by deed dated August 23, 2010 and recorded in Book 470 at Page 348 of the Springfield Town Land Records. Reference is made to the Executor's Deed from Douglas A. Thurber to James A. Thurber and David B. Thurber dated February 9, 2016 and recorded in Book 560 at Page 191 of the Springfield Town Land Records.

### **321 Summer Street**

Being all and the same lands and premises conveyed by Rivers Edge, LLP to Charles A. Tripp and Rosemarie Nichols by deed dated July 28, 2006 and recorded in Book 374 at Page 295 of the Springfield Town Land Records.

### **35 Pearl Street**

Being all and the same lands and premises conveyed by Jason T. Leonard and Ramlah S. Lauritsen to Robert M. Veale by deed dated October 2, 2015 and recorded in Book 555 at Page 103 of the Springfield Town Land Records.

### **242 Town Farm Road, Lot 32**

Being a Castle Model M1402, Serial Number CHPA4674A Mobile Home located at 242 Town Farm Road situated on Lot 32 and may be all and the same conveyed by Stephen Warner and Jean Warner to Aaron Vittum and Michelle Vittum by Mobile Home Bill of Sale dated July 19, 2007 and recorded in Book 401 at Page 223 of the Springfield Town Land Records.

### **6 Martin Court**

Being all and the same lands and premises conveyed by Arvid A. Whitmore and Beverly Whitmore to Kendalyn J. Webber by deed dated August 18, 2008 and recorded in Book 429 at Page 6 of the Springfield Town Land Records. Also includes a mobile home being a 1972 Marlette; Serial Number: 00619A-B, recorded in Book 429 at Page 8 of the Springfield Town Land Records.

### **47 South Street, Lot 5**

Being a 1990 Mansion Mobile Home, Model Dynasty conveyed by Joan Kincaid to Holly Wiley by deed dated February 9, 2016 and recorded in Book 560 at Page 194 of the Springfield Town Land Records.

and so much of said lands will be sold at public auction at Park Street School Auditorium, 60 Park Street, Springfield, Vermont, a public place in such Town, on the 12th day of November, 2020 at Ten O'clock in the forenoon, as shall be requisite to discharge such taxes, water and sewer charges with costs, unless previously paid.

You have the right to request in writing, at least 24 hours prior to the tax sale date set forth above, that only a portion of the property be sold to satisfy the delinquent tax bill. Should you wish to proceed with this request, you must follow the procedure set forth in 32 V.S.A. § 5254; clearly identify the portion of the property to be sold, and include a certification from the Act 250 district coordinator and the town zoning administrator that the portion identified may be legally subdivided.

If you qualify under 24 V.S.A. § 1535, you may be able to receive an abatement of the property taxes, interest and collection fees you owe to the town. Abatement means that your taxes could be reduced or eliminated. You have the right to appear before the Board of Abatement and explain why you think your taxes should be abated. To apply for an abatement, you must write to Barbara A. Courchesne, Town Clerk, 96 Main Street, Springfield, Vermont 05156.

Dated at Springfield, County of Windsor and State of Vermont, this 9th day of October, 2020.