

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:

54 Reservoir Road

For the years 2021-22 and 2022-2023. 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.

Mobile Home, 69 Dogwood Lane

For the years 2020-2021, 2021-2022 and 2022-2023. Being a Make Commodore, Model Nova, 1987, 14'x70' Mobile Home conveyed by Bean's Mobile Homes, Inc. to Devin Bussino by Vermont Mobile Home Uniform Bill of Sale dated May 4, 2019 and recorded in Volume 612 at Page 74 of the Springfield Town Land Records.

49 Reservoir Road

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Kermit C. Fullam and Christine M. Fullam to Kelsey C. Christensen by deed dated March 31, 2017 and recorded in Book 578 at Page 52 of the Springfield Town Land Records.

Mobile Home, 137 Dogwood Lane

For the years 2021-2022 and 2022-2023. Being a Make Fleetwood, Model Sun Crist, Serial No. PAF-LY22A47115-SC13 Mobile Home conveyed by The Housing Foundation, Inc. to Kenneth Cooper and Katie Cooper by Vermont Mobile Home Uniform Bill of Sale dated August 26, 2013 and recorded in Book 522 at Page 271 of the Springfield Town Land Records.

199 Summer Street

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Springfield School District to DAL Advisors, LLC by deed dated May 4, 2019 and recorded in Book 563 at Page 214 of the Springfield Town Land Records.

15 Main Street

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Springfield Lodge No. 42, I.O.O.F. to DAL Advisors, LLC by deed dated March 30, 2015 and recorded in Book 547 at Page 86 of the Springfield Town Land Records.

70 Valley Street

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Wells Fargo Bank, N.A. to DAL Advisors, LLC by deed dated August 3, 2015 and recorded in Book 553 at Page 281 of the Springfield Town Land Records.

138 Main Street

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Federal National Mortgage Association a/k/a Fannie Mae to DAL Advisors, LLC by deed dated January 25, 2016 and recorded in Book 559 at Page 319 of the Springfield Town Land Records.

316 South Street

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Kovanna M. Buskey to Sheila Fredyma by deed dated March 12, 2002 and recorded in Book 246 at Page 244 of the Springfield Town Land Records.

158 Fairground Road

For the years 2020-2021, 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Marion L. Hickey to Patrick O. Kilburn, Sr. and Doris R. Kilburn by deed dated December 22, 1999 and recorded in Book 204 at Page 233 of the Springfield Town Land Records. Excepting the conveyance by Patrick O. Kilburn, Sr. and Doris R. Kilburn to Rockingham Area Community Land Trust, Inc. dated December 22, 1999 and recorded in Book 204, Page 245. Including that certain Lease as identified by Memorandum of Lease between Rockingham Area Community Land Trust, Inc. and Patrick O. Kilburn, Sr. and Doris R. Kilburn dated December 22, 1999 and recorded in Book 204 at Page 249. Lastly, that certain Housing Subsidy Covenant dated December 22, 1999 and recorded in Book 204, Page 265. As conveyed to Windham and Windsor Housing Trust, Inc. by Limited Warranty Deed of Rockingham Area Community Land Trust, Inc. dated May 17, 2011 and recorded in Book 481, Page 214.

134 Harvard Street

For the years 2020-2021, 2021-2022 and 2022-2023. 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.

30 St. Patricks Street

For the years 2020-2021, 2021-2022 and 2022-2023. 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.

650 Brook Road

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Mark L. Tapper to Guy A. Lariviere by deed dated November 6, 1991 and recorded in Book 102 at Page 74 of the Springfield Town Land Records.

42 Harlow Street

For the years 2020-2021, 2021-2022 and 2022-2023. Being all and the same lands and premises con-

veyed by Virginia M. Gates f/k/a Virginia M. Todd and Stacy M. Gates to Tony M. Garland and Cynthia S. Garland by deed dated October 2, 1998 and recorded in Book 181 at Page 243 of the Springfield Town Land Records. Reference is made to the deed from Tony M. Garland to Cynthia S. Lucius f/k/a Cynthia S. Garland by deed dated March 27, 2007 and recorded in Book 393, Page 20 of the Springfield Town Land Records.

15 Baltimore Road

For the years 2021-2022 and 2022-2023. Being the remainder of all and the same lands and premises conveyed by Walter R. Fawcett, Jr. and Susan B. Fawcett to Michael Morabito and Gayle Morabito by deed dated January 26, 1999 and recorded in Book 188 at Page 260 of the Springfield Town Land Records, and also the remainder of all and the same lands and premises conveyed by George E. Stott and Nancy J. Stott to Michael Morabito and Gayle Morabito by deed dated August 3, 1998 and recorded in Book 179 at Page 221 of the Springfield Land Records. Also by deed from Stott dated August 3, 1998 and recorded in Book 179 at Page 224. Being Tax Parcel 01A\1\23-1.

410 Carley Road

For the years 2020-2021, 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Francis X. Berube, Jr. a/k/a Francis S. Berube and Pamela J. Berube to Leslie Novak by deed dated August 13, 2000 and recorded in Book 469 at Page 311 of the Springfield Town Land Records.

75 White Street

For the years 2021-2022 and 2022-2023. 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.

25 Harlow Road

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by William A. Noyes and Rebecca C. Noyes to Robert E. Pelletier (now deceased) and Mary L. Pelletier by deed dated February 28, 1973 and recorded in Book 66 at Page 132 of the Springfield Town Land Records.

11 Buena Vista Street

For the years 2020-2021, 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by The Bank of New York Mellon to Carleton Sollars Procter by deed dated November 25, 2020 and recorded in Book 637 at Page 162 of the Springfield Town Land Records.

Mobile Home, 18 Oak Lane

For the years 2020-2021, 2021-2022 and 2022-2023. Being a Mobile Home conveyed by Niomi Densmore and Barry Potwin. to Steven Rogers, Jr. and Alesha Rogers by Vermont Mobile Home Uniform Bill of Sale dated July 21, 2015 and recorded in Book 552 at Page 12 of the Springfield Town Land Records.

405 Seavers Brook Road

For the years 2020-2021, 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by Charles A. Locke, III and Patricia A. Locke to Dale Squires, Sr. and Dale Squires, Jr. by deed dated August 22, 2014 and recorded in Book 537 at Page 195 of the Springfield Town Land Records.

Mobile Home, 79 Cypress Lane

For the years 2021-2022 and 2022-2023. Being a Make Frontier, Serial No. 045803 10'x45' gray Mobile Home conveyed by Anthony E. Lester to Ashley Stone by Vermont Mobile Home Uniform Bill of Sale dated January 9, 2014 and recorded in Book 528 at Page 90 of the Springfield Town Land Records.

Mobile Home, 14 Ash Lane

For the years 2021-2022 and 2022-2023. 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. Reference is made to the conveyance by Aaron Vittum to Michelle Vittum by deed dated April 19, 2021 and recorded in Book 643 Page 9 of the Springfield Land Records.

0 Connecticut River Road

For the years 2021-2022 and 2022-2023. Being all and the same lands and premises conveyed by James M. Hatch and Marjorie R. Royce to Justin Wagner by deed dated September 24, 2020 and recorded in Book 631 at Page 335 of the Springfield Town Land Records.

and so much of said lands will be sold at public auction at Springfield Town Office, 96 Main Street, Springfield, Vermont, a public place in such Town, on the 7th day of September, 2023 at Ten O'clock in the forenoon, as shall be requisite to discharge such taxes 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 19th day of July, 2023.

Barbara A. Courchesne,
Collector of Town and Town School District Taxes, Town Water and Sewer Taxes