NOTICE OF TAX SALE
TOWN AND VILLAGE OF LUDLOW,VERMONT

The resident and nonresident owners, lien holders and mortgagees of lands in the Town and Village of Ludlow in the County of Windsor are hereby notified that the taxes assessed by such town and village for the years 2022 through 2026 remain, either in whole of in part, unpaid on the following described lands in such town and village, to wit:

1. 321 Route 103 South: Land and premises described in the Warranty deed from Mervin L. Wilkinson and Kathryn A. Wilkinson to Kiran Patel dated August 1,2005 and recorded in Book 290, Pages 223-227 of the Land Records of the Town and Village of Ludlow.

2. 50 Ford Farm Lane: Land and premises described in the Warranty deed from Kevin Kuntz and Patricia Kuntz to John W. Panin dated December 23, 2002 and recorded in Book 231, Pages 26-27 of the Land Records of the Town and Village of Ludlow.

Pursuant to 32 V.S.A. § 5254, so much of such lands will be sold at public auction at the Ludlow Municipal Building, a public place in such town, on the 18th day of December 2026 at 11:00 o'clock a.m., as shall be requisite to discharge such taxes with costs and fees, unless previously paid. Be advised that the owner or mortgagee, or the owner's or mortgagee's representatives or assigns, of lands sold for taxes shall have a right to redemption for a period of one year from the date of sale pursuant to 32 V.S.A. § 5260.

Not less than 24 hours prior to the sale, the owner of the property being sold for taxes may request in writing that a portion of the property be sold. The request must clearly identify the portion of the property to be sold and must be accompanied by a certification from the Act 250 District Environmental Commission and the town zoning administrator that the portion identified may be subdivided and meets the applicable minimum lot size requirements. In the event that the portion identified by the taxpayer cannot be sold for the tax and costs, then the entire property may be sold. 32 V.S.A. § 5254(b).

If you qualify under 24 V.S.A. §1535, you may be able to receive an abatement of your delinquent taxes. 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, you must write to Ulla Cook, Town Clerk, P.O.307, Ludlow, VT 05149.

Dated at Ludlow, Vermont, this 13th day of November, 2026

Penny Wu
Collector of Taxes
Town and Village of Ludlow, Vermont