

NOTICE OF TAX SALE

The resident and non-resident owners, lien holders and mortgagees of lands in the Town of Newport, in the County of Orleans and State of Vermont, are hereby notified that the taxes assessed by the said Town of Newport for the year 2019, and delinquent water and sewer charges, remain either in whole or in part unpaid on the following described land and premises in said town, to wit:

PARCEL NO. 1:

Name of Taxpayer: **TERRY L. CORR**

Description of Property: It being all and the whole of the same land and premises conveyed by Warranty Deed dated October 19, 2001 and recorded in Book 23, Pages 257-258 of the Town of Newport Land Records from Raymond Geoffrey, Shirlene Geoffrey, Marcel Geoffrey and Darlene Geoffrey to Terry L. Corr.

<u>YEAR OR DELINQUENCY</u>	<u>AMOUNT OF TAXES OR DELINQUENCY, COLLECTOR'S FEES, INTEREST AND COSTS</u>
WATER	\$710.73
SEWER	90.75

PARCEL NO. 2:

Name of Taxpayer: **CREATIVE REAL ESTATE INVESTMENT, LLC**

Description of Property: It being all and the whole of the same land and premises conveyed by Warranty Deed dated March 31, 2005 and recorded in Book 26, Pages 73-74 of the Town of Newport Land Records from Jody Marquis, dba Creative Minds Children's Center to Creative Real Estate Investments, LLC, together with all and the whole of the same land and premises conveyed by Warranty Deed dated June 29, 2010 and recorded in Book 29, Pages 88-89 of the Town of Newport Land Records from Roland Brasseur and Suzanne Brasseur to Creative Real Estate Investments, LLC.

<u>YEAR OR DELINQUENCY</u>	<u>AMOUNT OF TAXES OR DELINQUENCY, COLLECTOR'S FEES, INTEREST AND COSTS</u>
2019	\$12,627.72
WATER (CREATIVE MINDS ACCOUNT)	2,592.00
SEWER (CREATIVE MINDS ACCOUNT)	594.00
WATER (CREATIVE REAL ESTATE ACCOUNT)	2,592.00
SEWER (CREATIVE REAL ESTATE ACCOUNT)	594.00

PARCEL NO. 3:

Name of Taxpayer: **DURAND SABERI & CHRISTOPHER LOGAN, JR.**

Description of Property: It being all and the whole of the same land and premises conveyed by Quit Claim Deed dated November 5, 2018 and recorded in Book 34, Page 76 of the Town of Newport Land Records from Durand Saberi to Durand Saberi and Christopher Logan, Jr.

<u>YEAR OR DELINQUENCY</u>	<u>AMOUNT OF TAXES OR DELINQUENCY, COLLECTOR'S FEES, INTEREST AND COSTS</u>
2019	\$2,743.53

PARCEL NO. 4:

Name of Taxpayer: **WAYNE WOODARD, JR. & ROBIN WOODARD**

Description of Property: It being all and the whole of the same land and premises conveyed by Warranty Deed dated May 7, 2009 and recorded in Book 28, Pages 345-347 of the Town of Newport Land Records from Don E. Willis to Wayne Woodard, Jr. and Robin Woodard, together with the mobile home located thereupon.

<u>YEAR OR DELINQUENCY</u>	<u>AMOUNT OF TAXES OR DELINQUENCY, COLLECTOR'S FEES, INTEREST AND COSTS</u>
2019	\$1,469.80

And such lands and premises will be sold at public auction at the Newport Town Clerk's Office, 102 Vance Hill Road in the Town of Newport, Vermont, a public place within said municipality, on the 22nd day of October, 2020, as per the following schedule:

PARCEL NO. 1 - 9:00 A.M.	PARCEL NO. 2 - 9:05 A.M.
PARCEL NO. 3 - 9:10 A.M.	PARCEL NO. 4 - 9:15 A.M.

respectively assessed against the aforesaid properties, together with costs, interest and fees, shall have been previously paid.

Pursuant to Title 32, Section 5254 (b), Vermont Statutes Annotated, an owner of property being sold for taxes may request in writing, not less than twenty-four (24) hours prior to the tax sale, that only a portion of the property be sold. Such request must clearly identify the portion of the property to be sold, and must be accompanied by a certification from the district environmental commission and the Town of Newport zoning administrative officer that the portion identified may be subdivided and meets the minimum lot size requirements. In the event that the portion so identified by the taxpayer cannot be sold for the amount of the unpaid tax and costs, then the entire property will be sold to pay such unpaid tax and costs.

Taxpayers are further advised of their right to have a hearing before the Town of Newport Board for the Abatement of Taxes in accordance with the provisions of Title 24, Section 1535, Vermont Statutes Annotated. Taxpayers wishing to have such a hearing must contact the Newport Town Clerk to request such a hearing.

Dated at the Town of Newport, Vermont, this ____th day of
September, 2020.

ATTEST: s/Denise Daigle
Denise Daigle, Tax Collector for
the Town of Newport, Vermont