

Legal Notice - Town of Enfield, CT
NOTICE SUBSEQUENT TO SALE OF REAL ESTATE FOR TAXES
Conn. Gen. Stat. 12-157 (1949 rev., s. 1938; PA 82-141,
s. 3, 4; PA 84-146, s. 9; PA 95-228; PA 97-139)

Collector of Revenues of the Town of Enfield, Connecticut:

Having made lawful demand for the payment of taxes due me as the Collector of Revenue of the Town of Enfield, and payment having been neglected and refused, **I SOLD AT PUBLIC AUCTION** the following described properties, separately, to satisfy taxes, interest and all charges accrued thereon.

SAID SALE took place in the Enfield Town Hall, 820 Enfield Street, Enfield, Connecticut on September 21, 2017 beginning at 4 pm.

THE REDEMPTION PERIOD FOR THE FOLLOWING PROPERTIES SHALL EXPIRE ON March 21, 2018. IF REDEMPTION DOES NOT TAKE PLACE BY MARCH 21, 2018, AND IN THE MANNER PROVIDED BY LAW, THE DELINQUENT TAXPAYER, AND ALL MORTGAGEES, LIEN-HOLDERS AND OTHER RECORD ENCUMBRANCERS WHO HAVE RECEIVED ACTUAL OR CONSTRUCTIVE NOTICES OF SUCH SALE AS PROVIDED BY LAW, SHALL HAVE THEIR RESPECTIVE TITLES, MORTGAGES, LIENS AND OTHER ENCUMBRANCES IN SUCH PROPERTY EXTINGUISHED.

Additional information may be found in section 12-157 of the Connecticut General Statutes.

Properties were sold as follows:

1 Property assessed from October 1, 2013 through October 1, 2015, presently in the name of 26-32 Church Street LLC, to satisfy taxes, interest and lien fees in the amount of \$17,771.37 (as of May 31, 2017) plus collection costs and other charges accrues thereon. Property described as 32 Church Street, Parcel #0153-0002.0030, and more fully described in the Enfield Land Records Volume 2457, Page 234. Purchased by Town of Enfield, 820 Enfield St, Enfield, CT – Purchase Price \$1.00

#7 Property assessed from October 1, 2008 through October 1, 2015, presently in the name of Robert Belrose, Steve Buker and Darcie Chapat, to satisfy taxes, interest and lien fees in the amount of \$39,564.32 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 35 Shaker Road, Parcel #0024-0001.0040 and more fully described in the Enfield Land Records Volume 2528, Page 614. Purchased by Hanife Kuruca, 54 Kalish Ave, Enfield, CT – Purchase Price \$9,000.00

#8 Property assessed from October 1, 2012 through October 1, 2015, presently in the name of Todd and Jessica Bianco, to satisfy taxes, interest and lien fees in the amount of \$21,683.83 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 10 Audrey Lane, Parcel #0468-0002.0025 and more fully described in the Enfield Land Records Volume 2579, Page 1041. Purchased by A127 LLC, 494 Bridgeport Ave Suite 101-308, Shelton, CT - Purchase Price \$63,000.00

#9 Property assessed from October 1, 2012 through October 1, 2015, presently in the name of Henry Callinder and Susan Sheridan, to satisfy taxes, interest and lien fees in the amount of \$15,506.66 (as of

May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 3 Warriner Avenue, Parcel #0219-0001.0005 and more fully described in the Enfield Land Records Volume 2569, Page 668.

Property Adjoined

#10 Property assessed from October 1, 2012 through October 1, 2015, presently in the name of Earl Cecire, to satisfy taxes, interest and lien fees in the amount of \$18,952.70 (as of May 31, 2017) plus collections costs and other charges accrued thereon. Property described as 18 Manning Road, Parcel #0253-0002.0040 and more fully described in the Enfield Land Records Volume 2591, Page 798.

Property Redeemed

#13 Property assessed from October 1, 2013 through October 1, 2015, presently in the name of Delacey M. Coleman, Trustee, to satisfy taxes, interest and lien fees in the amount of \$14,432.15 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 70 Brookside Village, Parcel #0482-0001.0051 and more fully described in the Enfield Land Records Volume 2637, Page 832.

Purchased by A1Z7 LLC, 494 Bridgeport Ave Suite 101-308, Shelton, CT – Purchase Price \$93,000.00

#15 Property assessed from October 1, 2012 through October 1, 2015, presently in the name of Gilman J. Corriveau, Trustee, to satisfy taxes, interest and lien fees in the amount of \$16,761.68 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 39 Nancy Drive, Parcel #0476-0001.0105 and more fully described in the Enfield Land Records Volume 2148, Page 10.

Purchased by A1Z7 LLC, 494 Bridgeport Ave Suite 101-308, Shelton, CT – Purchase Price \$93,000.00

#28 Property assessed from October 1, 2013 through October 1, 2015, presently in the name of Edward F., Virginia J. and Roger William Jones, to satisfy taxes, interest and lien fees in the amount of \$11,961.20 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 35 Troy Lane, Parcel #0723-0001.0015 and more fully described in the Enfield Land Records Volume 1097, Page 256.

Purchased by A1Z7 LLC, 494 Bridgeport Ave Suite 101-308, Shelton, CT – Purchase Price \$92,000.00

#36 Property assessed from October 1, 2013 through October 1, 2015, presently in the name of Sheila H. Miltner, to satisfy taxes, interest and lien fees in the amount of \$13,525.96 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 4 Meadow Street, Parcel #0205-0002.0010 and more fully described in the Enfield Land Records Volume 2594, Page 599.

Purchased by Wilfred Torres, Jr, 3 Meadow St, Enfield, CT – Purchase Price \$94,000.00

#41 Property assessed from October 1, 2013 through October 1, 2015, presently in the name of Sophie Z. Polinski, to satisfy taxes, interest and lien fees in the amount of \$13,132.91 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 4 Play Road, Parcel #0953-0002.0005 and more fully described in the Enfield Land Records Volume 929, Page 314.

Purchased by D'Aleo Realty LLC, Gregory D'Aleo Agent, 41 Grant St, Enfield, CT – Purchase Price \$41,000.00

#45 Property assessed from October 1, 2005 through October 1, 2015, presently in the name of Save Our Strand, Inc., to satisfy taxes, interest and lien fees in the amount of \$120,666.31 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property is described as 17 N. Main

Street, Parcel #0149-0001.0010 and more fully described in the Enfield Land Records Volume 1010, Page 255.

Purchased by Town of Enfield, 820 Enfield St, Enfield, CT – Purchase Price \$1.00

#47 Property assessed from October 1, 2008 through October 1, 2015, presently in the name of Somerset Development Corp., to satisfy taxes, interest and lien fees in the amount of \$748.67 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as Taft Lane, Parcel #0844-0001.0023 and more fully described in the Enfield Land Records Volume 928, Page 1995. Purchased by Jarmoc Farms LLC, 69 Broad Brook Rd, Enfield, CT – Purchase Price \$1,210.64

#50 Property assessed from October 1, 2013 through October 1, 2015, presently in the name of Sally D. Sturtevant, to satisfy taxes, interest and lien fees in the amount of \$11,949.86 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 5 Elan Street, Parcel #0315-0001.0015 and more fully described in the Land Records Volume 687, Page 136. Purchased by Muhammad Chaudhry, 59 Yale Dr, Enfield, CT – Purchase Price \$91,000.00

#58 Property assessed from October 1, 2002 through October 1, 2015, presently in the name of Janice Wojnar, to satisfy taxes, interest and lien fees in the amount of \$147,570.08 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as Mullen Road, Parcel #0017-0001.0030 and more fully described in the Enfield Land Records Volume 2344, Page 210. Property Adjourned

#60 Property assessed from October 1, 2012 through October 1, 2015, presently in the name of J. Guadalupe Cadena and Maria Del Carmen Orta, to satisfy taxes, interest and lien fees in the amount of \$15,399.84 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 31 Church Street, Parcel #0153-0001.0030 and more fully described in the Enfield Land Records Volume 2518, Page 346. Purchased by Hasan Kuruca, 54 Kalish Ave, Enfield, CT – Purchase Price \$19,000.00

#61 Property assessed from October 1, 2002 through October 1, 2015, presently in the name of Francis J. Pilch Jr., Paul Pilch, Crystal Mann and Edward M. Pilch Jr., to satisfy taxes, interest and lien fees in the amount of \$75,695.54 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as Shaker Road, Parcel #0024-0002.0029 and more fully described in the Enfield Land Records Volume 1218, Page 99. Property Adjourned

#62 Property assessed from October 1, 2002 through October 1, 2015, presently in the name of Daro Development Corporation, Inc., David Brown Trustee, to satisfy taxes, interest and lien fees in the amount of \$11,882.94 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as Foxcroft Road, Parcel #0232-0001.0173 and more fully described in the Enfield Land Records Volume 526, Page 552. Purchased by Town of Enfield, 820 Enfield St, Enfield, CT – Purchase Price \$1.00

#63 Property assessed from October 1, 2009 through October 1, 2015, presently in the name of Douglas E. Drake, to satisfy taxes, interest and lien fees in the amount of \$32,713.72 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 46 Cottage Green, Parcel #0125-0001.0040 and more fully described in the Enfield Land Records Volume 1229, Page 31. Purchased by Town of Enfield, 820 Enfield St, Enfield, CT – purchase Price \$1.00

#64 Property assessed from October 1, 2002 through October 1, 2015, presently in the name of Sydney F. Manning AKA Sidney F. Manning, to satisfy taxes, interest and lien fees in the amount of \$40,230.80 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property described as 55 Kimberly Drive, Parcel #0840-0001.0080 and more fully described in the Enfield Land Records Volume 565, Page 1060.

Property Adjourned

#65 Property assessed from October 1, 2002 through October 1, 2015, presently in the name of Sydney F. Manning AKA Sidney F. Manning, to satisfy taxes, interest and lien fees in the amount of \$38,954.31 (as of May 31, 2017) plus collection costs and other charges accrued thereon. Property is described as 17 Susan Circle, Parcel #0813-0002.0045 and more fully described in the Enfield Land Records Volume 565, Page 1058.

Property Adjourned

All properties on which the sale was adjourned will each be re-noticed in entirety and offered for sale at a subsequent time, unless the taxes on those properties are paid in the interim.

Dated at Enfield, Connecticut, this 16th day of October, 2017

Della Froment, CCMC, CCMA

Assessor/Supervisor of Assessment and Revenue Collection