

TOWN OF MONKTON NOTICE OF TAX SALE

The resident and non-resident owners, lienholders and mortgagees of the real estate in the Town of Monkton, in the County of Addison, and State of Vermont, are hereby notified that real estate taxes assessed by the Town of Monkton for the 2018, 2019, 2020, 2021 and 2022 tax years remain, either in whole or in part, unpaid upon the following described real estate in the Town of Monkton, Vermont as indicated below, to wit:

Christian D. Placey: 2020 Property Taxes

Being a three-bedroom 14x70 foot manufactured home, located at 7 Vaughn Court, Monkton, Vermont, more particularly described in a Warranty Deed from Kimberly L. Porter, formerly known as Kimberly L. Shaw, to Christian D. Placey dated July 17, 2020, and recorded in the Monkton Land Records in Book 164 at Page 365. Reference is made to (a) Addison County Community Trust, Inc. Housing Subsidy Covenant by and between Christian D. Placey and Addison County Community Trust, Inc., dated July 16, 2020 and July 17, 2020, and recorded in the Monkton Land Records in Book 164 at Page 373; and (b) Memorandum of Lease, Vaughn Mobile Home Park, Monkton, VT by and between Christian D. Placey and Addison County Community Trust, Inc., dated July 16, 2020 and July 17, 2020, and recorded in the Monkton Land Records in Book 164 at Page 382. (Parcel I.D. #04.102.052.000).

Tara Lorraine Gymrek Tower (Pike):

2018, 2019, 2020, 2021 and 2022 Property Taxes

Being 1.00 acre of land, more or less, with dwelling and any and all other improvements thereon, located at 1120 Hollow Road, Monkton, Vermont, and being all and the same lands and premises conveyed to Tara Lorraine Gymrek Tower by Trustee's Deed of Tove Nicole Gymrek Tower, as Trustee of the Sandra L. Tower Revocable Trust u/t/a dated December 20, 2011, as amended December 21, 2011, said Trustee's Deed dated April 24, 2012, and recorded in the Monkton Land Records in Book 136 at Page 304. (Parcel I.D. #04.102.017.000).

And so much of said real estate will be sold at public auction at the Monkton Town Clerk's office, a public place in said Town on the 29th day of August, 2024 at 10:00 o'clock in the forenoon, as shall be requisite to discharge such taxes with costs and fees, unless previously paid.

Any questions or inquiries regarding the above-referenced sale should be directed to the following address:

Carroll, Boe, Pell & Kite, P.C.

ATTN: Constance Tryon Pell, Esq. or Wanda M. Murray, Paralegal
64 Court Street

Middlebury, Vermont 05753

Telephone: (802) 388-6711

Carroll, Boe, Pell & Kite, P.C. and the Town of Monkton do not give any opinion or certification as to the marketability of the titles to any of the above-referenced properties as held by the current owner/taxpayer.

The only acceptable forms of bid payment at the day of tax sale are: bank check payable to Carroll, Boe, Pell & Kite, P.C., Real Estate Trust Account or letter of credit from bank followed by bank check payable to Carroll, Boe, Pell & Kite, P.C., Real Estate Trust Account. **No cash or personal checks will be accepted.**

Dated at Monkton, Vermont this 13th day of June, 2024.

William C. Joos, Town of Monkton
Delinquent Tax Collector