

NOTICE OF SALE

The resident and non-resident owners, lien holders and mortgagees of lands in the Town of Corinth in the County of Orange and State of Vermont are hereby notified that taxes for the years **2018-2019, 2019-2020, 2020-2021 and 2021-2022** remain, either in whole or in part, unpaid on the following described premises in such Town, to wit:

1. **Creed M. Albrecht**

Being two adjoining parcels of land with the buildings and improvements thereon standing, said to contain a total of 32.23 acres, more or less, situated at 3973 Maplewood Road in the Town of Corinth and being all and the same lands and premises conveyed to William H. Arnold, Norma A. Albrecht, Creed M. Albrecht and Carmelita V. Albrecht by Warranty Deed of Albert T. Collins and Christine M. Collins dated March 31, 2004 and recorded in Book 78, Page 284. Reference is made to the Quitclaim Deed from Carmelita V. Albrecht to Creed M. Albrecht dated June 10, 2014 and recorded in Book 103, Page 15 of the Corinth Land Records. Reference is also made to the Quitclaim Deed from Norma A. Albrecht and William H. Arnold to Creed M. Albrecht dated January 20, 2018 and recorded in Book 103, Page 414 of the Corinth Land Records.

2. **David L. Benoit and Beverly A. Grimand**

Being a parcel of land with the buildings and improvements thereon standing, said to contain 0.19 acres, more or less, situated at 1507 Richardson Road in the Town of Corinth and being all and the same lands and premises conveyed to Beverly A. Grimard and David L. Benoit by Quitclaim Deed of Shirley Benoit dated August 19, 1992 and recorded in Book 53 Page 194 of the Corinth Land Records.

3. **Richard Boccuzzio**

Being a parcel of land with the buildings and improvements thereon standing, said to contain 0.38 acres, more or less, situated at 52 Ryder Road in the Town of Corinth and being all and the same lands and premises conveyed to Richard Boccuzzio by Warranty Deed of Lawrence Kennedy and Lorraine Kennedy dated December 16, 1988 and recorded in Book 48, Page 266 of the Corinth Land Records. Reference is also made to the following deeds:

(a) Book 48, Page 416 – Quitclaim Deed from the Town of Corinth to Richard Boccuzzio dated February 20, 1989.

(b) Book 48, Page 418 – Quitclaim Deed from the Town of Corinth School Directors to Richard Boccuzzio dated February 9, 1989.

4. **Michael K. Danforth and David A. Danforth, Jr.**

Being a parcel of land said to contain 34.5 acres, more or less, with the buildings and improvements thereon standing situated at 161 Pond Road in the Town of Corinth and being all and the same lands and premise conveyed to Michael K. Danforth and David A. Danforth, Jr. by Warranty Deed of Cindy Danforth dated March 7, 2012 and recorded in Book 94, Page 132 of the Corinth Land Records.

5. **Dennis E. Ferguson, Donald T. Ferguson and William T. Ferguson**

Being a parcel of land with the buildings and improvements thereon said to contain 0.50 acres, more or less, situated at 412 Camp Munn Road in the Town of Corinth and being all and the same lands and premises conveyed to Dennis E. Ferguson, Donald Thomas Ferguson and William T. Ferguson by Quitclaim Deed of Donald Tracey Ferguson dated August 5, 2002 and recorded in Book 74, Page 257 of the Corinth Land Records.

6. **Michael Phinney, Sr.**

Being a parcel of land with the buildings and improvements thereon, said to contain 30.0 acres, more or less, situated at 148 Rabbit Path in the Town of Corinth and being those same lands and premises to Michael Phinney, Sr. and Donna Phinney by Warranty Deed of Ralph Clifford Claflin and Mary Downing Claflin dated August 28, 1998 and recorded in Book 49, Page 232 of the Corinth Land Records. Reference is also made to the Quitclaim Deed from Donna Phinney to Michael Phinney, Sr. dated February 25, 1994 and recorded in Book 59, Page 451 of the Corinth Land Records.

7. **Michele A. Walker**

Being a parcel of land said to contain 0.20 acres, more or less, with the buildings and improvements thereon standing situated at 657 Village Road in the Town of Corinth and being all and the same lands and premise conveyed to Michele A. Walker by Warranty Deed of Martins Olde Village Store, Inc dated May 2, 2006 dated March 7, 2012 and recorded in Book 83, Page 524 of the Corinth Land Records.

8. **Gene A. Welch, Jr.**

Being a parcel of land with the buildings and improvements thereon, said to contain 2.46 acres, more or less, situated at 440 Miller Road in the Town of Corinth and being all and the same lands and premises to Gene A. Welch, Jr. by Warranty Deed of Robert L. Griffith and Sara G. Griffith dated June 9, 1982 and recorded in Book 41, Page 218 of the Corinth Land Records.

9. **Leo A. Williams, Sr.**

Being a parcel of land with the buildings and improvements thereon, said to contain 0.65 acres, more or less, situated at 310 Limlaw Road in the Town of Corinth and being all and the same lands and premises to Leo A. Williams, Sr. by Quitclaim Deed of Paul Thomas dated August 22, 2013 and recorded in Book 96, Page 745 of the Corinth Land Records.

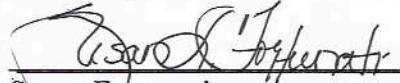
And such premises will be sold at public auction at the Corinth Town Clerk's Office, a public place in such Town, on the **27th day of March, 2024 at 10:00 o'clock in the forenoon**, as shall be requisite to discharge such taxes with costs, unless previously paid.

32 V.S.A. Section 5254: Sale of Realty

(a) When the tax with costs is not paid before the day of sale the real property on which the taxes are due shall be sold to pay such taxes.

(b) Notwithstanding the provisions of subsection (a) of this section, the owner of the property being sold for taxes may request in writing, not less than twenty-four hours prior to the tax sale, that a portion of the property be sold. Such a 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 zoning administrative officer that the portion identified may be subdivided and meets minimum lot size requirements. In the event that the portion identified by the taxpayer cannot be sold for taxes and costs, then the entire property may be sold to pay such tax and costs.

Dated at Corinth, Vermont this 12th day of February, 2024.


Susan Fortunati
Collector of Delinquent Taxes
Town of Corinth