

TOWNSHIP OF MANALAPAN

**NOTICE OF TAX SALE
OF REAL ESTATE IN THE TOWNSHIP OF MANALAPAN FOR
NON-PAYMENT OF TAXES, ASSESSMENTS AND OTHER MUNICIPAL LIENS**

Public notice is hereby given that I, Hope Ingram-Lewis, Collector of Taxes for the Township of Manalapan, County of Monmouth, State of New Jersey, will sell tax liens at public auction in the Municipal Building at 120 Route 522, Manalapan, NJ, on the 6th day of September 2017, at 9:30 a.m. on the following lands:

Said liens will be sold to make the total amount of Municipal liens chargeable against the lands for the years 2016, 2015 and prior, plus interest calculated to September 6, 2017, penalties, sewer charges and the cost of sale, exclusive, however, of the liens for the year 2017. The Collector of Taxes will sell in fee to the persons who bid the amount subject to redemption of the lowest rate of interest, but in no case exceeding eighteen (18) percent per annum. Tax Sale and Certificate of Sale are subject to omitted and added assessments that may be made thereafter, and rollback taxes, as the case may be. Payment of sale items may be made by **certified check, cash or wire transfer**. This sale is made in accordance with NJSA Chapter 5 Title 54 and the acts mandatory thereof and supplemental thereto.

Industrial properties may be subject to the Spill Compensation and Control Act (NJSA 58:10-23.11 et seq.), the Water Pollution Control Act (NJSA 58:10A-1 et seq.), and the Industrial Site Recovery Act (NJSA 13:1K-6 et seq.). In addition, the municipality is precluded from issuing a tax sale certificate to any prospective purchaser who is or may be in any way connected to the prior owner or operator of the site.

IN THE EVENT THE PROPERTY OWNER IS ON ACTIVE DUTY WITH THE MILITARY, THE COLLECTOR SHOULD BE NOTIFIED IMMEDIATELY.

At any time before the sale, payment in full including all 2017 interest charges may be made by **CERTIFIED CHECK, CASH OR MONEY ORDER ONLY**.

Listed as follows is a description of the lands, the owner's names and amounts due. The names shown are as they appear in the tax duplicate and do not necessarily mean that these parties are the current owners of the property:

| Block | Lot | Qualifier | Owner Name | Amount | Type |
|--------------|------------|------------------|-------------------------------------|---------------|-------------|
| 3.03 | 9.04 | -C-B3 - - | WILNER, JULIAN | 2,339.80 | T |
| 5 | 26 | | BNF REALTY NJ LLC | 361.15 | T |
| 10 | 3.03 | -C05-2- - | CHIN, RAYMOND | 1,328.38 | T |
| 10 | 3.03 | -C05-6- - | DAVID, ALEXANDER & LILLY | 246.39 | S |
| 10 | 3.03 | -C08-1- - | GREWAL, WAZIR | 309.10 | TS |
| 10 | 15.03 | -C07-2- - | MARMAR, PAULINA & IGAL | 213.12 | S |
| 10.01 | 44.04 | | ZARRILLO, LEONARD J & BARBARA | 694.51 | S |
| 11.01 | 14 | | LESNIAKOWSKI, THOMAS & KELLYANN | 8,887.37 | TS |
| 11.02 | 25.12 | | GORDONS CORNER REALTY, LLC | 505.78 | S |
| 13 | 23.01 | | JEWISH LEARNING CTR OF MONMOUTH CTY | 6,762.48 | T |
| 13 | 23.02 | | STEPIKURA, KATRINA | 8,048.97 | T |
| 14.02 | 50 | | COSTANTINI, JENNY | 183.30 | S |
| 14.05 | 71 | | SCHNURR, MICHAEL | 1,160.28 | T |
| 19 | 24.10 | | LIUZZI, NICOLA & CATHY | 249.04 | S |
| 22.01 | 6.02 | | HINDS, MATTHEW | 629.31 | S |
| 27 | 30 | | CHOJNACKI, FREDA-ESTATE | 4,865.44 | T |
| 28.01 | 15 | | LIZAMA, MARLENE | 755.57 | S |
| 28.01 | 20 | | PETAK, DONA | 438.68 | S |

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| 28.01 | 27 | | COLONNA, TERESA P | 179.94 | S |
| 28.01 | 28 | | CATANIA, ADOLFO JR | 2,482.67 | T |
| 28.02 | 14 | | HAWTHORNE, DEAN & CECORA, CAROL | 628.97 | S |
| 29.03 | 1.01 | | BOYSEN, ERIN L | 346.24 | S |
| 29.03 | 1.08 | | WORTHY, KAREN | 201.90 | S |
| 29.03 | 1.10 | | DIAZ, RUBIN & AGNES | 743.69 | S |
| 29.03 | 1.20 | | GRICE, JEFFERY | 135.20 | 1 |
| 29.03 | 1.26 | | SMITH, JOSEPH T & RACHEL L | 605.55 | S |
| 29.04 | 1.06 | | DIAZ, DANIEL & ALPHA | 743.69 | S |
| 30 | 5.01 | -C7715- - | YDE REALTY, LLC | 901.29 | T |
| 39 | 9.02 | | ABIKZER, ALISA | 644.92 | S |
| 47 | 35 | | CALABRIA, FRANCES-ESTATE | 1,398.94 | T |
| 47 | 40.02 | | COBY GRAPHICS, LLC | 634.34 | T |
| 47 | 54.02 | | PEARSON, PALMER, THOMAS, SHARON, ETAL | 3,224.27 | T |
| 47.03 | 4 | | KIR, FIMA | 358.21 | S |
| 49.17 | 35 | | DEUTSCHE BANK NATIONAL TRUST CO | 186.02 | S |
| 56.01 | 11 | | TRONCONE, MATTHEW | 597.07 | S |
| 56.01 | 12 | | ZAPATIER, KATHERINE | 194.08 | S |
| 57.01 | 11 | | FACCONE, SAMUEL A | 653.87 | S |
| 66.02 | 7 | | JORDAN, YADIRA FELICIANO- | 694.51 | S |
| 66.07 | 13.01 | | FUGARDI, MARYANNE | 557.02 | TS |
| 66.07 | 112 | | FREEMAN, JEFFREY & NATALIE | 644.92 | S |
| 66.07 | 211 | | POTESTIVO, KERRY & MCDONNELL, LORRAIN | 251.23 | S |
| 66.34 | 11 | | SCHECHTMAN, STEVEN S & GAYLE S | 157.01 | S |
| 66.35 | 14 | | U.S. BANK TRUST, NA, TRUSTEE | 607.30 | S |
| 72 | 25.08 | | ACCARDI, LINDA | 5,150.50 | T |
| 76 | 20 | | FERMIN, JUNIO M | 259.09 | T |
| 76.01 | 6.01 | | SCHAFFER, LISA | 7,442.22 | T |
| 82 | 10.10 | | KAMBHAMPATI, RAMAKRISHNA & INDIRA | 254.89 | T |
| 84 | 21 | | MACHOS, VALERIE M | 4,029.71 | T |
| 302 | 35 | | SADIKU, NEAT | 627.11 | S |
| 306 | 13 | | MICELI, ANITA A & MICELI, KENNETH | 242.27 | S |
| 334 | 20 | | GREWAL, WAZIR & KANWALJIT | 2,180.79 | S |
| 334 | 24.03 | | MAZZA, MARIO & SILVIA | 5,000.27 | T |
| 344 | 30 | | JAGENDORF, ROBERT P & LINDA | 265.77 | S |
| 401 | 9 | | PICCININNI, DOMINICK & JACQUELINE | 305.61 | S |
| 406 | 13 | | SCHECHTER, SCOTT H & JOANNE A | 200.46 | S |
| 407 | 4 | | MANCINO, JAMES M | 743.69 | S |
| 410 | 9 | | STEMMING, RICHARD M | 743.69 | S |
| 417 | 12.09 | | LOH, TIAN | 743.69 | S |
| 418 | 14.07 | | TALIANSKI, ANATOLI | 549.53 | S |
| 418 | 20.01 | | NOLAN, CHARLOTTE | 1,742.17 | TS |
| 419 | 25.04 | | WHITE, ARLENE & SCARPA, LORI | 396.61 | S |
| 423 | 74.04 | | MCKAY, JANICE & RAINFORD, KAREN | 461.65 | S |
| 423 | 75.10 | | JACOB, ZIV & ELLA | 549.53 | S |
| 423 | 76.04 | | RAPPORT, BARBARA EST C/O S WILLIAMS | 3,347.79 | T |
| 425 | 94.05 | | RAPPAPORT, ABRAHAM (LR) | 455.37 | S |
| 426 | 181.04 | | KATZ, IRA | 200.76 | S |
| 428 | 103.03 | | KOBYLARZ, NINA | 644.92 | S |

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| 428 | 107.04 | | TCHIGIRINSKAIA, ALEVTINA & HERMAN | 396.61 | S |
| 430 | 136.16 | | AGOGLIA, CARMEN R | 201.40 | S |
| 430 | 140.08 | | MEHANI, JACQUES & KAREN | 613.98 | T |
| 432 | 154.03 | | SAWYER, ALICE ANNE | 399.87 | S |
| 433 | 167.03 | | SINISCALCHI, LORRAINE M | 698.90 | S |
| 433 | 175.04 | | COVERED BRIDGE CONDOMINIUM ASSOC | 2,284.58 | T |
| 435 | 204.02 | | WKR HOLDINGS, LLC | 642.16 | S |
| 701 | 23 | | LATTMANN, DENNIS | 644.92 | S |
| 701 | 25 | | KUMOLU, ANIKE | 8,395.40 | T |
| 708 | 18 | | CASTELLI, MARIO | 618.76 | S |
| 904 | 52 | | GALKIN, ROSTISLAV & KLINDTWORTH, OL | 2,518.74 | T |
| 1208 | 1 | | RAMPINO, JAMES & DORENE | 15,078.36 | T |
| 1305 | 23 | | RIVERA, LUIS A & MARIA E | 267.60 | S |
| 1313 | 48 | | CALI, GEORGINE M | 6,642.93 | TS |
| 1314 | 31.04 | | LEWIS, JR, FRENCH A | 743.69 | S |
| 1401 | 11 | | CARLIN, ELISSA | 694.51 | S |
| 1403 | 25 | | O'LEARY, THOMAS & DOREA | 336.27 | S |
| 1406 | 35 | | FATTORUSSO, JOHN S & KATHRYN | 228.20 | S |
| 1410 | 19 | | COPPOLA, VINCENT & JEANETTE | 601.19 | S |
| 1416 | 13 | | POLANCO, DIANE SMITH | 597.07 | S |
| 1420 | 2 | | GMITTER, GEORGE - ESTATE | 8,070.44 | TS |
| 1426 | 11 | | LEFKOWITZ, MARK ALLEN-TRUST | 10,811.78 | T |
| 1427 | 16 | | HYMAN, SETH G & LORI | 5,803.39 | TS |
| 1435 | 26 | | BANK OF NEW YORK MELLON, TRUSTEE | 460.80 | S |
| 1438 | 1 | -C08-6- - | MAZZATO, KIM AS TRUST CARLSON, DANIEL | 2,606.26 | TS |
| 1438 | 1 | -C13-1- - | BONNEAU, JOSEPH & KAREN | 653.93 | S |
| 1438 | 1 | -C27-3- - | CASO, JILL | 501.55 | S |
| 1438 | 1 | -C27-6- - | MYASKOVSKY, YULIYA | 600.97 | S |
| 1500 | 13 | | TRAJKOSKI, NAUM & MITRA | 549.53 | S |
| 1501 | 14 | | BUNCH, ERIC | 396.61 | S |
| 1505 | 11 | | FORTUNATO, GERARD & KOKOT, LINDA | 743.69 | S |
| 1702 | 46 | | LAGJI, JONIDA & ADMIR | 228.33 | 1 |
| 1702 | 104 | | U.S. BANK NA, TRUSTEES | 644.92 | S |
| 1707 | 31 | | COCOLICCHIO, STEVEN D & MARIEANN | 743.69 | S |
| 1707 | 33 | | KENNEDY, THOMAS JR | 602.58 | S |
| 1801 | 26 | | VADYALA, MADHUKAR & KIRANMAI | 249.04 | S |
| 1809 | 11.05 | | SULLIVAN, TIMOTHY | 644.92 | S |
| 1810 | 5 | | LOMBARDI, FRANK & KIRSTEN | 736.95 | S |
| 1814 | 22 | | BICKOFF, HYMAN A & ESTHER J | 297.64 | S |
| 2008 | 10 | | TENPENNY, RAYMOND III & REBECCA | 533.82 | S |
| 2008 | 33 | | GNAD, JUDITH C | 743.69 | S |
| 2201 | 2 | | GARGANO, RICHARD & MICHELLE | 627.11 | S |
| 2212 | 6 | | VILLAR, JACQUELINE | 179.72 | S |
| 2501 | 2.142 | | DICKINSON, L, CHAVEZ, M & CHAVEZ, J | 628.57 | S |
| 2501 | 2.212 | | HVERDIYEV, MEKHMAM SHAK | 599.17 | S |
| 2501 | 2.283 | | GRUBB, KELLY R & DANIELLE | 249.04 | S |
| 2501 | 2.482 | | BALDERA-JORGE, ARISMABEL | 5,230.25 | T |
| 2904 | 163 | | DUBIN, LAWRENCE R | 551.62 | S |
| 2904 | 179 | | MORALES, EDWIN & ROCHELLE | 644.92 | S |

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| 3003 | 25.01 | | LITOS, ANNA | 3,106.98 | T |
| 3300 | 3.02 | | GRAZIADEI, WILLIAM DANIEL IV | 5,548.66 | TS |
| 6505 | 18 | | AHLF, STEVEN & AHLF, LILLIAN | 501.55 | S |
| 6515 | 46 | | RAGULA, PILOT | 743.69 | S |
| 7200 | 21.01 | -C515 - - | MATTEI, RICHARD V & LUCILLE A | 544.51 | S |
| 7200 | 21.01 | -C535 - - | DIMATTEO, THOMAS | 694.51 | S |
| 7200 | 21.05 | -C118 - - | HOSSAIN, SYEDA S | 694.51 | S |
| 7231 | 14.41 | | DUBUSS, DENISE A | 628.90 | S |
| 7705 | 17 | | MASTANDREA, CHRISTOPHER & LINDA | 3,550.27 | T |
| 8100 | 14 | | CHAVIANO, ORFILIO JR & MILDRED M | 22,120.17 | T |
| 8305 | 20 | | RS LAND INVESTMENTS LLC | 2,097.17 | T |
| T - Property Taxes | | S - Sewer | 1 - Cut & Clean | | |