

## Township Of Ocean

### Notice of Sale of Property for Nonpayment of Prior Years Taxes, Utilities & Municipal Charges

Public notice is hereby given that I, Crystal M Brinson, Certified Tax Collector of the taxing district of The Township of Ocean, County of Ocean, State of New Jersey, will expose for sale and sell at public online electric sale

Friday, the 15th day of December 2023

The lots and parcels of land and real property hereinafter set forth or any part of said lands or real property as may be necessary on which taxes, sewer & municipal charges for the year 2022 & prior together with interest and cost computed up to the 15th Day of December 2023 as required under the provisions of Article 4, Chapter 5, Title 54 of the revised statutes of New Jersey, 1937, entitled "sale of real property to enforce liens", section 54:5-19 to 54:5-111, and amendments thereto.

Take further notice, that said lands will be sold at 18% interest or less to make the amount of municipal liens chargeable against redemption at the lowest rate of interest. The payment for the sale shall be made before the conclusion of the sale or the property shall be resold.

Industrial properties may be subject to the spill compensation and control act (N.J.S.A. 58:10- 23.11 et seq.) the water pollution act (N.J.S.A. 58:10a-1 et seq.), and the industrial site recovery act (N.J.S.A. 58:13:1k-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.

This year the tax sale is an electronic tax sale. The list can be viewed at <https://ocean-oceancounty.newjerseytaxsale.com>

The land and premises to be sold are described as follows:

Block	Lot	Qualifier	Owner Name	Amount	Type
38	20		HALL, WILLIAM	90.87	T
41	36.01		COASTAL REDEVEL URBAN RENEWAL PART	851.90	WS
51	2.02		BREWER, CYNTHIA L	301.24	WS
53.01	1		HUN, DOLORES	7,406.14	TWS
54.03	11		ROBERTSON, LAWRENCE & MAUREEN	447.31	WS
57.14	9		FELDMAN, MICHAEL	175.68	WS
57.15	39		RUIZ, GLENN ESTATE OF	155.65	WS
57.22	4		FOSTER, VINCENT S	245.34	WS
62	3.01		B62L3.01 PROPERTIES LLC	1,697.90	T
62	4.03	-C305 --	MONTANARO, KEN DEAN	2,134.12	T
64	5.01		580 RT 9 LLC	621.31	T
64	5.04		LOIS LOGAN REALTY LLC	2,247.44	T
65.01	7		STOUT, JOHN & MARIA	1,018.31	WS
70	11		RUBIN, MALKA	138.85	WS
72	4		YGBYA LLC	481.59	WS
74	6		SPRUCE VALLEY LLC	737.91	WS
75	5		PAA, AURELIO P & WENDELITA V	2,804.51	T
75	12		27 WILLOW HOLDINGS LLC	569.43	WS
76	8		BISCHOFF, RICHARD A	347.41	WS
76	17		ROGERS, R M & M & GROOMS, L ETAL	1,519.93	WS
77	22		129 JORDAN LLC	593.11	WS
80	8		KEEN, CLIFFORD L & EVELYN P	589.58	WS
81	10		BALLANTINE, BRIAN C	742.64	WS
81	13.01		GROGAN, SUSAN A	485.67	WS
83	1.05		BANUL, GLENN	885.15	T
83	2		FRANCIS, CHARLES & CZURLANIS, GEO	737.50	T
83	8		FRANCIS, CHARLES & CZURLANIS, G	592.10	T
85	1.05		CAVALIER HOLDINGS LLC	3,576.30	T
86	8		SILVER PEAK EQUITIES LLC	72.65	WS
86	41		MILIUKAS, ANDREW J	4,507.58	TWS
86	55		VASSALLO, DONNA M & FRANCIS S	274.60	WS
86	57		BROWN, ELIZABETH	489.01	WS
91	3		VOLCKMANN, JUDY & SOZANSKI, STEPHEN	357.93	T
93	11.01		KOWALSKI, JOSEPH & ELAINA ETAL	15,142.75	TWS
95.01	1.16		VLAHOS, SPIROS	104.71	W
95.01	1.19		PRIVATEER DRIVE LLC	417.74	T
102	5.01		THOMPSON, EDWARD W JR	133.34	WS
108	2.06		MEYERHUBER, ROBERT EST OF	455.79	WS
110	8		CASALE, RALPH	464.37	WS
110	15		DOOLEY, MEGHAN & DEMAURO, DANIEL	66.42	WS
118	3.04		MAJEWSKI, PAUL & EVELYN	66.64	WS
122	2.02		HANSON, PENNIE J EST OF	4,792.32	TWS
123	5		DELUCIA, WILLIAM	215.73	WS
124	6		ALI, JOSEPH	512.33	WS
124	20		MATIAS, MICHAEL R	242.71	WS
126	6.01		SERPE, JENNIFER	524.17	WS
129	11		O ROURKE, CHRISTOPHER J	861.32	WS
129	13		HEIMS, SANDRA M	767.49	WS
130	6.02		MARTIN, JOHN W & MARY K	6,974.70	TWS
131	9.05		VALENTINE, RONALD J & JACQUELINE C	609.13	T

147	2		GROVER, RAYMOND C & EDNA B	1,922.31	T
182	3		SUIZZO, ROSEMARIE E	1,026.01	WS
183	1		STAMILE, HAROLD D JR	777.47	WS
184	10		TURPANJIAN, PAUL	177.64	WS
187	4		SUTTON, JESSICA L	1,209.84	WS
190	11		REGAN, KEVIN M & ELLEN	369.40	WS
190	16		EWING, CHARLES S	4,836.64	TWS
197	15		GIBERSON, BARON & TRUDY	525.69	WS
206	8		STOCKSCHLADER, JOSEPH JR & KIMBERLY	538.15	WS
211	9.01		IRMAK, ALIMERT	215.45	T
211	10		STABELL, JOHN	110.78	T
214	10.01		VOSS, KEITH S	2,079.09	T
220	10.12		BOEHLER, JOSEPH	69.35	WS
220	10.108		KULDA, CHARLES P JR & K A A	174.85	T
223	3		MORRIS, ROBERT E SR	1,305.70	T
230	2.02		BRUNO, SANDRA ESTATE OF	1,371.49	WS
231	8		WEIDENHOF, JOHN	155.78	WS
232	2		HARTUNG, JESSICA	543.95	WS
232	8.01		HERBERT, DYLAN	75.64	WS
234	5		FLORES, VIRGINIA	162.13	WS
235	2		GAGLIARDO, JOHN JR & MELISSA	202.31	T
236	9		DYBAS, JAMES J	538.94	WS
238	38		PASPE, MONICA M	644.89	WS
239	5		SCHROEDER, FRANCES H	7,973.87	TWS
239	41		GC & JB LLC	3,332.23	TWS
240	14.11		BRAUN, RAYMOND J %EDP	4,719.27	TWS
241.04	16		FERNEKES, DAVID & ELDRIDGE, JENNIFER	807.65	WS
241.04	29		DEVECKA, ROBERT A III & BEDNARZ, A	78.08	WS
241.05	6		GEARL, JASON	667.80	WS
241.05	16		BERTANI, MEGAN N	882.90	WS
241.10	13		DAHILL REALTY LLC	730.19	WS
241.10	16		HOPKINS, JOHN E & ANNADELLE	775.54	WS
241.11	12.06		FERRARO, STEPHEN & DENISE	431.08	WS
249	1		WOMBOUGH, JUSTINE N	105.44	WS
252	4		YGBYA LLC	767.52	WS
259	5		BEN MALKA LLC	66.41	WS
260	9		RAMOS, NICHOLAS JOHN	441.83	WS
260	15		SIWICKI, EDWARD T & KELLIE J	1,443.00	WS
260	17		467 LINDEN LLC	551.48	WS
261	6		MYBADAR LLC	983.09	WS
263	1		HEIMS, SANDRA	844.84	WS
271	3.05		EBERT, CHRISTOPHER J & CATHLEEN A	84.66	WS
272	329		BRYDE, JAMES & JEANINE	232.60	WS
272.01	102		PETIT, KATHRYN M	518.91	WS
272.02	8		MYBADAR LLC	1,275.04	WS
272.02	9		BRANCACCIO, JOSEPH A & GROSS, C L	214.30	WS
272.02	11		ESCH, MARY E	510.49	WS
272.09	7		GUERRIERO, MICHAEL R JR	121.50	WS
274.04	28		RHINEHARDT, GEORGE J	1,003.98	WS