

**COMMONWEALTH OF MASSACHUSETTS
CITY OF SPRINGFIELD
OFFICE OF THE TAX TITLE CUSTODIAN**

**CUSTODIAN'S NOTICE OF SALE OF PROPERTY
ACQUIRED BY FORECLOSURE OF TAX TITLE**

To the former owners of record and to all others concerned:

Notice is hereby given that on March 21, 2017, commencing at 6:00 p.m. at Springfield City Hall, 36 Court Street, School Committee Chambers, 2nd Floor, Room 220, Springfield, Massachusetts, acting on behalf of the City of Springfield and in accordance with the provisions of Massachusetts General Laws Chapter 60, I shall offer for sale at public auction the hereinafter described properties acquired by said City by foreclosure of the tax title thereon:

LOCATION & DESCRIPTION OF PROPERTIES TO BE SOLD:

1. A parcel of land with any buildings or improvements thereon, together containing about 5,182 sq. ft., situated at 97 Bristol Street and being described as Parcel No. 01900-0068 in the Office of the Assessors, City of Springfield and being further described in the Hampden County Registry of Deeds in Book 3650, Page 419. For title, see also Book 17716, Page 374.
2. A parcel of land with any buildings or improvements thereon, containing about 7,114 sq. ft., situated at 21 Beaumont Street, and being described as Parcel No. 01145-0035 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 12791, Page 179. For title, see also Book 21341, Page 421. *Development of this property will be limited to a two-family residence.*
3. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at 21 Greenwich Street, and being described as Parcel No. 06050-0023 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 15489, Page 581. For title, see also Book 20195, Page 543. *Development of this property will be subject to the removal of black mold present throughout the property and will be limited to a two-family residence.*
4. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at 93 Haskin Street, and being described as Parcel No. 06390-0040 in the Office of the Assessors, City of Springfield, and being further described in the

Hampden County Registry of Deeds in Book 2774, Page 190. For title, see also Book 21120, Page 202.

5. A parcel of land with any buildings or improvements thereon, containing about 6,469 sq. ft., situated at 15 Massachusetts Avenue, and being described as Parcel No. 08350-0070 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 7393, Page 50. For title, see also Book 19701, Page 387. See also Book 20731, Page 154 and Book 21439, Page 48.
6. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at 75 Montrose Street, and being described as Parcel No. 08815-0024 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 17433, Page 112. For title, see also Book 21292, Page 486.
7. A parcel of land with any buildings or improvements thereon, containing about 4,764 sq. ft., situated at 261 Oakland Street and being described as Parcel No. 09210-0117 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 18225, Page 431. For title, see also Book 21404, Page 84.
8. A parcel of land with any buildings or improvements thereon, containing about 10,277 sq. ft., situated at 5 Wood End Road, and being described as Parcel No. 12458-0040 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 2990, Page 393. For title, see also Book 20881, Page 251.
9. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at WS Bowles Street, and being described as Parcel No. 01692-0005 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 4231, Page 337. For title, see also Book 13177, Page 504 and Book 19822, Page 142. ***This property is located in a National Register District. Development of this property will be limited to a single or two-family residence.***
10. A parcel of land with any buildings or improvements thereon, containing about 8,470 sq. ft., situated at NS Cleveland Street, and being described as Parcel No. 02865-0011 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Land Court Registry of Deeds in Book 15508, Page 274. For title, see also Book 20881, Page 252. ***Development of this property will be limited to a single or two-family residence.***
11. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at ES Dearborn Street, and being described as Parcel No. 03730-0023 in the Office of the Assessors, City of Springfield, and being further described in the

Hampden County Registry of Deeds in Book 6558, Page 42. For title, see also Book 11904, Page 90 and Book 19940, Page 356. ***Development of this property will be limited to a single or two-family residence.***

12. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at SS Dorchester Street, and being described as Parcel No. 03990-0009 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 6886, Page 578. For title, see also Book 16627, Page 533. ***This property is located in a National Register District. Development of this property will be limited to a single family residence.***
13. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at NS Genesee Street, and being described as Parcel No. 05585-0042 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 8482, Page 369. For title, see also Book 11312, Page 403. See also Book 21272, Page 566. ***Development of this property will be limited to a single or two-family residence.***
14. A parcel of land with any buildings or improvements thereon, containing about 8,452 sq. ft., situated at NS Montmorenci Street, and being described as Parcel No. 08805-0014 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 13860, Page 490. For title, see also Book 19333, Page 414 and Book 20613, Page 287. ***Development of this property will be limited to a single or two-family residence.***
15. Two (2) parcels of land with any buildings or improvements thereon, together containing about 10,021 sq. ft., situated at SS Newland Street and being described as Parcel No. 09010-0035 in the Office of the Assessors, City of Springfield and being further described in the Hampden County Registry of Deeds in Book 4181, Page 232. For title, see also Book 21170, Page 243; and SS Newland Street, being described as Parcel No. 09010-0036 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 4181, Page 232. For title, see also Book 19152, Page 7. ***The successful bidder will be required to prepare and record a Plan combining these parcels and a consolidation deed in a form acceptable to the City. Development of this property will be limited to one single-family residence only.***
16. Two (2) parcels of land with any buildings or improvements thereon, together containing about 9,795 sq. ft., situated at NS Tracy Street and being described as Parcel No. 11600-0013 in the Office of the Assessors, City of Springfield and being further described in the Hampden County Registry of Deeds in Book 7131, Page 74. For title, see also Book 17111, Page 205; and NS Tracy Street, being described as Parcel No. 11600-0014 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 16881, Page 440. For title, see also Book 19715, Page 5. ***The successful bidder will be required to***

prepare and record a Plan combining these parcels and a consolidation deed in a form acceptable to the City.

17. A parcel of land with any buildings or improvements thereon, containing about 6,188 sq. ft., situated at SS Worthington Street, and being described as Parcel No. 12535-0211 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 9544, Page 234. For title, see Book 16441, Page 423 and Book 20936, Page 152. ***Development of this property will be limited to a single or two-family residence or accessory parking for adjacent residential uses.***

18. A parcel of land with any buildings or improvements thereon, containing about 5,746 sq. ft., situated at NS Wilbraham Road, and being described as Parcel No. 12282-0057 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 9088, Page 202. For title, see also Book 18287, Page 439 and Book 21457, Page 580. ***Commercial P District limits use of this parcel to parking only. A zone change would be required for any other use.***

Minimum deposit to qualify to bid will be Five Thousand Dollars (\$5,000.00), per property, payable in the form of a certified check, bank check or money order payable to the City of Springfield. If the City accepts your bid, said deposit shall be nonrefundable.

Any and all bids at such sale or any adjournment thereof may be rejected if, in my opinion, no bid is made which approximates the fair market value of the property.

All property will be sold subject to the Terms and Conditions of Sale, a copy of which is attached hereto.

**STEPHEN J. LONERGAN,
TAX TITLE CUSTODIAN
March 7, 2017**