

**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 June 2, 2021, commencing at 1:00 p.m. at The Carriage House at the Barney Estate, Forest Park, 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, containing about 5,000 sq. ft., situated at WS Bowles Street, and being described as Parcel No. 01692-0013 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 3484, Page 128. For title, see Book 22659, Page 474. *This property is located in a National Register District.*
2. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at ES Catharine Street, and being described as Parcel No. 02512-0033 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 19177, Page 374. For title, see Book 22889, Page 513. *This property is located in a National Register District.*
3. A parcel of land with any buildings or improvements thereon, containing about 4,307 sq. ft., situated at NS Clayton Street, and being described as Parcel No. 02840-0002 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 5025, Page 147. For title, see Book 13471, Page 243. *Development of this property will be limited to a single-family residence.*
4. A parcel of land with any buildings or improvements thereon, containing about 4,250 sq. ft., situated at WS College Street and being described as Parcel No. 03020-0036 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 2716, Page 469. For title, see Book 17887, Page 325. *Development of this property will be limited to a single-family residence.*

5. A parcel of land with any buildings or improvements thereon, containing about 5,200 sq. ft., situated at ES Commonwealth Avenue, and being described as Parcel No. 03095-0153 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 15283, Page 2. For title, see Book 22795, Page 441.
6. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at 43 Crest Street, and being described as Parcel No. 03400-0014 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 3492, Page 344. For title, see Book 19644, Page 122.
7. A parcel of land with any buildings or improvements thereon, containing about 6,415 sq. ft., situated at NS King Street, and being described as Parcel No. 07295-0028 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 8933, Page 167. For title, see Book 17147, Page 135. ***Development of this property will be limited to a single-family residence.***
8. A parcel of land with any buildings or improvements thereon, containing about 5,000 sq. ft., situated at ES Murray Hill Avenue, and being described as Parcel No. 08890-0018 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 4599, Page 294. For title, see Book 13841, Page 180.
9. A parcel of land with any buildings or improvements thereon, containing about 5,163 sq. ft., situated at ES Nelson Avenue, and being described as Parcel No. 08960-0015 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 9568, Page 34. For title, see Book 17474, Page 354; see also Book 19822, Page 146.
10. A parcel of land with any buildings or improvements thereon, containing about 5,121 sq. ft., situated at NS Prospect Street, and being described as Parcel No. 09950-0037 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 18171, Page 49. For title, see Book 20782, Page 577.
11. A parcel of land with any buildings or improvements thereon, containing about 4,991 sq. ft., situated at NS Quincy Street, and being described as Parcel No. 10015-0012 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 2413, Page 434. For title, see Book 19923, Page 184. ***Development of this property will be limited to a single-family residence.***

12. A parcel of land with any buildings or improvements thereon, containing about 7,907 sq. ft., situated at ES Sherman Street, and being described as Parcel No. 10805-0046 in the Office of the Assessors, City of Springfield, and being further described as Lot 54 on a plan recorded in the Hampden County Registry of Deeds in Book of Plans 325, Page 601. For title, see Book 20188, Page 114. ***This property is located in a National Register District.***
13. A parcel of land with any buildings or improvements thereon, containing about 10,851 sq. ft., situated at ES Stebbins Street, and being described as Parcel No. 11125-0033 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 2490, Page 363. For title, see Book 17014, Page 189.
14. A parcel of land with any buildings or improvements thereon, containing about 2,720 sq. ft., situated at NS Brigham Street, and being described as Parcel No. 01870-0002 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 3572, Page 242. For title, see Book 7510, Page 246; and a parcel of land with any buildings or improvements thereon, containing about 2,730 sq. ft., situated at NS Brigham Street, and being described as Parcel No. 01870-0003 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 7355, Page 279. For title, see Book 18507, Page 219; and a parcel of land with any buildings or improvements thereon, containing about 4,078 sq. ft., situated at SS Walnut Street, and being described as Parcel No. 11952-0065 in the Office of the Assessors, City of Springfield, and being further described in the Hampden County Registry of Deeds in Book 3964, Page 54. For title, see Book 17038, Page 534. ***The successful bidder will be required to prepare and record an ANR Plan combining these parcels and a consolidation deed in a form acceptable to the City.***

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.

**CHRISTOPHER CAPUTO,
TAX TITLE CUSTODIAN
April 28, 2021**