

PLEASE NOTE: Legislative Information **cannot** perform research, provide legal advice, or interpret Maine law. For legal assistance, please contact a qualified attorney.

## **Resolve, Authorizing the State Tax Assessor To Convey the Interest of the State in Certain Real Estate in the Unorganized Territory**

**Sec. 1 State Tax Assessor authorized to convey real estate. Resolved:** That the State Tax Assessor is authorized to convey by sale the interest of the State in real estate in the Unorganized Territory as indicated in this resolve. Except as otherwise directed in this resolve, the sale must be made to the highest bidder subject to the following provisions.

1. Notice of the sale must be published 3 times prior to the sale, once each week for 3 consecutive weeks, in a newspaper in the county where the real estate lies, except in those cases in which the sale is to be made to a specific individual or individuals as authorized in this resolve, in which case notice need not be published.

2. A parcel may not be sold for less than the amount authorized in this resolve. If identical high bids are received, the bid postmarked with the earliest date is considered the highest bid.

If bids in the minimum amount recommended in this resolve are not received after the notice, the State Tax Assessor may sell the property for not less than the minimum amount without again asking for bids if the property is sold on or before April 1, 2009.

Employees of the Department of Administrative and Financial Services, Bureau of Revenue Services and spouses, siblings, parents and children of employees of the Bureau of Revenue Services are barred from acquiring from the State any of the real property subject to this resolve.

Upon receipt of payment as specified in this resolve, the State Tax Assessor shall record the deed in the appropriate registry at no additional charge to the purchaser before sending the deed to the purchaser.

Abbreviations and plan and lot references are identified in the 2005 State Valuation. Parcel descriptions are as follows:

### **2005 MATURED TAX LIENS**

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Map AR021, Plan 4, Lot 83.2	T17 R4 WELS, Aroostook County	038980128-1
Cox, Herbert, Jr., et al.		0.25 acre

TAX LIABILITY

SP0818, LD 2144, item 1, 123rd Maine State Legislature  
 Resolve, Authorizing the State Tax Assessor To Convey the Interest  
 of the State in Certain Real Estate in the Unorganized Territory

2005	\$85.96
2006	302.90
2007	268.54
2008 (estimated)	268.54
<hr style="width: 20%; margin-left: auto; margin-right: 0;"/>	
Estimated Total Taxes	\$925.94
Interest	25.46
Costs	26.00
Deed	8.00
<hr style="width: 20%; margin-left: auto; margin-right: 0;"/>	
Total	\$985.40

Recommendation: Sell to Cox, Herbert, Jr., et al. for \$985.40. If they do not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$1,000.00.

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	Cross Lake TWP, Aroostook County
Map AR031, Plan 1, Lot 38	038990041-3
Bouchard, Emilien	0.25 acre and building

TAX LIABILITY

2002	\$55.16
2003	52.92
2004	176.66
2005	177.49
2006	201.49
2007	187.02
2008 (estimated)	187.02
<hr style="width: 20%; margin-left: auto; margin-right: 0;"/>	
Estimated Total Taxes	\$1,037.76
Interest	62.56
Costs	26.00
Deed	8.00
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Total	\$1,134.32

Recommendation: Sell to Bouchard, Emilien for \$1,134.32. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$1,150.00.

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	Albany TWP, Oxford County
Map OX016, Plan 2, Lot 183.2	178022044-1
Savage, Michelle L. and Michael L.	1.54 acres

SP0818, LD 2144, item 1, 123rd Maine State Legislature  
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TAX LIABILITY

2005	\$76.51
2006	89.98
2007	87.73
2008 (estimated)	87.73
<hr style="width: 20%; margin-left: auto; margin-right: 0;"/>	
Estimated Total Taxes	\$341.95
Interest	13.68
Costs	26.00
Deed	8.00
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Total	\$389.63

Recommendation: Sell to Savage, Michelle L. and Michael L. for \$389.63. If they do not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$400.00.

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T1 R7 WELS, Penobscot County

Map PE013, Plan 2, Lot 9  
 Rhodes, Madalene R.

198020025-3  
 0.85 acre and building

TAX LIABILITY

2005	\$105.62
2006	106.18
2007	104.32
2008 (estimated)	104.32
<hr style="width: 20%; margin-left: auto; margin-right: 0;"/>	
Estimated Total Taxes	\$420.44
Interest	17.98
Costs	26.00
Deed	8.00
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Total	\$472.42

Recommendation: Sell to Rhodes, Madalene R. for \$472.42. If she does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$475.00.

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Prentiss TWP, Penobscot County

Map PE038, Plan 9, Lot 27  
 McGee, Joseph R.

195400164-1  
 44 acres

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TAX LIABILITY

2005	\$154.75
2006	158.72
2007	155.94
2008 (estimated)	155.94

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Estimated Total Taxes	\$625.35
Interest	26.51
Costs	26.00
Deed	8.00

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Total \$685.86

Recommendation: Sell to McGee, Joseph R. for \$685.86. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$700.00.

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Prentiss TWP, Penobscot County

Map PE038, Plan 10, Lot 14  
Czyras, Edmund J.

195400240-1  
54.1 acres

TAX LIABILITY

2005	\$2,532.80
2006	0.00
2007	179.77
2008 (estimated)	179.77

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Estimated Total Taxes	\$2,892.34
Interest	270.17
Costs	26.00
Deed	8.00

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Total \$3,196.51

Recommendation: Sell to Czyras, Edmund J. for \$3,196.51. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$3,200.00.

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TA R14 WELS, Piscataquis County

Map PI060, Plan 1, Lot 7  
Woerner, G. William and Lalla K.

218150156-1  
6.5 acres and building

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TAX LIABILITY

2005	\$1,230.55
2006	1,475.16
2007	1,405.98
2008 (estimated)	1,405.98
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Estimated Total Taxes	\$5,517.67
Interest	221.42
Costs	26.00
Deed	8.00
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Total	\$5,773.09

Recommendation: Sell to Woerner, G. William and Lalla K. for \$5,773.09. If they do not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$5,775.00.

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Orneville TWP, Piscataquis County

Map PI082, Plan 2, Lot 27  
Robinson, John H.

218210434-2  
31 acres

TAX LIABILITY

2004	\$2,429.38
2005	154.24
2006	187.78
2007	178.97
2008 (estimated)	178.97
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Estimated Total Taxes	\$3,129.34
Interest	401.95
Costs	26.00
Deed	8.00
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Total	\$3,565.29

Recommendation: Sell to Robinson, John H. for \$3,565.29. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$3,575.00.

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Orneville TWP, Piscataquis County

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Map PI082, Plan 7, Lot 28  
Wickett, Stanley J.

218210439-2  
0.34 acre and building

TAX LIABILITY

2005	\$106.47
2006	139.49
2007	106.55
2008 (estimated)	106.55
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Estimated Total Taxes	\$459.06
Interest	19.75
Costs	26.00
Deed	8.00
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Total	\$512.81

Recommendation: Sell to Wickett, Stanley J. for \$512.81. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$525.00.

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Blanchard TWP, Piscataquis County

Map PI085, Plan 5, Lot 30  
Kobylus, Leonard T., Jr.

210400108-2  
4.87 acres and building

TAX LIABILITY

2005	\$151.38
2006	187.20
2007	178.42
2008 (estimated)	178.42
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Estimated Total Taxes	\$695.42
Interest	27.53
Costs	26.00
Deed	8.00
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Total	\$756.95

Recommendation: Sell to Kobylus, Leonard T., Jr. for \$756.95. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$775.00.

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Lambert Lake TWP, Washington County

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Map WA020, Plan 2, Lot 2  
Trafton, Enoch

298090068-1  
7 acres

TAX LIABILITY

2005	\$58.82
2006	56.80
2007	53.90
2008 (estimated)	53.90
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Estimated Total Taxes	\$223.42
Interest	9.90
Costs	26.00
Deed	8.00
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Total	\$267.32

Recommendation: Sell to Trafton, Enoch for \$267.32. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$275.00.

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Brookton TWP, Washington County

Map WA028, Plan 2, Lot 14  
Fish, Dale V.

298010045-1  
0.25 acre

TAX LIABILITY

2005	\$17.00
2006	16.32
2007	15.48
2008 (estimated)	15.48
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Estimated Total Taxes	\$64.28
Interest	2.86
Costs	26.00
Deed	8.00
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Total	\$101.14

Recommendation: Sell to Fish, Dale V. for \$101.14. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$125.00.

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Brookton TWP, Washington County

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Map WA028, Plan 2, Lot 21  
Porter, Vinal and Geraldine

298010028-2  
0.11 acre

TAX LIABILITY

2005	\$10.84
2006	10.41
2007	9.88
2008 (estimated)	9.88
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Estimated Total Taxes	\$41.01
Interest	1.82
Costs	26.00
Deed	8.00
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Total	\$76.83

Recommendation: Sell to Porter, Vinal and Geraldine for \$76.83. If they do not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$100.00.

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Brookton TWP, Washington County

Map WA028, Plan 2, Lot 15  
Porter, Vinal and Geraldine

298010101-1  
0.5 acre

TAX LIABILITY

2005	\$54.96
2006	52.74
2007	50.05
2008 (estimated)	50.05
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Estimated Total Taxes	\$207.80
Interest	9.23
Costs	26.00
Deed	8.00
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Total	\$251.03

Recommendation: Sell to Porter, Vinal and Geraldine for \$251.03. If they do not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$275.00.

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Edmunds TWP, Washington County



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Map WA029, Plan 2, Lot 54  
Ginnetty, Patrick

298040170-1  
5 acres and building

**TAX LIABILITY**

2005	\$147.33
2006	177.11
2007	168.07
2008 (estimated)	168.07
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Estimated Total Taxes	\$660.58
Interest	26.91
Costs	26.00
Deed	8.00
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Total	\$721.49

Recommendation: Sell to Ginnetty, Patrick for \$721.49. If he does not pay this amount within 60 days after the effective date of this resolve, sell to the highest bidder for not less than \$725.00.

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**SUMMARY**

This resolve authorizes the State Tax Assessor to convey the interest of the State in several parcels of real estate in the Unorganized Territory.