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Legal Notice

907-0846 (8/23)

Home

Improvement

Replace your roof with the best

looking and longest lasting material – steel from Erie Metal Roofs!

Three styles and multiple colors

lifetime! Limited Time offer -\$500

Discount + Additional 10% off for install (FOR MILITARY,

HEALTH WORKERS & IST RE-

SPONDERS.) Call Erie Metal

The bathroom of your dreams

for as little as \$149/month! BCI

Bath & Shower. Many options are

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& Military Discounts Available.

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ofessional installation. Senior

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HOME IMPROVEMENT

Legal Notice Legal Notice

TOWNSHIP OF LOWER CAPE MAY COUNTY, NJ NOTICE OF TAX TITLE LIEN SALE

Public notice is hereby given that I. Kathy Brown, Tax Collector of the Township of Lower, in the County of Cape May, State of New Jersey will sell at public auction in the conference room of the municipal building at 2600 Bayshore Road, Villas, NJ on the 19th day of September, 2023 at 10:00 a.m. the following described lands:

18% per annum. Any parcel for which there is no bidder shall be struck off and sold to the Township of Lower at 18% per annum. Payment shall be made before the conclusion of the sale in the form of cash,

certified check, cashiers check or money order. All payments made prior to tax sale must include all 2023 interest pursuant to Chapter 75 laws of 1991.

This sale is made under the provisions of the "Tax Sale Law," Title 54, Chapter 5, Revised Statues of

New Jersey.
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 OWNER IS ON ACTIVE DUTY WITH THE MILITARY, THE COLLECTOR SHOULD BE NOTIFIED IMMEDIATELY.

The following is a description of the land and the owner's name as obtained from the Tax Duplicate of 2023, in my office and the total amount due as computed to September 19, 2023.

August 28, 2023 Lower Township

August 28, 12:17 PM	2023		Tax Sale Listing By Block	Page No: 1	
Sale Date:	09/19/23				
Block	Lot Qual		OWNEY NAME HICKMAN, MICHAEL J & MC KINNEY, MOR STIEFEL, JONATHAN & KRISTIN ANDRYCZAK, JOSEPH & KARITNA MARSHALL, PHILLIP W JR & LOUISE S SWEETEN, JOHN G JR CERAST, THOMAS & DANN DIGENMARO, PETER T, ETAL PISMENNY, OLEG REHILL, ROBERT V JR GOMES, RICARDO F DONAHUE, JOSEPH P & TRACEY C RAINES, HILARY MORLY, RYAN SMALL, GEORGEAN NOWLILE, DANIEL J & PAMELA J CUDNORTH, VALERIE WORLEY, RYAN SMALL, GEORGEANN MC CLOSKEY, FRANKLYN P JR GRAHAM, MARY C SETTEDUCATO, RONALD & RENEE MAGNAVITA, ALICIA JORDAN, DIANA DIANA DIANA MARGANITA, ALICIA JORDAN, JOHAN DPIETRO, JOHN A & MICHAEL BARRADALE, MARGARET LASKOWSKI, TYLER & MARGARET MORGAN, MARGARET M ETALS MARK, KAREN C CLINTOCK, ELISABETH R DEVLIN, ANDREW & ELIZABETH C/D ROMAN, LOUISE L/F SHELDRON, CAROLE L SHELDRON, CAROLE SHELDRON	Amount	
20.	49.		HICKMAN, MICHAEL J & MC KINNEY, MOR	928.34 WS	
34.	25.		ANDRYCZAK, JOSEPH & KARINA	722.24 WS	
39.	12.		MARSHALL, PHILLIP W JR & LOUISE S	931.14 WS	
43.	9.		SWEETEN, JOHN G JR	581.78 WS	
52.	6.		DIGENNARO, PETER T. ETAL	1.144.36 WSF	
59.	11.		PISMENNY, OLEG	641.15 WS	
65.	14.		REHILL, ROBERT V JR	2,135.47 WSE	
86. 88	27. 62		GOMES, RICARDO F	2,540.72 WSE 1 888 30 WS	
92.	22.		RAINES, HILARY	1,443.13 WS	
95.	1.		NEVILLE, DANIEL J & PAMELA J	1,424.08 WSE	
97.	3.		CUDWORTH, VALERIE	5,950.31 TWS1	
97. 113	35.		WURLEY, RYAN SMALL GEORGEANN	1,067.14 WS 1 939 OO WS	
137.	8.		MC CLOSKEY, FRANKLYN P JR	983.29 WS	
157.	1.		GRAHAM, MARY C	6,294.24 TWS1	
157.	3.		SETTEDUCATO, RONALD & RENEE	4,510.19 TWS	
169	23		MAGNAVIIA, ALICIA IORDAN DTANA	1,133.45 WS 1 069 00 WS	
169.	43.		POLLARD, ARCHIE J	1,256.57 WS	
201.	11.		DIPIETRO, JOHN A & MICHAEL	669.57 T	
205.	8.		BARRADALE, MARGARET	1,639.14 WSE	
211.	24.		LASKOWSKI, TYLER & MARGARET	8/1.11 WS 607 06 WS	
222.	14.		MARK, KAREN A	923.11 WS	
243.	10.		PERRY, CHARLOTTE	939.09 WS	
247.	32.		MC CLINTOCK, ELISABETH R	1,896.40 WS	
252.	31.		DEVLIN, ANDREW & ELIZABETH C/O	4,832.88 TWSE	
257.	14.		SHELDRON, CAROLE L	5.010.09 TWSE	
257.	16.		SHELDRON, CAROLE & BUTTS, HELEN	4,957.93 TWSE	
263.	6.02		HICKS, WILLIE H JR	1,033.79 WSE	
272.	5.		STACY, THOMAS & JULIE	4,512.41 TWSE	
326.	28.		DEGRANDIS. LYNDI	735.08 WS	
327.	15.		KEELER, ROBERT W & ROBERT W JR	539.59 WS	
333.	23.02		O'BRIANT, CURTIS A & WILLIAM R	1,498.76 WSE	
334.09	16.01		LAUB, MAURICE J	836.64 WS	
349.10	22		FITZGERALD RRIAN & FITZGERALD RORT	1,204.13 WS 2 948 87 TWS	
349.12	5.		MONTGOMERY, RICHARD S	1,746.85 WS	
378.	32.		HANAHAN, RYAN MARIE	2,573.52 WS	
380.	59.		DOUGLASS, DAVID C JR	1,903.55 WS	
386. 406	19.		THOMAS CAROL A	4,4/8.// IWS 1 441 98 ws	
409.	1.02		GRIFFITHS, PHILLIP A	914.04 WE	
410.04	3.		HOLLENBACK, LORI L	1,029.20 E	
410.14	4.		FONTANNAZ, CAROL ANN	5,277.13 TWSE	
429. 459	5. 5		IOMES, JOHN N NETLL TAMES D	1,208.79 WS 3 049 39 T	
494.01	16.02		LEGATES, CODY	3.983.29 T	
494.04	12.		BANGERT, MARION & SPENCER, BEVERLEY	4,655.17 TWS	
494.18	18.		101 BRIARWOOD AVE LLC	963.68 T	
494.19 495.03	27.		ABBATIELLO, KARLIE & ANMARIE	582.70 WS	
495.05	1.		MC CORMICK, DOLORES D	3,103.65 T	
496.05	9.		FENNIMORE, WILLIAM	1,824.63 WS	
496.16	7.		HUTCHINSON, KENNETH J	1,391.28 WS	
496.16	3. 10		TRYON TENNIFER A & TRYON DAVID H	753 82 WS	
496.29	99.		KOLLER, EDWARD & JUDITH, TRUSTEES	7,241.73 TWS	
497.03	29.01		REYNOLDS, KITTY Y & MARKLEY, JESSE	2,938.17 T	
497.06	23. 15.06 4.		MADDOX, CLARENCE W III	656.46 W	
499.02	15.0b 4.		O'BRIEN, PHYLLIS	1,152.19 WS	
499.12	1.01		WILSON, KWINN	2,307.07 WS	
499.15	1.		CRUZ, KATIE A	2,065.29 WS	
499.17 501.	12. 41.		KING, BRANDON S & MCCARRAHER, SAMAN CRIVAS, CONSTANTIN	2,442.08 WS 612.68 T	
507.03	4.		HALBRUNER, JOHN	4,414.02 T	
508.01	21.05		CALFINA, PHILIP S & PATRICIA S	2,879.05 T	
512.20	10.		CROXTON, CHERYL H	753.82 WS	
567. 595.	11. 6.		KELLEY, BENITA HARTNETT, ANNA MAE	635.64 T 4,147.17 T	
677.	14.		SHERIDAN, JOSEPHA M	2,880.66 TWS	
680.	6. 1.02		HAVILAND, GLENN & CYNTHIA .ETALS	931.56 WS	
719.	1.02	-C-815	HALICKMAN, ISAAC J & AMY	1,000.23 S	
719. 719.	1.03	-C-304	MCMILLIN, ROGER HANDEL, MICHAEL A	1,086.73 S 7,048.54 TS	
719.	3.03	-C21	PICCIOLO, FRANK T & MELISSA	7,046.34 TS 705.00 S	
753.13	10.	-	ROACH, STEVEN H & KATHLEEN G	1,793.52 WS	
771.	33.		CHEW, KATE D	659.70 WS	
772. 784.	29. 3.03		PICKIN, JOHN W STEVENSON, PATRICIA J	68.50 T 489.56 T	
784. 786.	8.		SCA I HOLDINGS LLC	1,114.52 WS	
806.	4.01	-CA044	PODLASZEWSKI, EDWARD	213.49 T	
806.	4.01	-CA054	YOUSCHAK, ADAM & KATHY	311.04 T	
806. 806.	4.01 4.01		GALLAGHER, ANTHONY	223.39 Т 92.78 Т	
806.			ROSSINI, FRANK ROSSINI, FRANK W	695.36 T	
806	4.01	CB076	CARCTA NAUIM THARE?	538 74 T	

E-Connections O-Trash T-Property Tax W-Water 1-Lot Clearing 2-Sewer Connec 3-MSF B-Bill Board R-Cell Tower

List Type	Count	Principal	Interest	Cost	Total
Property Tax	36	66.876.28	9.883.30	3.732.83	80.492.41
Water	67	41,601,38	1.927.95	3,789,51	47.318.84
Sewer	70	38.857.12	2.370.07	335.94	41.563.13
Connections	17	9,808.00	0.00	134.20	9.942.20
Lot Clearing	3	4,110.00	455.87	0.00	4,565.87
elect moneto	102	101 353 70	14 (27 10	7 002 40	102 002 45

9/6, pf \$13.50

GARCIA, NAHUM JUAREZ

SCIOLE, DOMENICK R & KIM ARNOLD BULIFANT, RAYMOND T & MAUREEN P

MILANO, JOHN A C/O MULLEN

Total Tax Sale Properties:

4.01

11. 17.

Note: 1st, 2nd, and 3rd 'In Lieu Of Cost' is included in the Cost. 9/6, 9/13, pf \$259.50



REDUCE



REUSE



Notice of Intent to Award Contract under a National Cooperative Purchasing Agreement Sourcewell with National Auto Fleet Group It is the intent of the Township of Lower to make a contract award to National Auto Fleet Group pursuant to the proposal submitted. The Township of Lower intends to participate in the Sourcewell National Contract Membership #28077 with National Auto Fleet Group Contract #091521-NAF, contract is due to expire November 8, 2025 to

purchase the following: One (1) 2023 Ford Super Duty F-350 SRW XLT 4WD Super Cab 168" WB 60" CA \$68,038,36

One (1) 2023 Ford Super Duty F-250 SRW XL 4WD Regular Cab 8' Box 142" WB \$50,576.98

Information regarding the contract may be found at the Township of Lower during regular business hours or by contacting Margaret Vitelial QPA at mvitelli@townshipoflower.org or Sourcewell Website https://www.sourcewell-mn.gov/cooperative-purchasing/091521-NAF.
The Township of Lower is permitted to join national cooperative purchasing agreements under the authority of N.J.S.A. 52:34-6.2(b)(3).
Comment period ends September 15, 2023.

> SHOP SMALL SPEND LOCAL **EAT LOCAL ENJOY LOCAL**

Support the local businesses that support the community.

Miscellaneous

on a new heating and cooling FREE high speed internet for system (restrictions apply.) FREE those that qualify. Government estimates. Many payment options programs incl. Medicaid, SNAP. available. Licensed and insured professionals. Call today I-866-Housing Assistance, WIC, Vet-402-0543 (8/23) erans Pension, Survivor Benefits, Lifeline, Tribal. 15 GB internet Since 1979, Kitchen Magic, a famservice. Bonus offer: Android ily-owned business offering cabitablet FREE with one-time \$20 net refacing, new cabinetry, and luxury countertop throughout the copay. Free shipping & Damp; handling. Call Maxsip Telecom today!

Home

Improvement

Northeast. We transform kitch-

ens in less time, with less stress,

at an amazing value. Call today for

(8/23)

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1-844-253-8040 (8/23)

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Legal Notice

Miscellaneous

1-844-228-1850. (8/23)

Public Notice

Keeping an eye on your governments? Manually search the site or register to receive email notifications and/or save your searches. It's a free public service provided by NI Press Association at www. njpublicnotices.com (8/23)

WANT TO SEE YOUR CLASSIFIED **AD IN THIS SECTION?**

Email Rosanne at: occmnewspapers@gmail.com or call 609-884-3466

Legal Notice

Public Notice

NOTICE is hereby given that a written application has been filed with the Borough of Cape May Point Planning Board by the undersigned, Robert T. Belasco, Esquire, attorney for the applicants, Mary Kelly and Chris Meyerink, who are applying to the Board in regards to the property located at 510 Cedar Avenue, Cape May Point, New Jersey 08212, also known as Block 18, Lot 4.02 ("Subject Property") on the Official Tax Map of the Borough of Cape May Point. The property is located in the R-1 zoning district and it is currently developed with single-family dwelling which is a permitted use in the zone in question. gle-tamily dwelling which is a permitted use in the zone in question. The Applicant is applying to the Borough of Cape May Point Planning Board in order to appeal the Zoning Officer's decision to deny the issuance of a zoning permit in connection with an application to install an HVAC unit in the side yard for the subject property. In addition, and in the event the Applicant's appeal is unsuccessful, the Applicant is applying to the Borough of Cape May Point Planning Board for is applying to the Borough of Cape May Point Planning Board for "C' variance relief from Borough's Land Use Ordinance, specifically § 150-12(i). More specifically, the Applicant is requesting "C' variance relief to install an HVAC unit in the side yard of the subject property. It should be noted that the HVAC unit itself is not proposed to be located within the front yard, it is located more than 15 ft. from any public right-of-way, and same will be located 5ft. from the side property line. The requested variance is associated with language in the Ordinance which provides, "...and shall be located as far as reasonably possible from any contiguous lot." In addition to the aforementioned variance, the Applicant will also seek any and all variances, waivers, and/or approvals that the Zoning Board and/or the Applicant shall deem necesses and/or sequinced to the time of the bearing. sary and/or required at the time of the hearing.

A public hearing on the above-mentioned application has been scheduled to be heard on Tuesday, September 19, 2023 at 7:00 p.m. at the Cape May Point Fire Hall Meeting Room located at 412 Yale Avenue - Second Floor, Cape May Point, NJ 08212. This meeting will be conducted remotely via Zoom and the public is invited to attend this meeting and policipate therein in recognitions are more than the whole the meeting will be conducted remotely via Zoom and the public is invited to attend this meeting and participate therein in accordance with the rules of the City of Cape May Zoning Board. In order to participate in this hearing including the opportunity to comment on the pending application, access is provided via telephone by calling 1-646-558-8656 or through the "Zoom" application by entering the Meeting ID: 898 7330 3160, Passcode: 447220.

The above application and all plans relative thereto have been filed with the Secretary of the Planning Board, Borough of Cape May Point, located at 215 Lighthouse Avenue, Cape May Point, New Jersey 08212 and are available for inspection at least ten (10) days prior to the hearing during normal working hours (M-F 9am – 2pm). The Board secretary can be reached at 1-609-884-8468 ext. 23. This Notice is given in accordance with N.J.S.A. 40:55D-1, et seq. and the Land Use Ordinance of the City of Cape May.

Robert T. Belasco, Esquire Stefankiewicz & Belasco, LLC 111 E. 17th Avenue, Suite 100 North Wildwood, NJ 08260

SHERIFF'S SALE

cution issued out of the Superior

Court of New Jersey, Chancery Division, Cape May County, and

Docket No. F 000256-23 therein

pending wherein, WELLS FAR-

GO BANK, N.A. is the Plaintiff

and PHILLIP W. MARSHALL, JR, ET AL is the Defendant, I

shall expose to sale at public

9/20/2023 at one o'clock in the afternoon of

the said day, at the Old Histori-cal Court House Building, Route

9, Cape May Court House, New

in the TOWNSHIP OF LOWER

County of Cape May in State of

124 East Jacksonville Avenue, Villas, NJ 08251 BEING KNOWN as BLOCK

39, TAX LOT 12 and 13, on the

official Tax Map of the Township

of Lower. County of Cape May.

Nearest Cross Street: Pirate

Subject to: Water in the

amount of \$62.48, open plus

\$324.80, open plus penalty;

Sewer in the amount of \$400.00, open plus penalty;

Surplus Money: If after

the sale and satisfaction of

the mortgage debt, including

costs and expenses, there re

mains any surplus money, the money will be deposited into

the Superior Court Trust Fund

and any person claiming the

surplus, or any part thereof.

may file a motion pursuant to Court Rules 4:64-3 and 4:57-2

stating the nature and extent

of that person's claim and ask

ing for an order directing pay-

ment of the surplus money. The Sheriff or other person

conducting the sale will have

information regarding the sur-

If the sale is set aside for any

reason, the Purchaser at the

sale shall be entitled only to a

return of the deposit paid. The

Purchaser shall have no further

recourse against the Mortgagor

the Mortgagee or the Mortgag-

is \$188,833.75 costs and Sher-

iff's fees to be added. At the time of the Sale cash, certified check,

cashier's check or treasurer's

check in the amount of 20 per

cent of the bid price is required.

The Sheriff reserves the right to adjourn any sale without further

All publication costs are paid for by the Plaintiff.

MCCALLA RAYMER LEIBERT

ROBERT A. NOLAN,

notice of Publication.

ATTORNEY:

SUITE 300

& PIERCE, LLC

485F US ROUTE 1

ISELIN, NJ 08830

SHERIFF

8/23, 8/30, 9/6, 9/13, pf \$134.00

Amount due under judgment

plus, if any.

ee's attorney.

\$80.00, open plus penalty.

Sewer in the amount of

New Jersey.

Dimensions of Lot: 102.09 x

Property to be sold is located

WEDNESDAY,

venue on:

New Jersey.

60.00 feet

Road

penaltv.

owed in arrears

BY VIRTUE of a Writ of Exe-

9/6, pf \$33.50

SHERIFF'S SALE BY VIRTUE of a Writ of Exe

cution issued out of the Superior Court of New Jersey, Chancery Division, Cape May County, and Docket No. F 007599-22 therein. pending wherein, US BANK TRUST NATIONAL ASSOCIA-TION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRM-TG ASSET TRUST is the Plaintiff and CAROL LONG. ET AL is the Defendant, I shall expose to sale at public venue on:

WEDNESDAY.

at one o'clock in the afternoon of the said day, at the Old Histori-cal Court House Building, Route 9 Cane May Court House

in the CAPE MAY POINT BORO. County of Cape May in State of New Jersey.

Commonly known as 802 CAPE AVENUE, CAPE

MAY POINT, NJ 08212 BEING KNOWN as BLOCK 1, TAX LOT 58, on the official Tax Map of the Township of Lower, County of Cape May, New Jersey.
Dimensions of Lot: 50X191

Nearest Cross Street: OAK THE SHERIFF HEREBY RE-SERVES THE RIGHT TO AD-JOURN THIS SALE FURTHER

NOTICE THROUGH PUBLICA-Subject to any unpaid taxes, municipal or other charges. and any such taxes, charges, liens, insurance premiums or other advances made by plaintiff prior to this sale. All

interested parties are to conduct and rely upon their own independent investigation to outstanding interest remain of record and/or have priority over the lien being foreclosed and, if so, the current amount Surplus Money: If after the sale and satisfaction of the mortgage debt, including costs and expenses, there re-

mains any surplus money, the money will be deposited into the Superior Court Trust Fund and any person claiming the surplus, or any part thereof, may file a motion pursuant to Court Rules 4:64-3 and 4:57-2 stating the nature and extent of that person's claim and asking for an order directing payment of the surplus money. The Sheriff or other person conducting the sale will have information regarding the sur-

plus, if any.
FOR SALE INFORMATION PLEASE VISIT AUCTION.COM WWW.AUCTION.COM OR CALL (800) 280-2832. If the sale is set aside for any

reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgag-

Amount due under judgment is \$782,945.34 costs and Sher-iff's fees to be added. At the time of the Sale cash, certified check, cashier's check or treasurer's check in the amount of 20 percent of the bid price is required The Sheriff reserves the right to adjourn any sale without further notice of Publication.

All publication costs are paid for by the Plaintiff.
ATTORNEY: RAS CITRON, LLC 130 CLINTON ROAD SUITE 202 FAIRFIELD. NJ 07004 SHERIFF

23000300

8/23, 8/30, 9/6, 9/13, pf \$155.00

Legal Notice SHERIFF'S SALE

BY VIRTUE of a Writ of Execution issued out of the Superior Court of New Jersey, Chancery Division, Cape May County, and Docket No. F 002983-22 therein pending wherein, CALIBER HOME LOANS, INC. is the Plaintiff and JERALD WILLIAMS GARRIOTT, ET AL is the Defen-

dant, I shall expose to sale at WEDNESDAY. 9/20/2023

public venue on

at one o'clock in the afternoon of the said day, at the Old Histori-cal Court House Building, Route 9, Cape May Court House, New Jersey.

Property to be sold is located in the TOWNSHIP OF LOWER, County of Cape May in State of New Jersey.

Commonly known as:
111 BAYRIDGE ROAD,
NORTH CAPE MAY, NJ 08204
BEING KNOWN as BLOCK
494.07, TAX LOT 6, on the official Tax Map of the Township of Lower, County of Cape May, New Jersey.

Dimensions of Lot: 79' X 125' IRR

Nearest Cross Street: OLD MILL DRIVE A FULL LEGAL DESCRIPTION OF THE PREMISES CAN BE FOUND IN THE OFFICE OF THE SHERIFF OF CAPE MAY

COUNTY TAXES AND OTHER ENCUM-BRANCES:

TAXES CURRENT THROUGH 2ND QUARTER OF 2023 WATER/SEWER - PLAINTIFF IS UNABLE TO CONFIRM THESE AMOUNTS. PROSPECTIVE PURCHASERS MUST DON-DUCT THEIR OWN INVESTI-AGTION TO DETERMINE THE SAME

*plus interest on these figures through date of payoff and any and all subsequent taxes, water

and sewer amounts. SUBJECT TO ADDITIONAL ADVANCES MADE BY PLAIN-TIFF FOR TAXES, INSUR-ANCE, INSPECTIONS, ETC., AFTER FINAL JUDGMENT WAS ENTERED. THE AMOUNT ADVANCE WAS \$6,398.80 AND THE PLAINTIFF HAS OB-TAINED AN ORDER TO BE RE-IMBURSED FOR THESE MON-IES OR TO MAKE FIRST CLAIM FOR ANY SURPLUS MONIES REALIZED FROM THIS SALE.

SUBJECT TO THE CONDI-TIONS OF SALE AS SET FORTH BY THE SHERIFF WHO RESERVES THE RIGHT TO AD-JOURN THE SALE WITHOUT FURTHER NOTICE THROUGH PUBLICATION

Surplus Money: If after the sale and satisfaction of the mortgage debt, including costs and expenses, there remains any surplus money, the money will be deposited into the Su-perior Court Trust Fund and any person claiming the sur-plus, or any part thereof, may file a motion pursuant to Court Rules 4:64-3 and 4:57-2 stating the nature and extent of that person's claim and asking for an order directing payment of the surplus money. The Sheriff or other person conducting the sale will have information regarding the surplus, if any.
SUBJECT TO: SUCH FACTS
AS AN ACCURATE SURVEY

AND PHYSICAL INSPECTION OF THE PREMISES MAY RE-VEAL. EASMENTS AND RE-STRICTIONS OF RECORD, ANY: UNPAID TAXES, ASSESS-MENTS, WATER AND SEWER LIENS, IF ANY; RIGHTS OF TENANTS AND OCCUPANTS, ANY; STATE AND MUNICI-PAL ORDINANCES, STATUTES AND REGULATIONS, INCLUD-ING ZONING ORDINANCES ANY OUTSTANDING TAXES WATER AND SEWER WITH INTEREST THROUGH THE DATE OF PAYOFF; IF THE SALE IS SET ASIDE FOR ANY REASON. THE PURCHASER AT THE SALE SHALL BE EN-TITLED ONLY TO A RETURN OF THE DEPOSIT PAID. THE PURCHASER SHALL HAVE NO FURTHER RECOURSE, INCLUDING ANY COSTS AND EXPENSES, INCLUDING ATTORNEY'S FEES, FOR BIDDING UPON THE PROPERTY, AGAINST THE MORTGAGEE THE MORTGAGEE OR THE MORTGAGEE'S ATTORNEY. THE OUTSTANDING TAXES, AND/OR BRANCES DISCLOSED IN THIS PUBLICATION ARE ACCURATE AS OF THE DATE OF SUBMIS-SION TO THE SHERIFF ONLY.
IT IS THE RESPONSIBILITY OF ANY POTENTIAL BIDDER AT SALE TO DETERMINE THE AMOUNT DUE, WHICH CAN BE OBTAINED FROM THE LOCAL TAXING AUTHORITY. PLAIN-TIFE HAS NO OBLIGATION TO FURTHER INVESTIGATE PUBLISH OR ANNOUNCE SUBSEQUENTLY CRUING TAXES, LIENS AND OR ENCUMBRANCES. THIRD PARTY BIDDERS EXPRESSLY AGREE AND RECOGNIZE THAT THEY WILL TAKE TITLE SUBJECT TO THE EXISTENCE OF ANY SUBSEQUENTLY AC-CRUING TAXES, LIENS AND/ OR ENCUMBRANCES AND ABSOLUTELY AND UNEQUIVO CALLY RELEASE ANY RIGHT TO CHALLENGE THE VALIDITY EXISTENCE OF SAME.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mort-gagee or the Mortgagee's at-

Amount due under judgment is 238,606.16 costs and Sheriff's fees to be added. At the time of the Sale cash, certified check, cashier's check or treasurer's check in the amount of 20 percent of the bid price is required. The Sheriff reserves the right to adjourn any sale without further notice of Pub

All publication costs are paid for by the Plaintiff. ATTÓRNEY. STERN & EISENBERG, PC 1120 ROUTE 73 MT. LAUREL, NJ 08054

ROBERT A. NOLAN, SHERIFF 23000253 8/23, 8/30, 9/6, 9/13, pf \$260.00

AD IN THIS SECTION?

Email cmlegalsads@gmail.com or call 609-884-3466

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LOWER TOWNSHIP PLANNING BOARD NOTICE OF APPLICATION FOR DEVELOPMENT Owner/Applicant's Name: David Arata and Christine Arata Address: 2695 & 2697 Bay Drive, Villas, New Jersey 08251 Subject Property - Street Address: 2695 & 2697 Bay Drive, Lower Township, New Jersey Subject Property - Block & Lot Numbers: Block 398, Lot 1 & Block 494,02, Lots 2.01 & 2.11

Block 398, Lot 1 & Block 494.02, Lots 2.01 & 2.11 a PLEASE TAKE NOTICE that on September 21, 2023 at 6:00 PM, a hearing will take place before the Lower Township Planning Board, 2600 Bayshore Road, Villas, NJ 08251, in the application of David Arata and Christine Arata regarding the property located at 2695 & 2697 Bay Drive, Block 398, Lot 1 & Block 494.02, Lots 2.01 & 2.11, Lower Township, New Jersey. The Applicant is seeking dune plan review to construct a new single-family dwelling in the location of the existing home (which will be demolished). Variance relief is requested for building height. The Applicant may request any and all additional variances and/or waivers identified by the Planning Board or its pro-

Maps and documents relating to the said matter will be available in whats and documents relating to the said matter will be available in the office of the Planning Board Secretary at the Lower Township Municipal Building, 2600 Bayshore Road, Villas, NJ 08251 at least ten (10) days prior to the hearing date and may be inspected during normal business hours.

Andrew D. Catanese, Esquire Monzo Catanese DeLollis, P.C 211 Bayberry Drive, Suite 2A Cape May Court House, NJ 08210 Phone: (609) 463-4601 Attorney for Applicant

9/6, pf \$20.50

NOTICE OF APPLICATION FOR DEVELOPMENT or APPEAL

APPLICANT's/APPELLANT'S NAME AND ADDRESS: Peter Kratofilow

3006 Cedar Street, Philadelphia Pa. 19134 SUBJECT PROPERTY - STREET ADDRESS:

215 Rose Lane BLOCK/LOT NUMBERS: 235 / 12

TAKE NOTICE* that a hearing will be held before the Zoning Board of Adjustment at the Lower Township Municipal Building meeting room, 2600 Bayshore Road, Villas, NJ 08251, on the 5th day of October 2023,, at 6:00 PM, to consider an application for development (or an appeal), regarding the above mentioned property, wherein the Applicant (or Appellant) is seeking permission to:
Build a garage that would encroach 2 ft on right side yard and exceed

excessory coverage. Impervious surface variance is needed for size of garage. Garage to be 24ft wide by 23ft deep. contrary to the requirements of Section(s) 400-15 of the Zoning Or-

dinance. Maps and documents relating to the said matter, if any, will be available for public inspection in the office of the Zoning Board of Adjustment, at the Lower Township Municipal Building, 10 days prior to the hearing date, during normal business hours.

This Notice is given pursuant to NJSA 40:55D-11, et seq.

* Must be served and published in accordance with NJSA 40:55D-12, et seq. 9/6, pf \$19.00

5

NOTICE OF APPLICATION FOR

APPLICANT's/APPELLANT'S NAME AND ADDRESS: Bruce & Eliza Waterman 3006 Bybrook Dr. Villas, NJ 08251 SUBJECT PROPERTY - STREET ADDRESS

318 E Delaware Pk. Villas, NJ 08251 BLOCK/LOT NUMBERS: Block 409 / Lot 24.01 TAKE NOTICE* that a hearing will be held before the Zoning Board of Adjustment at the Lower Township Municipal Building meeting room,

2600 Bayshore Road, Villas, NJ 08251, on the 21st day of September 2023, at 6:00 PM, to consider an application for development (or an appeal), regarding the above mentioned property, wherein the Applicant (or Appellant) is seeking permission to: DO A MINOR SUBDIVISION OF LOT 24.01 BLOCK 409 CREATING A NEW LOT 24.17, REQUIRING A HARDSHIP VARIANCE FOR LOT

WIDTH AND LOT FRONTAGE, A LOT 24.01 REQUIRING A HARD SHIP VARIANCE FOR LOT WIDTH AND LOT FRONTAGE, AND ANY AND ALL VARIANCES NEEDED FOR EACH. contrary to the requirements of Section(s) 400-15D of the Zoning Or-

dinance. Maps and documents relating to the said matter, if any, will be available for public inspection in the office of the Zoning Board of Adjustment, at the Lower Township Municipal Building, 10 days prior to the hearing date, during normal business hours

This Notice is given pursuant to NJSA 40:55D-11, et seq. * Must be served and published in accordance with NJSA 40:55D-

12, et seq. 9/6, pf \$20.50

PUBLIC NOTICE OF APPLICATION FOR DEVELOPMENT SPICER CREEK NORTH, INC. Applicant's Name: Applicant's Address: 906 Schellenger Landing Road

Owner's Address:

9/6, pf \$29.50

LOWER TOWNSHIP, NJ, 08204 SPICER CREEK NORTH, INC. 906 Schellenger Landing Road P.O. Box 497 LOWER TOWNSHIP, NJ 08204

Property Description: Block 767, LOTS 1-18 894 3rd Avenu Cape May, NJ 08204

PLEASE TAKE NOTICE that a hearing will be held before the Planning Board at the Lower Township Municipal Building meeting room, 2600 Bayshore Boad, Villas, NJ, 08251, on the 21st day of September, at 6:00 p.m. to consider an Application for minor site plan approval with variance(s). Applicant intends to remove the existing deck on the Wilson Drive side of Mayer's Tavern and construct a two-level outdoor eating area. Thirty-six seats will be on a raised deck, thirtyfour seats will be on a ground level patio. A roof structure will be constructed to shade a section of the eating area. The total seating would increase from 98 to 122 seats. Currently, 33 parking spaces are required for 98 seats but 31 parking spaces exist. The proposal would increase the parking requirement to 41 spaces. As such, the applicant seeks to increase the parking deficiency from 2 to 10 spaces. All other non-conformities are pre-existing and do not need a variance The applicant also seeks any and all other variances and waivers

deemed necessary for the project.

Maps and other documents relating to this matter, if any, will be available for public inspection in the office of the Secretary of the Planning Board at the Lower Township Municipal Building, 10 days prior to the hearing date, during normal business hours.

This Notice is given pursuant to N.J.S.A. 40:55D-11, et seq ERIKA LEZAMA-SIMONSON, ESQUIRE

Attorney for Applicant SPICER CREEK NORTH, INC.

NOTICE OF MUNICIPAL ELECTION

BOROUGH OF WEST CAPE MAY, NEW JERSEY
NOTICE IS HEREBY GIVEN THAT the District Election Board in and for the Borough of West Cape May will sit at the places hereunder designated on TUESDAY, NOVEMBER 7, 2023, between the hours designated off TOESDAT, NOVEMBER 7, 2025, between the fours of 6:00am and 8:00pm prevailing time for the purpose of conducting a MUNICIPAL ELECTION for the election of two (2) Commissioners for the Borough of West Cape May, New Jersey, to serve for the unexpired terms of two (2) years:

FIRST DISTRICT:

West Cape May Fire Hall, 732 Broadway

SECOND DISTRICT: West Cape May Fire Hall, 732 Broadway

FURTHER NOTICE IS GIVEN THAT the Registry for this election shall be the official registry list containing the names of the persons qualified to vote under the Permanent Registration Laws. The following named persons have been nominated by petition filed with the Borough Clerk of the Borough of West Cape May and their names will appear upon the official voting machines to be used at

the said Municipal Election to be held on November 7, 2023, in the following order:

FOR COMMISSIONERS

VOTE FOR TWO 1. GEORGE DICK

2. ALAN CRAWFORD

VOTE FOR TWO LEADERSHIP, FISCAL **GOOD GOVERNANCE** FISCALLY RESPONSIBLE 3. GIACOMO "JACK" ANTONICELLO }

GOVERNMENT WEST CAPE MAY FIRST

Municipal Clerk

9/6, pf \$19.50