

**TOWNSHIP OF BOONTON  
COUNTY OF MORRIS  
STATE OF NEW JERSEY  
NOTICE OF SALE OF REAL PROPERTY  
FOR NON-PAYMENT OF  
2023 PROPERTY TAXES AND OTHER MUNICIPAL CHARGES**

PUBLIC NOTICE IS HEREBY GIVEN: I, Norman Eckstein, Collector of Taxes for the TOWNSHIP OF BOONTON, in the County of Morris, in the State of New Jersey, shall sell at public auction on Wednesday, December 4, 2024 at 9:00 am online at <https://boontontownship.newjerseytaxsale.com> on the lands described in the following list.

The amount set forth below represents a complete statement of real property taxes, water charges, sewer charges, and any other municipal charges against properties existing on December 31, 2023. The sale will be conducted in accordance with the provisions of New Jersey Statue R.S. 54:5-19 to 120 and R.S. 40:24-21 and Chapter 91 Law 1974 Senate Bill 667 and Electronic Municipal Tax Sale pursuant to 5:3-1.1 inclusive and the acts mandatory thereof and thereto. Subscriber will sell in fee to the person who bids the amount due, subject to redemption at the lowest rate of interest, but in no case exceeding 18% per annum. Properties for which there are no purchasers shall be struck off and sold to the Township of Boonton at an interest rate of 18%.

Industrial properties may be subject to the Spill Compensation & Control Act (N.J.S.A. 58:10-23.11 et seq.), the Water Pollution Control Act (N.J.S.A. 58:10A-1 et seq.), and the Industrial Site Recovery Act (N.J.S.A. 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.

Payment of sale items must be in the form of Cash, Certified Check, or Money Order, or other guaranteed payment to the Collector of Taxes for the TOWNSHIP OF BOONTON. All payments made prior to the tax sale must include all 2024 interest / penalty charges pursuant to Chapter 75 laws of 1991. Real estate taxes, assessments, water charges, sewer charges and other municipal charges for the year 2024 are not included in this sale. Payments in full inclusive of all 2023 interest / penalty charges, of any item may be made up to 4:00 PM on Tuesday, December 3, 2024 by remitting Cash, Certified Check, or Money Order, or other guaranteed payment to the Collector of Taxes for the TOWNSHIP OF BOONTON.

IN THE EVENT THAT THE OWNER OF A PROPERTY IS ON ACTIVE DUTY IN THE MILITARY, THE COLLECTOR OF TAXES FOR THE TOWNSHIP OF BOONTON SHALL BE NOTIFIED IMMEDIATELY.

Names will not be removed from publication, only from the Tax Collector records.

THE NAMES AS SHOWN AS THEY APPEAR IN THE TAX DUPLICATE AND DO NOT NECESSARILY MEAN THAT THE PARTIES ARE THE PRESENT OWNERS OF THE PROPERTY.

In accordance with the last tax duplicate on file with the office of the Collector of Taxes, the following properties are:

<b><u>BLOCK</u></b>	<b><u>LOT</u></b>	<b><u>PROPEY OWNER</u></b>	<b><u>PROPEY LOCATON</u></b>	<b><u>DATE OF SALE PROPERTY TAXES WATER &amp; SEWER CHARGE INTEREST &amp; COST</u></b>
11102	9	BROCK, ROBERT C & JOCELYN A	201 ROCK RIDGE ROAD	\$360.31 – WATER & SEWER
11104	17	CAREY, BRIAN E	14 SYLVAN LANE	\$1,193.06 - PROPERTY TAXES WATER & SEWER
31203	1	SCAMBERTI, ANTHONY & LISA	1 JANET ROAD	\$493.26 – WATER & SEWER
40402	48	MORRIS,E & P C/O FREIDMAN VARTOLO	25 JAMES ROAD	\$10,413.88 - PROPERTY TAXES
40501	21.01	ISLAM, KHURRAM & FAHIMA USMAN	44 OAK ROAD	\$5,730.22 - PROPERTY TAXES
40702	11	CALBISMONTE,MARCELLO/SULKER, AHU	146 POWERVILLE ROAD	\$1,792.25 - WATER & SEWER
41203	17	GIL, JONATHAN & MONICA	10 BERTON ROAD	\$2,802.12 - PROPERTY TAXES
41204	6	HOLLSTEIN, KENNETH	24 SUNRISE ROAD	\$2,990.98 - PROPERTY TAXES
41601	21	PISANO, JULIE	20 GROVE STREET	\$433.01- WATER & SEWER