TAX SALE NOTICE
NOTICE OF LIEN SALE OF PROPERTY FOR NON-PAYMENT OF TAXES
ASSESSMENTS AND OTHER MUNICIPAL CHARGES

Public notice is hereby given that I, Lisa Nash, Tax Collector of the taxing district of the Municipality of Totowa, County of Passaic, State of New Jersey on October 15, 2025 at 12:00 Noon in the Municipal Building, 537 Totowa Rd Totowa NJ, or at such later time and place to which said sale may then be adjourned, will expose for lien sale and sell the several parcels of land on which taxes and /or other municipal charges remain unpaid for the year 2024 and prior subject to N.J.S.A. 54:5 et seq. Said properties will be sold subject to redemption at the lowest rate of interest, but in no case shall exceed 18% per annum. Payment for the sale shall be made before the conclusion of the sale by **cash, certified check, or money order**, or the property will be resold. Any properties for which there are no purchasers shall be struck off and sold to the Borough of Totowa for redemption at the rate of 18% per annum.

Industrial properties may be subject to the Spill Compensation and 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. At any time before the sale the Tax Collector will accept the amount due on any property including interest and cost in **certified bank funds only**. In the event the owner is on active duty with the military, the collector should be notified immediately.
The lands to be sold are described in accordance with the last tax duplicate as follows:

Block	Lot	Qual	Owner Name	Amount	Type
9	1		Three Crown Development LLC	785.57	T
9	3		Three Crown Development LLC	6,206.76	T
9.02	10		Rembert, Kevin & Booker, Melissa Etal	744.97	W
9.08	25		Williams, Shaun	176.88	W
9.09	56		Wilmington Savings Fund Society	543.47	W
9.09	57		Odom, Michael & Pamela	235.70	W
9.18	20.13		Saleh, Derhem & Hadwan, Eftikar	796.14	W
9.19	20.04		Akarah, Talat	2,194.71	W
10	4		Sam, Monica & Chong-Yon Segundo	13,728.89	T
13	18		Calicchio, Hilma & Engroff, Carlos	1,856.53	W
16	10	C0202	Connor, Donna	5,999.35	T
16	10	C0209	Snell, Matthew	6,555.65	TW
16	10.01		Connor, Donna & Patrick	1,567.11	T
19	4		Davis, Muslimah & Derrick	525.93	W
20	6		Monaco, Camillo & Anna	8,943.66	T
24	13		Conca, Frank & Nicolette A	349.02	W
25	24		Issa, Abdallah	2,762.89	TW
26	29		Dingle, Christopher & Shannon	523.36	W
28	3		Taveras, Aridio & Taveras, Eddy R	622.90	W
31	7		198 Union Blvd LLC	127.64	W
42	25		Bagh, Samira	13,569.17	T
44.01	17		Ramsammy, Errol	583.82	W
45	8		Machuszek, Deborah	147.53	W
52	53		Larose, Gregory S & Andrea L	513.22	W
68	5		Torres, Daniel	317.76	W
74.04	7		Anarcaya, Edgard	29,420.56	T
78	46		Kucuk, Ismail & Beyhan	1,995.45	TW
78	84		Gaita, John V	3,054.41	TW
81	10		Patullo, Armande & Ballan, Roseanne	12,738.96	T
82	3		Stasiak, Stanley	550.19	W
96	3		21 Crews St LLC	332.45	W
112	3		Peckman, Alyssa J & Marte, Alexis D Jr	175.43	W
116	15		Mari, Jennifer	251.49	W
128	4.05		Almeida, Aide	326.33	W
135	12		Dunkerly Holdings LLC	5,678.18	TW
135	13		Dunkerly Holdings LLC	5,638.58	TW
141	8		Castro, Anibal & Nancy	519.77	W
145	24		Amendola, Ralph & Rosaria	793.41	W
146	46		Garcia, Natacha	484.19	W
147	25		Prince, Jacob Jr	8,891.77	T
148	7		Prince, Jacob Jr	13,278.21	T
150	35		Kabana, Casey M &Kabana, Cory R.	295.47	W
151	22		Rios, Antonio & Alissa	392.92	W
160	3		Alba, Shirley E	199.05	W
161	4		Hogel, Janine	12,316.39	T
165	9		Torres, Luis & Brittany	696.95	W
171	2.01		Manzo Doren Organztn of Totowa LLC	75,831.40	TW
		Totals		**244,240.19**	

T – Property Taxes W - Water