

Updated January 31, 2024

TAX SALE

Municipality of Argyle

Notice is hereby given in accordance with the provisions of the Municipal Government Act 1999, Part 6.

The following properties situated in the Municipality of the District of Argyle will be sold at public auction at the

5 Rue J.E. Hatfield Court, Tusket, Nova Scotia on Wednesday,

FEBRUARY 7, 2024

10:00 AM

PRE-REGISTRATION IS REQUIRED

(PHONE 902-648-2311)

IN THE EVENT OF A STORM THE TAX SALE WILL BE HELD FEB. 8, 2024, AT 10AM

AAN 00066397 PID 90030826

BACK LOT, AMIRAULTS HILL, LAND

Assessed to: **AMIRAULT, F. RICHARD**

Taxes, Interest and expenses \$ **584.98 PLUS HST**

AAN 00068128 PID 90066440

NO 3 HWY., MIDDLE EAST PUBNICO (To Clear Title)

LOT 2 MIDDLE EAST PUBNICO

Assessed to: **AMIRAULT, MARIE M.**

Taxes, Interest and expenses \$ **697.24 PLUS HST**

AAN 00110752 PID 90107772

53 ROCCO POINT RD., ROCCO POINT

LAND & WAREHOUSE

Assessed to: **NOVA ELITE FARM SERVICES LIMITED**

Taxes, Interest and expenses \$ **21,137.64**

AAN 00386715 PID 90026568

COME AUS HILL RD., LITTLE RIVER HARBOUR

LAND

Assessed to: **GOMEZ, EDWIN**

Taxes, Interest and expenses \$ **916.16 PLUS HST**

AAN 00889903 PID 90032707

6 CHEMIN DE LANSE DES BOURQUE

SLUICE POINT

LAND & FELLOWSHIP HALL

Assessed to: **VANRAES, WILLIAM ANDREW**

Taxes, Interest and expenses \$ **2,582.40**

AAN 01116304 PID 90068115

HWY 3, LOWER EAST PUBNICO

LAND

Assessed to: **DAY, ALBERT H. & FROTTE, JEANETTE G. REP**

Taxes, Interest and expenses \$ **1,961.23 PLUS HST**

AAN 01332511 PID 90041005

HIGHWAY 308, BELL NECK (To Clear Title)

LAND

Assessed to: **DULONG, WILLIAM HENRY C/O HENRY W. DULONG**

Taxes, Interest and expenses \$ **586.10 PLUS HST**

AAN 01332597 PID 90057548
CURRY RD., SPRINGHAVEN (To Clear Title)
LAND
Assessed to: **DULONG, HENRY W.**
Taxes, Interest and expenses \$ **597.42 PLUS HST**

AAN 03517063 PID 90052523
5500 HIGHWAY 3, ARGYLE
LAND & DWELLING
Assessed to: **NICKERSON, JUDSON EVERETT**
Taxes, Interest and expenses \$ **14,195.70**

AAN 03522873 PID 90063850
LAKE RD., LOT 4, EAST PUBNICO (To Clear Title)
Assessed to: **NICKERSON, GORDON RAY**
Taxes, Interest and expenses \$ **617.73 PLUS HST**

AAN 03801993 PID 90034406
HIGHWAY 308, SLUICE POINT
LAND FISHERY
Assessed to: **BRIDGE LOBSTERS LIMITED**
Taxes, Interest and expenses \$ **4,562.52**

AAN 03990087 PID 90091976
FIRST BEAR LAKE, ALDER PLAINS (To Clear Title)
GRANT 5962
Assessed to: **ROBERTS, CRAIG HAROLD**
Taxes, Interest and expenses \$ **630.94 PLUS HST**

AAN 04399153 PID 90034513
1788 HIGHWAY 308, SLUICE POINT
LAND FISHERY
Assessed to: **BRIDGE LOBSTERS LIMITED**
Taxes, Interest and expenses \$ **27,113.19**

AAN 04481178 PID 90034802
HWY 308, SURETTES ISLAND
LAND
Assessed to: **KING, HARRY E. & JEAN E.**
Taxes, Interest and expenses \$ **1,060.69 PLUS HST**

AAN 04725379 PID 90049560
406 BELLEVILLE RD., BELLEVILLE
DWELLING & LAND
Assessed to: **VOKEY, GARY DEAN**
Taxes, Interest and expenses \$ **3,479.78**

AAN 04990668 PID 90025909
WEST HILL RD., COMEAUS HILL
LAND
Assessed to: **JANSEN, HERBERT & URSEL**
Taxes, Interest and expenses \$ **1,209.16 PLUS HST**

AAN 05130603 PID 90095282
DE L'EST CH., WEDGEPORT
LAND
Assessed to: **DOUCETTE, JOSHUA S. & HARRINGTON, MELISSA L.**
Taxes, Interest and expenses \$ **738.85 PLUS HST**

AAN 05214947 PID 90047614

CANOE LAKE ESTATES RD., EAST QUINAN

Assessed to: **OLLROGGE, WOLF D. & OLLROGGE, URSULA M.**

Taxes, Interest and expenses \$ **1,333.34 PLUS HST**

AAN 05326761 PID 90106816

CHEMIN D' LA TETE DE LA PRE, ABRAMS RIVER

LAND

Assessed to : **LAVOIE, ROLLAND L. & LAVOIE, ELLEN A.**

Taxes, Interest and expenses \$ **614.48 PLUS HST**

AAN 05558263 PID 90030883

TOUR DES BUTTES CH., AMIRAULTS HILL

LAND

Assessed to: **AMIRAUULT F. RICHARD**

Taxes, Interest and expenses \$ **908.90 PLUS HST**

AAN 05984297 PID 90097288

HWY 334, WEDGEPORT

LAND

Assessed to: **DOUCETTE, GERALD**

Taxes, Interest and expenses \$ **583.10 PLUS HST**

AAN 06257534 PID 90035916

CHEMIN TITTLE RD., SURETTES ISLAND

(To Clear Title)

LAND

Assessed to: **SURETTE, ROBERT J.**

Taxes, Interest and expenses \$ **628.32 PLUS HST**

AAN 08543569 PID 90301979

HWY 335, LOWER WEST PUBNICO

(To Clear Title)

Assessed to: **3072560 NOVA SCOTIA LTD.**

Taxes, Interest and expenses \$ **935.27 PLUS HST**

AAN 08548617 PID 90222324

HARDWOOD HILLS RD., PLYMOUTH

LAND

Assessed to: **JOHNSON, WILLIAM L.**

Taxes, Interest and expenses \$ **662.34 PLUS HST**

AAN 10161924 PID 90241076

OLD RD., STE. ANNE DU RUISSEAU

LAND

Assessed to: **NOVA ELITE FARM SERVICES LIMITED**

Taxes, Interest and expenses \$ **1,089.23 PLUS HST**

AAN 10161932 PID 90299132

41 ROCCO POINT RD., ROCCO POINT

LAND

Assessed to: **NOVA ELITE FARM SERVICES LIMITED**

Taxes, Interest and expenses \$ **1,083.78 PLUS HST**

AAN 10906903 PID 90336892

HWY 3, LOWER EAST PUBNICO

LAND FISHERY

Assessed to: **LEBLANC, GENEVIEVE**

Taxes, Interest and expenses \$ **627.21 PLUS HST**

AAN 10944236 PID 90240995

EEL LAKE, BELLEVILLE SOUTH

LAND

Assessed to: **BOURQUE, EVE ESTATE & CLIVE, STEPHEN**

Taxes, Interest and expenses \$ **646.92 PLUS HST**

Amounts listed include a \$300 Fee to Register the Certificate of Sale with Nova Scotia Land Registry and the cost of the Tax Deed.

Terms: Payment in cash, money order, debit, certified cheque or Lawyer's trust cheque sufficient to cover taxes, interest & expenses (advertised amount), will be required at the time of the sale. The balance of the purchase price must be paid within three (3) days.

Take notice that tax sales do not in all circumstances clear up defects in titles. A tax deed conveys only the interest of the assessed owner, whatever that interest may be. All parties are advised to obtain legal advice on this matter. It is also important to note that under the Municipal Act, Section 152, the right of redemption for properties sold at tax sale exists only up to six months after the sale.

After the 6-month redemption period the Tax Deed will be issued to the Purchaser and the Registration of the Tax Deed will be the responsibility of the Purchaser.

The Municipality of the District of Argyle makes no representations or warranties to any purchaser regarding the fitness, geophysical or environmental suitability of the land(s) offered for sale for any particular use and are being sold on an "as is" basis only.

HST will be added (on final BID amount) to properties that are vacant lots and non-residents will be required to pay a 5% Provincial Deed Transfer Tax (Effective April 1, 2022) on Properties with a residential assessment.

A detailed description of specific properties may be viewed, or inquiries may be made at the Municipal Office, 5 J.E. Hatfield Court, Tusket, Nova Scotia. You can also reach us at 902-648-2311 or email at taxation@munargyle.com.

For the most up to date listing please visit our website at www.munargyle.com