



CITY OF RUTLAND  
CITY HALL  
P.O. BOX 969  
RUTLAND, VT 05702-0969  
www.rutlandcity.org  
802-773-1800 • FAX 802-773-1809

OFFICE OF THE CITY TREASURER

October 24, 2016

David M. Pomykala  
Lorraine M. Pomykala  
96 Strongs Avenue  
Rutland, VT 05701

Re: Tax sale of your property at 96 Strongs Avenue, City of Rutland, VT

Dear Sirs:

We have scheduled a tax sale of the above-mentioned property which you own in the City of Rutland for December 13, 2016 at 10:00 a.m. A copy of the Notice of Tax Sale is enclosed herewith.

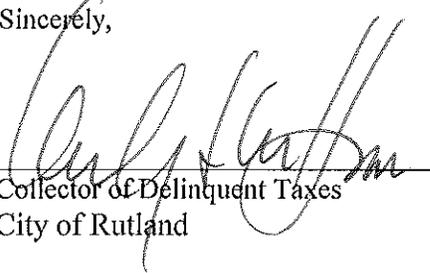
You can prevent this tax sale by paying the delinquent taxes, penalties, interest, legal fees and costs before that date. The amounts due at present are as follows.

Real Estate taxes (2016)	\$5,767.92
Penalty 5%	288.40
Collector's fee 8%	461.44
Interest	230.72
Water and Sewer fees (2016)	410.65
Penalty 5%	20.53
Collector's fee 8%	32.85
Interest	16.66
Certified Mail Fee	19.35
Attorney Fees	1,084.37
Recording fees	20.00
Advertising Fee	<u>566.25</u>
<b>TOTAL</b>	<b>\$8,919.14</b>

Additional interest will continue to accrue at the rate established by the City of Rutland and may be added to the total listed above. The costs associated with the required publication of the enclosed Notice of Tax sale, along with the mailing expense and recording fees have been estimated. If payment is made before all the advertisements have been published, you may be entitled to a refund.

If you plan to pay the full amount owed prior to the tax sale, you may contact Katie at 773-1800 EX 273 or email at [KatieI@rutlandcity.org](mailto:KatieI@rutlandcity.org) for updated information on amounts due. If she is not available contact Wendy Wilton at 773-1800 EX 231

Sincerely,



Collector of Delinquent Taxes  
City of Rutland

**NOTICE OF TAX SALE**

The resident and nonresident owners, lien holders and mortgagees of lands in the City of Rutland, in the County of Rutland, are hereby notified that water and sewer fees and real estate taxes assessed by the City remain, either in whole or in part, unpaid on the following described lands in such city, to wit:

**Lands of David A. Pomykala and Lorraine M. Pomykala, 96 Strongs Avenue, Rutland, Vermont.**  
**Water and sewer bills for fiscal year 2016 and real estate taxes for fiscal year 2016.**

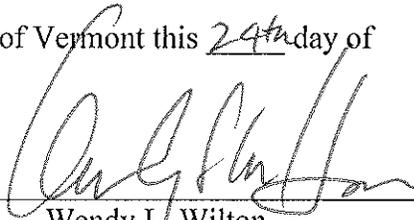
Being all and the same lands and premises conveyed to David A. Pomykala and Lorraine M. Pomykala by Warranty Deed of David H. Pockette and Barbara I. Pockette dated December 15, 2005 and recorded December 16, 2005 in Book 517, Page 186 of the City of Rutland Land Records, and being the premises known as 96 Strongs Avenue, Rutland, Vermont.

And so much of such lands will be sold at public auction at the Alderman's Chambers Room on the Second Floor of Rutland City Hall, a public place in such city located at 1 Strongs Avenue, Rutland, Vermont, on the 13th day of December, 2016 at 10:00 a.m. in the forenoon, as shall be requisite to discharge such taxes with costs and fees, unless previously paid.

IT YOU QUALIFY UNDER TITLE 24 SEC. 1535 – ABATEMENT, YOU MAY SEEK RELIEF TO THE BOARD OF ABATEMENT.

YOU MAY REQUEST THAT ONLY A PORTION OF THE LAND BE SOLD UNDER THE PROCEDURE IN TITLE 32 SEC. 5254 (B).

DATED at the City of Rutland, County of Rutland, and State of Vermont this 24<sup>th</sup> day of October, 2016.

  
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Wendy L. Wilton  
Collector of City Taxes