

MAINE STATE LEGISLATURE

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121st MAINE LEGISLATURE

SECOND REGULAR SESSION-2004

Legislative Document

No. 1807

H.P. 1329

House of Representatives, December 22, 2003

**Resolve, Authorizing the State Tax Assessor To Convey the Interest
of the State in a Certain Parcel of Real Estate Located in the City of
Auburn**

Submitted by the Department of Administrative and Financial Services pursuant to Joint Rule 204.

Received by the Clerk of the House on December 17, 2003. Referred to the Committee on Taxation pursuant to Joint Rule 308.2 and ordered printed pursuant to Joint Rule 401.

Millicent M. MacFarland
MILLICENT M. MacFARLAND
Clerk

Presented by Representative LEMOINE of Old Orchard Beach.
Cosponsored by Senator STANLEY of Penobscot and
Representatives: McCORMICK of West Gardiner, McGOWAN of Pittsfield, SUSLOVIC of
Portland.

Sec. 1. State Tax Assessor authorized to convey real estate.

2 **Resolved:** That the State Tax Assessor is authorized to convey by
3 sale the interest of the State in a parcel of real estate in the
4 City of Auburn formerly owned by Robert W. Jones. Except as
5 otherwise directed in this resolve, the sale must be made to the
6 highest bidder subject to the following provisions.

8 1. Notice of the sale must be published 3 times prior to
9 the sale, once each week for 3 consecutive weeks, in a newspaper
10 of general circulation in Androscoggin County.

12 2. The parcel may not be sold for less than the amount
13 authorized in this resolve. If identical high bids are received,
14 the bid postmarked with the earliest date is considered the
15 highest bid.

16 If bids in the minimum amount recommended in this resolve
17 are not received after the notice, the State Tax Assessor may
18 sell the property for not less than the minimum amount without
19 again asking for bids if the property is sold on or before March
20 1, 2005.

22 Employees of the Department of Administrative and Financial
23 Services, Bureau of Revenue Services and spouses, siblings,
24 parents and children of employees of the Bureau of Revenue
25 Services are barred from acquiring from the State any of the real
26 property subject to this resolve.

28 Upon receipt of payment as specified in this resolve, the
29 State Tax Assessor shall record a quitclaim deed in the
30 appropriate registry at no additional charge to the purchaser
31 before sending the deed to the purchaser.

34 Abbreviations and plan and lot references are identified in
35 the 2001 City of Auburn Valuation book; and be it further

36 **Sec. 2. Description of parcel. Resolved:** That the parcel in
37 question is Map 219, Lot 175 in the City of Auburn, recorded in
38 Book 946, Page 163 and located at 141 Fairview Avenue,
39 approximately halfway between Court Street and Minot Avenue. It
40 is the same parcel formerly owned by Robert W. Jones, who died on
41 August 6, 2001, and identified in a Certificate of Mortgage Lien
42 for Repayment of Taxes on Deferred Homestead Property recorded
43 May 31, 2002 at Androscoggin County Registry of Deeds, Book 5008,
44 Page 166; and be it further

46 **Sec. 3. Sale to personal representative or to highest bidder.**

48 **Resolved:** That the State Tax Assessor is directed to sell the
49 parcel as is to Jeremy W. Jones, duly appointed personal
50 representative of the

2 estate of the parcel's former owner, for \$57,340.91, plus the
remediation cost, if any. The remediation cost is the cost
4 incurred by the State of Maine to pay for the remediation of any
hazard located at the property, including the remediation of any
6 environmental hazard on the property and the maintenance,
dismantling or demolition of any unsafe structure located on the
property and any other costs associated with the disposal of the
8 property. If Jeremy W. Jones does not pay \$57,340.91 plus the
remediation cost within 60 days after the effective date of this
10 resolve, the State Tax Assessor is directed to sell the parcel as
is to the highest bidder. The State Tax Assessor may reject any
12 and all bids. Sale proceeds must be applied first to taxes,
accrued interest and costs of sale and then to defray the
14 remediation cost.

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SUMMARY

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This resolve authorizes the State Tax Assessor to convey the
20 interest of the State in a certain parcel of tax-acquired real
estate located in the City of Auburn.