



TOWN OF PLYMPTON, MASSACHUSETTS  
OFFICE OF  
TOWN CLERK

NOV 20 2017  
1:40pm

**NOTICE OF HEARING**

POSTED IN ACCORDANCE WITH THE PROVISIONS OF  
The Town of Plympton Municipal Bylaws

Board of Selectmen and Board of Assessors Joint Hearing  
Name of Committee

Place of Meeting: Board of Selectmen Meeting Room, 5 Palmer Road

Date: Monday 11/27/2017  
Day of Week Date (mm/dd/yy)

Time: 7:00 PM

AGENDA ATTACHED OR SUBJECTS TO BE DISCUSSED LISTED BELOW:

DETAILS:

Allocation of the local property tax levy among the 5 property classes in the Town of Plympton for Fiscal Year 2018.

Scheduled Joint Hearing Posted Friday, November 17, 2017 in *Plympton-Halifax Express* weekly newspaper (see attached)

Signature:

Date:

11/20/17

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### LEGAL NOTICE

COMMONWEALTH OF MASSACHUSETTS



LAND COURT  
DEPARTMENT OF THE TRIAL COURT  
16 SM 002345  
ORDER OF NOTICE

TO: David Badot, Christopher Waitkus and to all persons entitled to the benefit of the Servicemembers Civil Relief Act, 50 U.S.C.c. 50 B3901 (et seq):

Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust

### LEGAL NOTICE

COMMONWEALTH OF MASSACHUSETTS



LAND COURT  
DEPARTMENT OF THE TRIAL COURT  
17SM007020  
ORDER OF NOTICE

To: Dennis M. Pearse and to all persons entitled to the benefit of the Servicemembers Civil Relief Act, 50 U.S.C.c. 50 B3901 et seq.

JPMorgan Chase Bank, National Association

claiming to have an interest in a Mortgage covering real property in HALIFAX, numbered 164 FRANKLIN STREET, given by Dennis M. Pearse to Mortgage Electronic Registration Systems, Inc., as nominee for William Raveis Mortgage LLC, dated January 23, 2013, and recorded in the Plymouth County Registry of Deeds in Book 42579, Page 240 as affected by a modification agreement, dated January 23, 2017 and recorded with said Reg-

### LEGAL NOTICE

LEGAL NOTICE  
MORTGAGEE'S SALE OF REAL ESTATE

By virtue of and in execution of the Power of Sale contained in a certain mortgage given by Christopher B. Hanly and Beverly N. Hanly to Mortgage Electronic Registration Systems, Inc. acting solely as a nominee for Advanced Mortgage Services LLC, dated January 30, 2009 and recorded in Plymouth County Registry of Deeds in Book 36748, Page 105 of which mortgage Owen Loan Servicing, LLC is the present holder by assignment from Mortgage Electronic Registration Systems, Inc. ("MERS") solely as nominee for Advanced Mortgage Services LLC, its successors and/or assigns to Owen Loan Servicing, LLC dated February 22, 2017 recorded at Plymouth County Registry of Deeds in Book 48158, Page 178, for breach of conditions of said mortgage and for the purpose of foreclosing the same, the mortgaged premises located at 6 Lake Street, Plympton, MA 02367 will be sold at a Public Auction at 11:00 AM on December 12, 2017, at the mortgaged premises, more particularly described below, all and singular the premises described in said mortgage, to wit:

The land with the buildings thereon situated in Plympton, Plympton County Massachusetts

### LEGAL NOTICE

liens, and subject to prior liens or other enforceable encumbrances of record entitled to precedence over this mortgage, and subject to and with the benefit of all easements, restrictions, reservations and conditions of record and subject to all tenancies and/or rights of parties in possession.

Terms of the Sale: Cash, cashier's or certified check in the sum of \$5,000.00, as a deposit must be shown at the time and place of the sale in order to qualify as a bidder (the mortgage holder and its designee(s) are exempt from this requirement); high bidder to sign written Memorandum of Sale upon acceptance of bid; balance of purchase price payable in cash or by certified check in thirty (30) days from the date of the sale at the offices of mortgagee's attorney, Korde & Associates, P.C., 900 Chelmsford Street, Suite 3102, Lowell, MA 01851 or such other time as may be designated by mortgagee. The description of the premises contained in said mortgage shall control in the event of a typographical error in this publication.

Other terms to be announced at the sale.  
Owen Loan Servicing, LLC  
Korde & Associates, P.C.  
900 Chelmsford Street  
Suite 3102  
Lowell, MA 01851

### LEGAL NOTICE

TOWN OF PLYMPTON  
TAX CLASSIFICATION  
HEARING SCHEDULED

A public hearing on tax classification will be held Monday, November 27, 2017 at 7:00 p.m. in the Selectmen's meeting room at the Town House.

Allocating the local property tax levy among the five property classes for Fiscal Year 2018 will be discussed. A public hearing prior to the local determination of the levy percentages is one of the requirements of legislation relating to property tax classification. The legislation also vests the local policy decision regarding the shift of the property tax burden from one class to another exclusively with the Board of Selectmen.

The hearing will give taxpayers an opportunity to present their views as to whether residential, open space, commercial, industrial and personal property should all be taxed at the same or different rates. The Board of Assessors will provide supporting data relevant to the fiscal effects of available alternatives.

Selectmen will also be required to vote on the small commercial exemption. Such an option, if voted, would in effect, reduce the property taxes on properties occupied by small businesses and shift those taxes onto other commercial and industrial properties. After the hearing the Assessors