NOTICE OF OVERBID AND CLAIM RIGHTS

Connecticut General Statutes § 12-157(i)

The tax collector of the following municipality hereby gives notice that the proceeds of the tax sale identified below exceed the taxes, interest, fees, and charges due from the delinquent taxpayer, and have been paid to the Clerk of the Court pursuant to Connecticut General Statutes § 12-157(i). If you received this notice by mail, it is because you are listed in the land records as being or representing an owner, lienholder, or other encumbrancer of the property auctioned. This is the last notice you will receive from the municipality relating to the tax sale.

LEVYING MUNICIPALITY: Town of Thomaston

DELINQUENT TAXPAYER: Estate of Ruth Lundberg

ADDRESS OF REAL ESTATE: 598 and 620 Walnut Hill Road, Thomaston CT

AUCTION OCCURRED: August 27, 2021

MONEY DEPOSITED: $58,092.89 on March 1, 2022

COURT LOCATION: Judicial District of Litchfield
50 Field Street
Torrington, CT 06790
860-626-2100

YOU HAVE THE RIGHT TO FILE AN APPLICATION WITH THE COURT TO CLAIM THE MONEY DEPOSITED. YOUR RIGHT TO DO SO WILL EXPIRE NINETY (90) DAYS AFTER THE DEPOSIT WAS MADE. THE COURT WILL DECIDE HOW MUCH, IF ANY, OF THE MONEY YOU ARE ENTITLED TO RECEIVE. IF YOU WISH TO FILE AN APPLICATION, CONTACT THE COURT AND CONSULT WITH AN ATTORNEY IMMEDIATELY.

PERSONS TO WHOM THIS NOTICE IS SENT: The following persons are, or may claim to be, or may represent, the known holders of choate interests affected by the sale:

Estate of Ruth Lundberg c/o Britta Anderson 6 Northgate Simsbury, CT 06070	Estate of Ruth Lundberg c/o Britta Anderson 111 West Shore Road Swanzey, NH 03446	Estate of Ruth Lundberg P.O. Box 2 Thomaston, CT 06787
Nancy Vigeant 543 Walnut Hill Road Thomaston, CT 06787	Norma Kryzanowski or Occupant 528 Walnut Hill Road Thomaston, CT 06787	Occupant 620 Walnut Hill Road Thomaston, CT 06787
Connecticut Dept. of Social Services 55 Farmington Avenue Hartford, CT 06105	Connecticut Attorney General 165 Capitol Avenue Hartford, CT 06106	
Internal Revenue Service Advisory Consolidated Receipts 7940 Kentucky Dr., Stop 2850F Florence, KY 41042 *(solely for any inchoate estate taxes)*	State of Connecticut Dept. of Revenue Services 450 Columbus Blvd, Suite 1 Hartford, CT 06103 *(solely for any inchoate succession taxes)*	

The redemption period for this property has now expired and title has vested in the winning bidder. Any mortgage, lien, encumbrance, ownership, or other interest you may have previously had or claimed in this property has been permanently extinguished. However, you may be entitled to some or all of the auction's proceeds in excess of those used to satisfy the delinquencies owed to the Levying Municipality. Those moneys have been deposited with the superior court as required by state law.

Any person may make an application for payment of moneys deposited in court as provided for in Connecticut General Statutes § 12-157(i) to the superior court for the judicial district in which the property that is the subject of the proceedings referred to is located, or if said court is not in session to any judge thereof, for a determination of the equity of the parties having an interest in such moneys. Notice of such application shall be served in the same manner as to commence a civil action on all persons having an interest of record in such property on the date the collector's deed is recorded, provided the Levying Municipality shall not be a party to such action without its consent. **The Levying Municipality does not consent to being made a party to any such action related to this deposit at this time.** If no application is filed with the court, any moneys held by the court shall escheat to the State of Connecticut pursuant to the provisions of part III of Chapter 32 of the Connecticut General Statutes.

Note that there is currently no docket number assigned to this deposit; a docket number will be assigned by the superior court's clerk only after an application has been filed. The Levying Municipality is not involved in distributing the deposit and has no information about it other than as stated in this notice. If you believe you are entitled to any portion of the moneys deposited, you should contact an attorney immediately.

By: _____

Adam J. Cohen, Esq., Municipal Counsel date

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