

Memorandum

To: Elinor Carbone, Mayor
From: Jaime M. LaMere, Corporation Counsel
Date: September 18, 2017
Re: Release of liens

The following properties have sewer use and/or tax liens that have not been released:

David C. and Irene M. Beman
99 Spring Street
Torrington, CT

Sewer Use Lien \$194.00	Vol. 1110 Page 327	Dated 6/16/2011	Recorded 6/17/2011
Sewer Use Lien \$194.00	Vol. 1133 Page 639	Dated 6/14/2012	Recorded 6/15/2012
Sewer Use Lien \$196.00	Vol. 1160 Page 215	Dated 6/13/2013	Recorded 6/17/2013
Sewer Use Lien \$196.00	Vol. 1183 Page 611	Dated 6/16/2014	Recorded 6/17/2014
Sewer Use Lien \$196.00	Vol. 1202 Page 595	Dated 4/23/2015	Recorded 4/24/2015

Destination Homes LLC
603 South Main Street
Torrington, CT

Sewer Use Lien \$606.00	Vol. 1202 Page 960	Dated 4/23/2015	Recorded 4/24/2015
Sewer Use Lien \$316.05	Vol. 1183 Page 949	Dated 6/16/2014	Recorded 6/17/2014

Raymond E. Traver
368 Hillandale Boulevard
Torrington, CT

Sewer Use Lien \$98.00	Vol. 1185 Page 26	Dated 6/16/2014	Recorded 6/17/2014
Sewer Use Lien \$202.00	Vol. 1204 Page 79	Dated 4/23/2015	Recorded 4/24/2015

Andrew S. Maiolo
122 Chestnut Hill Road
Torrington, CT

Sewer Use Lien \$194.00	Vol. 1091 Page 19	Dated 6/17/2010	Recorded 6/24/2010
-------------------------	-------------------	-----------------	--------------------

It remains my opinion that you are authorized to release these liens pursuant to C.G.S. section 12-179 since the taxes or usage fees secured by these liens have been paid and have not been credited to the taxpayers by way of the recordation of certificates of release and discharge of lien.

2017 SEP 14 AM 9:52

RECEIVED FOR RECORD
TORRINGTON TOWN CLERK

Elaine Fabiaschi

From: Debra Brown <debra@debrabrownlaw.com>
Sent: Friday, September 01, 2017 2:55 PM
To: Elaine Fabiaschi
Subject: sewer lien releases
Attachments: Scanned from a Xerox multifunction device.pdf

I recently represented David and Irene Beman in sale of their property located at 99 Spring Street. I have attached a list of outstanding sewer liens., the fee has been paid in connection with all these liens. It is my understanding that the City can issue the releases for these liens in light of the fact the former tax collector is inaccessible. I thank you for your assistance.

Debra A. Brown
Law Office of Debra A. Brown
365 Prospect Street
Torrington, CT 06790
860-496-7717
FAX 860-489-5977
debra@debrabrownlaw.com

*****Confidentiality Notice*****This email is intended solely for the use of the addressee hereof. In addition, this message may contain information that is confidential, privileged and exempt from disclosure under applicable law. If you are not the intended recipient of this message, you are prohibited from reading, disclosing, reproducing, distributing, disseminating or otherwise using this transmission. Delivery of this message to any person other than the intended recipient is not intended to waive any right or privilege. If you have received this message in error, please promptly notify the sender immediately and delete this message from your system.

99 Spring Street-Unreleased sewer liens

4. Sewer lien for Sewer Use against David C. Beman and Irene M. Beman in the amount of \$194.00, plus interest dated June 16, 2011 and recorded June 17, 2011 in Volume 1110 at Page 327 of the Torrington Land Records.
5. Sewer lien for Sewer Use against David C. Beman and Irene M. Beman in the amount of \$194.00, plus interest dated June 14, 2012 and recorded June 15, 2012 in Volume 1133 at Page 639 of the Torrington Land Records.
6. Sewer lien for Sewer Use against David C. Beman and Irene M. Beman in the amount of \$196.00, plus interest dated June 13, 2013 and recorded June 17, 2013 in Volume 1160 at Page 215 of the Torrington Land Records.
7. Sewer lien for Sewer Use against David C. Beman and Irene M. Beman in the amount of \$196.00, plus interest dated June 16, 2014 and recorded June 17, 2014 in Volume 1183 at Page 811 of the Torrington Land Records.
8. Sewer lien for Sewer Use against David C. Beman and Irene M. Beman in the amount of \$202.00, plus interest dated April 23, 2015 and recorded April 24, 2015 in Volume 1202 at Page 585 of the Torrington Land Records.

1183/611

201146110



Bk: 1110 Pg: 327
06/17/2011 12:38:42 PM
SEWER LIEN

Joseph L. Quartero, Town and City Clerk

CERTIFICATE OF CONTINUING SEWER LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON UPON CERTAIN REAL ESTATE SITUATED IN SAID TOWN OF CITY OF TORRINGTON, WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 99 SPRING ST
M/B/L: 109/001/020

BILL #2009-06-0006407
VOL. PAGE

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$194.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of July 01, 2010 and appearing in the bill in the name of:

BEMAN DAVID C & IRENE M
99 SPRING ST TORRINGTON CT 06790

THE PRINCIPAL of which charge became due on 07/01/2010.

THE LIEN CONTINUED BY THIS CERTIFICATE IS TO SECURE PAYMENT OF THE ABOVE SEWER USE DUE TO SAID CITY OF TORRINGTON SEWER AUTHORITY WITH LEGAL INTEREST, FEES AND CHARGES THEREON, LAID ON THE ASSESSMENT LIST OF OCTOBER 1, 2008 AND APPEARING IN THE RATE BILL IN THE ABOVE NAMES, THE PRINCIPAL OF WHICH TAX BECAME DUE ON July 01, 2010.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 16 June 2011

R THOMAS CROVO

201268080



Bk: 1133 Pg: 039
06/15/2012 12:37:36 PM
SEWER LIEN

Joseph L. Quartiero, Town and City Clerk

CERTIFICATE OF CONTINUING SEWER LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON UPON CERTAIN REAL ESTATE SITUATED IN SAID TOWN OF CITY OF TORRINGTON, WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 99 SPRING ST
M/B/L: 109/001/020
ORG. OWNER:

BILL #2010-06-0006407
VOL. PAGE

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$194.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of July 01, 2011 and appearing in the bill in the name of:

BEMAN DAVID C & IRENE M
99 SPRING ST TORRINGTON CT 06790

THE PRINCIPAL of which charge became due on 07/01/2011.

THE LIEN CONTINUED BY THIS CERTIFICATE IS TO SECURE PAYMENT OF THE ABOVE SEWER USE DUE TO SAID CITY OF TORRINGTON SEWER AUTHORITY WITH LEGAL INTEREST, FEES AND CHARGES THEREON, LAID ON THE ASSESSMENT LIST OF OCTOBER 1, 2010 AND APPEARING IN THE RATE BILL IN THE ABOVE NAMES, THE PRINCIPAL OF WHICH TAX BECAME DUE ON JULY 1, 2011. THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 39-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 14 June 2012


R. THOMAS CROVO

CERTIFICATE OF CONTINUING SEWER USE LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE COUNTY STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 99 SPRING ST

M/B/L: 109/001/020

ORG. OWNER: BEMAN DAVID C & IRENE M

BILL #2011-06-0006407

VOL. 937 PAGE 435

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$196.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of July 01, 2012 and appearing in the bill in the name of:

BEMAN DAVID C & IRENE M SURV

99 SPRING ST TORRINGTON CT 06790

THE PRINCIPAL of which charge became due on 07/01/2012.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 13 June 2013



R THOMAS CROVO

2013/1893



Bk: 1160 Pg: 215

06/17/2013 10:13:14 AM

SEWER LIEN

Joseph L. Quarfaro, Town and City Clerk

CERTIFICATE OF CONTINUING SEWER USE LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE COUNTY STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 99 SPRING ST
M/B/L: 109/001/020

BILL #2012-06-0006407
VOL. 937 PAGE 435

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$196.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of July 01, 2013 and appearing in the bill in the name of:

BEMAN DAVID C & IRENE M SURV
99 SPRING ST TORRINGTON CT 06750

THE PRINCIPAL of which charge became due on 07/01/2013.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 16 June 2014



R THOMAS CROVO

20140606



Bk: 1183 Pg: 811
06/17/2014 08:14:44 AM
SEWER LIEN
1 Pages
Joseph L. Quettern, Town and City Clerk

CERTIFICATE OF CONTINUING SEWER USE LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE COUNTY STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 99 SPRING ST
M/E/L: 109/001/020

BILL #2013-06-0006407
VOL. 937 PAGE 435

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$202.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of July 01, 2014 and appearing in the bill in the name of:

BERNAN DAVID C & IRENE M SURV
99 SPRING ST TORRINGTON CT 06790

THE PRINCIPAL of which charge became due on 07/01/2014.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 23 April 2015



R THOMAS CROVO

201606332



Bk: 1202 Pg: 696
04/24/2015 12:58:04 PM
SEWER LIEN
1 Pages
Joseph L. Quartiero, Town and City Clerk

Jaime M. LaMere

From: Launa Goslee
Sent: Tuesday, September 5, 2017 11:14 AM
To: Elaine Fabiaschi; Joanne Matarese
Cc: Jaime M. LaMere
Subject: RE: Lien Releases

Yes, the liens were paid in full for UID 6407 at 99 Spring Street.

Thank you,

Launa M. Goslee, CCMC

Tax Collector
City of Torrington
140 Main Street, Room 134
Torrington, CT 06790
P: 860.489.2209
F: 860.496.5905
www.torringtonct.org

This message may contain confidential or proprietary information intended only for the use of the addressee(s) named above or may contain information that is legally privileged. If you are not the intended addressee, or the person responsible for delivering it to the intended addressee, you are hereby notified that reading, disseminating, distributing or copying this message is strictly prohibited. If you have received this message by mistake, please immediately notify us by replying to the message and delete the original message and any copies immediately thereafter. Thank you.

From: Elaine Fabiaschi
Sent: Tuesday, September 05, 2017 11:11 AM
To: Launa Goslee; Joanne Matarese
Cc: Jaime M. LaMere
Subject: Lien Releases

Can you confirm payment of the attached lien releases for David and Irene Beman? Thank you!

Elaine Fabiaschi
Administrative Assistant
Office of the Corporation Counsel &
Office of Economic Development
Municipal Building
140 Main St.
Torrington, CT 06790
Ph: 860-489-2526

Jaime M. LaMere

From: Launa Goslee
Sent: Wednesday, September 6, 2017 3:39 PM
To: Elaine Fabiaschi; Joanne Matarese
Cc: Jaime M. LaMere
Subject: RE: 603 SOUTH MAIN ST Torrington, CT 06790 / 682762513 / 170193409

Yes, they were paid 7/20/2016.

Thank you,

Launa M. Goslee, CCMC

Tax Collector
City of Torrington
140 Main Street, Room 134
Torrington, CT 06790
P: 860.489.2209
F: 860.496.5905
www.torringtonct.org

This message may contain confidential or proprietary information intended only for the use of the addressee(s) named above or may contain information that is legally privileged. If you are not the intended addressee, or the person responsible for delivering it to the intended addressee, you are hereby notified that reading, disseminating, distributing or copying this message is strictly prohibited. If you have received this message by mistake, please immediately notify us by replying to the message and delete the original message and any copies immediately thereafter. Thank you.

From: Elaine Fabiaschi
Sent: Wednesday, September 06, 2017 3:25 PM
To: Launa Goslee; Joanne Matarese
Cc: Jaime M. LaMere
Subject: FW: 603 SOUTH MAIN ST Torrington, CT 06790 / 682762513 / 170193409

Hi Launa,

Could you confirm payment of the attached liens? Thank you!

Elaine Fabiaschi
Administrative Assistant
Office of the Corporation Counsel &
Office of Economic Development
Municipal Building
140 Main St.
Torrington, CT 06790

Ph: 860-489-2526

From: Guthrie, Terri [mailto:terri.guthrie@svclnk.com]
Sent: Tuesday, September 05, 2017 11:50 AM
To: Elaine Fabiaschi <Elaine_Fabiaschi@torringtonct.org>
Subject: 603 SOUTH MAIN ST Torrington, CT 06790 / 682762513 / 170193409

Hello,
Please provide me with the lien releases for the following liens.
Book 1183 page 949 filed 6/17/204
Book 1202 Page 960 filed 4/24/2015

Thank you

Terri Guthrie

Team Lead, REO Title & Close

O: 412-776-1568 | F: 866-355-7191 | E: terri.guthrie@svclnk.com

A: 1400 Cherrington Parkway | Moon Township, PA 15108 | svclnk.com



A BLACK KNIGHT COMPANY

For a point of escalation or comments about my customer service my manager, Charles Pedaline, can be reached at charles.pedaline@svclnk.com.

**IF YOU RECEIVE NEW WIRING INSTRUCTIONS ON THIS CLOSING,
PLEASE NOTIFY ME IMMEDIATELY BY PHONE TO CONFIRM.
SERVICELINK DOES NOT ALTER ITS WIRING INSTRUCTIONS.**

NOTICE: The information contained in this message is proprietary and/or confidential and may be privileged. If you are not the intended recipient of this communication, you are hereby notified to: (i) delete the message and all copies; (ii) do not disclose, distribute or use the message in any manner; and (iii) notify the sender immediately.

CERTIFICATE OF CONTINUING SEWER USE LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE COUNTY STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 603 S MAIN ST
M/B/L: 115/020/012

BILL #2013-06-0009634
VOL. 844 PAGE 415


The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$606.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of July 01, 2014 and appearing in the bill in the name of:

DESTINATION HOMES LLC
1359 BANTAM RD BANTAM CT 06750

THE PRINCIPAL of which charge became due on 07/01/2014.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 23 April 2015


R THOMAS CROVO

2015060335



Bk: 1202 Pg: 960
04/24/2015 01:03:22 PM
SEWER LIEN
1 Pages
Joseph L. Quartiero, Town and City Clerk

CERTIFICATE OF CONTINUING SEWER USE LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE COUNTY STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 603 S MAIN ST
M/B/L: 115/020/012

BILL #2012-06-0009634
VOL. PAGE

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$316.05 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of July 01, 2013 and appearing in the bill in the name of:

DESTINATION HOMES LLC
1359 BANTAM RD BANTAM CT 06750

THE PRINCIPAL of which charge became due on 07/01/2013.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 16 June 2014



R THOMAS CROVO

201485029



Bk: 1183 Pg: 949
06/17/2014 08:21:23 AM
SEWER LIEN
1 Pages
Joseph L. Quartiero, Town and City Clerk

Elaine Fabiaschi

From: Launa Goslee
Sent: Thursday, September 07, 2017 5:33 PM
To: Elaine Fabiaschi
Cc: Jaime M. LaMere
Subject: RE: Lien Removal 368 Hillandale Blvd

Yes, they are paid in full.

Thank you,

Launa M. Goslee, CCMC

Tax Collector

City of Torrington

140 Main Street, Room 134

Torrington, CT 06790

P: 860.489.2209

F: 860.496.5905

www.torringtonct.org

This message may contain confidential or proprietary information intended only for the use of the addressee(s) named above or may contain information that is legally privileged. If you are not the intended addressee, or the person responsible for delivering it to the intended addressee, you are hereby notified that reading, disseminating, distributing or copying this message is strictly prohibited. If you have received this message by mistake, please immediately notify us by replying to the message and delete the original message and any copies immediately thereafter.

Thank you.

From: Elaine Fabiaschi
Sent: Thursday, September 07, 2017 5:29 PM
To: Launa Goslee
Cc: Jaime M. LaMere
Subject: FW: Lien Removal 368 Hillandale Blvd

Hi Launa,
Could you confirm payment of the attached liens? Thank you!

Elaine Fabiaschi
Administrative Assistant
Office of the Corporation Counsel &
Office of Economic Development
Municipal Building
140 Main St.
Torrington, CT 06790
Ph: 860-489-2526

-----Original Message-----

From: Raymond Traver [mailto:houze917@gmail.com]
Sent: Thursday, September 07, 2017 4:06 PM
To: Elaine Fabiaschi <Elaine_Fabiaschi@torringtonct.org>
Subject: Lien Removal 368 Hillandale Blvd

Hi Elaine, This is Jennifer Traver and I just spoke to you in regards to removing a lien on our title and my husband made me aware it is two lien's on the title.

Attached are the documents you requested followed by 0.00 balance receipt.

Vol. 845 Page 1051

Vol. 1172 Page 178

Our Address is 368 Hillandale Blvd Torrington and My Husband's name is on the Title----Raymond Traver Thank you for your help and if you need anything further from us please let me know!

Thank You,
Jennifer Traver

Elaine Fabiaschi

From: Raymond Traver <houze917@gmail.com>
Sent: Thursday, September 07, 2017 4:06 PM
To: Elaine Fabiaschi
Subject: Lien Removal 368 Hillandale Blvd
Attachments: Torrington tax.pdf

Hi Elaine, This is Jennifer Traver and I just spoke to you in regards to removing a lien on our title and my husband made me aware it is two lien"s on the title.

Attached are the documents you requested followed by 0.00 balance receipt.

Vol. 845 Page 1051

Vol. 1172 Page 178

Our Address is 368 Hillandale Blvd Torrington and My Husband's name is on the Title----Raymond Traver Thank you for your help and if you need anything further from us please let me know!

Thank You,
Jennifer Traver

CERTIFICATE OF CONTINUING SEWER USE LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE COUNTY STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 368 HILLANDALE BLVD

BILL #2012-06-0015311

M/B/L: 251/001/243

VOL. 1172 PAGE 178

ORG. OWNER: KOT JULIE S

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$98.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of July 01, 2013 and appearing in the bill in the name of:


TRAVER RAYMOND E

368 HILLANDALE BLVD TORRINGTON CT 06790

THE PRINCIPAL of which charge became due on 07/01/2013.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 16 June 2014


R THOMAS CROVO

201485116



Sk: 1185 Pg: 28

06/17/2014 08:58:38 AM

SEWER LIEN

1 Pages

Joseph L. Quattaro, Town and City Clerk



GENERAL DATA SEWER USE

AS OF 09/07/2017

BILL NO: 2012-06-0015311
UNIQUE ID: 0015311
LIEN VOL/PAGE: 0/0
BANK: TRAVER RAYMOND E
DISTRICT: RES
SEWER CODE: 20
QUANTITY: 1.00
METER #: 36103700
Flag(s): /BACK TAXES/Lien

NAME: TRAVER RAYMOND E
CO NAME:
ADDRESS: 368 HILLDALE BLVD
ADDRESS2:
CITY ST ZIP: TORRINGTON CT 06790-0000
COUNTRY:
PROP LOC.: 368 HILLDALE BLVD
BANK

*** BILLED ***

TYPE	COLLECTION AGENCY : RF-9/9/2016			TOTAL	PAID
	INST 1	INST 2	INST 3		
SEWER	98.00	98.00	0.00	196.00	196.00
ADJUST	0.00	0.00	0.00	0.00	0.00
TOTAL	98.00	98.00	0.00	196.00	196.00

*** LAST BILLED ***

Date: 7/1/2013
Principal: \$196.00
Arrears: \$584.01
Credit: \$0.00
Interest: \$181.34
Lien: \$72.00
Fee: \$0.00

*** PAYMENTS ***

TYPE	CYCLE	DATE	TERM/BATCH	SEQ	INST	AMOUNT	INTEREST	BINT	LIENS	FEES	TOTALS	DEF	OWR
Pmt	12	06/13/2017	18/387	6	T	0.00	0.00	0.00	0.00	3.00	3.00		
Pmt	12	06/13/2017	18/387	5		98.00	61.74	0.00	24.00	27.56	211.30		
Pmt	4	11/21/2013	11/1200	19	1	98.00	7.35	0.00	0.00	0.00	105.35		
TOTAL PAYMENTS:						196.00	69.09	0.00	24.00	30.56	319.65		

TOTAL BALANCE DUE AS OF 09/07/2017

TYPE	PRINC DUE	INT DUE	LIEN DUE	FEE DUE	TOTAL	BALANCE
SEWER	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	0.00	0.00	0.00	0.00	0.00	0.00

*** FLAGS ***

Warrant Flag: NO
Bankrupt: NO
Suspense Flag: No
Invalid Address Flag: No

CERTIFICATE OF CONTINUING SEWER USE LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE COUNTY STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 368 HILLANDALE BLVD
M/B/L: 251/001/243

BILL #2013-06-0015311
VOL. 845 PAGE 1051

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$202.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the 1st of July 01, 2014 and appearing in the bill in the name of:

TRAVER RAYMOND E
368 HILLANDALE BLVD TORRINGTON CT 06790

THE PRINCIPAL of which charge became due on 07/01/2014.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 23 April 2015



R THOMAS CROVO

20160350



Bk: 1204 Pg: 79
04/24/2015 01:33:26 PM
SEWER LIEN
1 Pages
Joseph L. Quariero, Town and City Clerk



2013060015311

GENERAL DATA SEWER USE

BILL NO: 2013-06-0015311 NAME: TRAVER RAYMOND E
 UNIQUE ID: 0015311 CO NAME:
 LIEN VOL/PAGE: 1204/79 ADDRESS: 368 HILLANDALE BLVD
 BANK: ADDRESS2: TORRINGTON CT 06790-0000
 DISTRICT: CITY ST ZIP: COUNTRY:
 PLAN CODE: RES PROP LOC.: 368 HILLANDALE BLVD
 SEWER CODE: 20
 QUANTITY: 1.00
 METER #: 36103700
 Flag(s): /BACK TAXES/Lien

AS OF 09/07/2017

*** BILLED ***
 TYPE INST 1 INST 2 INST 3 INST 4 TOTAL PAID
 SEWER 101.00 101.00 0.00 0.00 202.00 202.00
 ADJUST 0.00 0.00 0.00 0.00 0.00 0.00
 TOTAL 101.00 101.00 0.00 0.00 202.00 202.00
 COLLECTION AGENCY : RE-9/9/2016
 Date: 7/1/2014
 Principal: \$202.00
 Arrear: \$98.00
 Credit: \$0.00
 Interest: \$10.29
 Lien: \$0.00
 Fee: \$3.00

*** PAYMENTS ***
 TYPE CYCLE DATE TERM/BATCH SEQ INST
 Pmt 12 06/13/2017 18/387 8 T
 Pmt 12 06/13/2017 18/387 7
 TOTAL PAYMENTS: 202.00 99.99 99.99
 BINT 0.00 0.00 0.00 24.00 51.90 377.89
 ITEMS 0.00 0.00 0.00 24.00 51.90 377.89
 FEES 3.00 3.00 3.00 48.90 51.90 377.89
 TOTALS DEF OVR 3.00 3.00 3.00 48.90 51.90 377.89

TOTAL BALANCE DUE AS OF 09/07/2017
 TYPE PRINC DUE INT DUE LIEN DUE FEE DUE TOTAL
 SEWER 0.00 0.00 0.00 0.00 0.00
 TOTAL 0.00 0.00 0.00 0.00 0.00

*** FLAGS ***
 Warrant Flag: NO
 Bankrupt: NO
 Suspense Flag: No
 Invalid Address Flag: No

Elaine Fabiaschi

From: Maurette Wall
Sent: Monday, September 11, 2017 12:42 PM
To: Liz
Cc: Elaine Fabiaschi
Subject: RE: Release of sewer tax lien

Hi Liz --

Thanks for the request. I'm forwarding this information to Elaine, Assistant for Corporation Counsel, who will prepare the paperwork for this release.

I'm sure she will be in touch if she has further questions, but also to give you an idea of the timeline.

Thanks,
Maurette

From: Liz [mailto:lbaca@lawofficeswwf.com]
Sent: Monday, September 11, 2017 12:38 PM
To: Maurette Wall <Maurette_Wall@torringtonct.org>
Subject: Release of sewer tax lien

Hi Maurette:

Joanne @ the tax office told me to reach out to you to obtain a Release of Sewer Lien that was under the Crovo term and is actually paid but just needs a release filed. Here is the information for you:

Sewer Lien against Maiolo, Andrew S. on the List of 10/01/2008 in the original principal amount of \$194.00 in favor of the Collector of Revenue of the Town of Torrington dated June 17, 2010 and recorded June 25, 2010 in Volume 1091 at Page 19 of the Torrington Land Records. (122 Chestnut Hill Rd.)

Note: The above-stated lien is reported as paid by the Tax Collector by searcher 9/6/17.

Let me know if you can provide this for us at some point.. Thanks so much!

Liz

....FROM THE DESK OF....

*Liz Baca, Paralegal
WALL, WALL & FRAUENHOFER, LLP
117 Main Street
Torrington, CT 06790*

860-489-3176 - Phone

860-496-9821 - Fax

EMAIL: lbaca@lawofficeswwf.com

The contents of this e-mail message and any attachments hereto are intended solely for the addressee(s) named in this message.

This communication is intended to be and to remain confidential and may subject to applicable attorney-client and/or work product privileges and is exempt from disclosure under public record laws. Do not deliver, distribute or copy this message and/or any attachments. If you have received this communication in error, please delete it immediately.

CERTIFICATE OF CONTINUING SEWER LIEN FOR NOT MORE THAN FIFTEEN YEARS

THE UNDERSIGNED COLLECTOR OF REVENUE OF THE TOWN OF CITY OF TORRINGTON IN THE STATE OF CONNECTICUT HEREBY CONTINUES FOR A PERIOD OF NOT MORE THAN FIFTEEN YEARS FROM THE DATE HERE OF A SEWER USE LIEN IN FAVOR OF THE SAID TOWN OF CITY OF TORRINGTON UPON CERTAIN REAL ESTATE SITUATED IN SAID TOWN OF CITY OF TORRINGTON, WHICH REAL ESTATE IS DESCRIBED AS FOLLOWS :

PROP LOC : 122 CHESTNUT HILL RD

M/B/L: 143/002/003

ORG. OWNER:

BILL #2008-06-0007062

VOL. PAGE

The lien continued by this certificate is to secure payment of a charge, THE PRINCIPAL OF WHICH AMOUNTS TO \$194.00 due to said CITY OF TORRINGTON with legal interest, fees and charges thereon, laid on the list of *October 1, 2008* and appearing in the bill in the name of:

MAIOLO ANDREW S

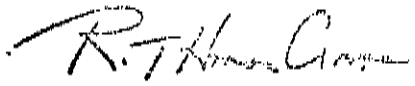
122 CHESTNUT HILL RD TORRINGTON CT 06790

THE PRINCIPAL of which charge became due on 07/01/2009.

THE LIEN CONTINUED BY THIS CERTIFICATE IS TO SECURE PAYMENT OF THE ABOVE SEWER USE DUE TO SAID CITY OF TORRINGTON SEWER AUTHORITY WITH LEGAL INTEREST, FEES AND CHARGES THEREON, LAID ON THE ASSESSMENT LIST OF OCTOBER 1, 2008 AND APPEARING IN THE RATE BILL IN THE ABOVE NAMES, THE PRINCIPAL OF WHICH TAX BECAME DUE ON July 01, 2009.

THIS CERTIFICATE IS FILED IN ACCORDANCE WITH THE PROVISIONS OF THE APPLICABLE LAW. BY THE RECORDING OF THIS LIEN, THE UNDERSIGNED COLLECTOR OF REVENUE HEREBY GIVES NOTICE OF HIS INTENTION, IF NECESSARY, TO CLAIM AGAINST THE PROCEEDS OF FIRE INSURANCES POLICIES IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS OF 12-173, AND 49-73A THROUGH 49-73I, AS REVISED.

Dated at TAX COLLECTOR , Connecticut, 17 June 2010


R THOMAS CROVO

201034010



Bk: 1091 Pg: 19

06/25/2010 01:24:58 PM

SEWER LIEN

-1 Pages

Joseph L. Quariero, Town and City Clerk