

TAX SALE NOTICE
TOWNSHIP OF SADDLE BROOK
COUNTY OF BERGEN
STATE OF NEW JERSEY
NOTICE OF TAX SALE FOR 2025 UNPAID TAXES

PUBLIC NOTICE IS HEREBY GIVEN THAT I, LINDA PELLICIER, CERTIFIED TAX COLLECTOR FOR THE TOWNSHIP OF SADDLE BROOK IN THE COUNTY OF BERGEN, WILL SELL AT PUBLIC SALE ON THE

22nd Day of October, 2026 - Thursday at 10:00AM
at the Saddle Brook Municipal Building - Council Chambers/Court Room
55 Mayhill Street Saddle Brook, NJ at 10:00AM

In the morning of that day in the said Taxing District expose for sale and sell several tracts and parcels of land hereinafter specified to make the amount chargeable against sold lands. Respectively, as of the 30th day of December, 2025 together with interest on the amount to date of sale and costs of sale.

Take further notice that the hereinafter described lands will be sold for the amount of the municipal liens chargeable against each parcel of land assessed as one parcel together with interest and costs to the date of the sale. Said lands will be sold at the lowest rate of interest bid, not to exceed 18%. Payment for said parcels shall be made prior to the conclusion of the sale in the form of certified check or money order, or parcels will be resold. Properties for which there are no other purchases shall be struck off and sold to the TOWNSHIP OF SADDLE BROOK at an interest rate of 18%.

At any time before the sale I will accept payment of the amount due on any property with interest and costs. Payments must be in the form of CASH, CERTIFIED CHECK, OR MONEY ORDER. CALL FOR INTEREST BEFORE MAKING PAYMENT. IN THE EVENT THE OWNER IS ON ACTIVE DUTY WITH THE MILITARY, THE TAX COLLECTOR SHOULD BE NOTIFIED IMMEDIATELY. Industrial Properties may be subject to the Soil Compensation and Control Act(N.J.S.A. 38:10-2311 et seq.) the Water Pollution control act(N.J.S.A. 58:10A-1 et seq.) and the Industrial Site Recovery Act(N.J.S.A. 13:1 K6 et seq.) In addition, the municipality is precluded from issuing a tax sale certificate to any prospective purchaser who is or may be connected in any way to the prior owner or operator of the site.

The lands to be sold are described in accordance with the last tax duplicate as follows:

Block	Lot	Qualcode	Name	Address1	Amount	Type
101	8	C0006	RAMIREZ, JOHANNA	264 MIDLAND AVE	537.12	W
102	12		LEDDY, ANTHONY	351 CAPITOL ST	14,565.80	TW
102	26		NICKYBOY LLC C/O M. ACCIARDI	296 MIDLAND AVENUE	7,336.13	W
103	5		INTERNOSCIA, DAVID, JR.	229 FIFTH ST	15,067.81	TW
105	26		260 FIFTH STREET LLC - c/o COFORGE	260 FIFTH ST	452.58	W
109	00012 02		SINGH, DALJIT (ETAL)	345 FIRST ST.	1,258.25	W
112	1		HENAWI, FADI & MARENA	358 PRESIDENT STREET	514.67	W
113	6		HAGGERTY-COBOS, NICOLE	319 FIFTH ST	676.09	W
406	4		JIMENEZ, PABLO JUNIOR ETAL	456 VICTOR STREET	809.36	W
406	15		VELEZ, JOSE & KATHERINE	90 N FIFTH ST	532.30	W
406	22		TEMELKOSKI,VASKO & VALENTINA	60 N FIFTH ST	1,511.46	W
412	16		CZEKALSKI, JOSEPHINE	181 N SIXTH ST	9,244.38	TW
503	17		LEGACY REMODELERS, LLC	157 PLATT AVE	62.98	W
504	11		ALANOUS, ALMONTASERBELLAH FATHI	113 MACARTHUR DRIVE	491.69	W
509	13		LUSHA, JASHAR & SHPRESA ETALS	330 N LANZA CT	166.73	W
510	2		ORTEGA, ABRAHAM C.	331 N LANZA CT	221.52	W
513	9		BROWNRIDGE, BERNARR	247 SOUTH ST	554.82	W
516	3		LABIB, AMIR	182 MARKET STREET	463.55	W
519	56		SALIBA, NADER & CHASTITY	246 SOUTH BOULEVARD	450.19	W
601	7		NGUYEN, MITCHELL HUNG	32 MACARTHUR DRIVE	268.99	W
602	3		HICKEY, DANIEL & TRUDI	67 MACARTHUR DRIVE	454.12	W
602	19		ANASTASIO, WILLIAM	49 PLATT AVE	402.10	W
602	22		PATEL, NITIN KUMAR N & MAYABEN D	12 CHELSEA DRIVE	475.54	W
610	24		MARTIN, KARL & MICHELLE	37 HARRISON AVE	13,207.38	T
615	6		MOREL, CHRIS	55 WOODWARD STREET	58.42	W
702	26		JANUSZ, EDYTA	497 HOBSON AVE	782.82	W
703	3		THIELE, ANDREW	526 HOBSON AVE	420.36	W
704	3	C0012	FLORES, JACQUELINE	47 SAMPSON ST.	735.72	W
705	21		MACKANIC, ARLENE	14 SAMPSON ST.	1,078.59	W
705	27		VRAJ MARKET LLC	449 MARKET ST	49,931.17	T
709	6		LABIB, AMIR W	440 SYLVAN STREET	230.81	W
901	7		THOMAS, SHALITA & RAPHAEL, SHELDON	281 CONGRESS ST	2,186.16	W
902	6		MILLER, YESENIA	285 WASHINGTON ST	1,401.58	W
905	3		CARROLL, JUDITH L ETAL	48 GARDEN ST	533.57	W
905	5		MARTINEZ, GLORIA E	40 GARDEN ST	39.09	W
907	6		DOMINGUEZ, YOBANY ETAL	9 KENWOOD COURT	628.87	W
907	10		CASTILLO, DEBERAH F ETALS	280 SADDLE RIVER RD	55.15	W
910	4	CO53	ESTEVA, MARIA & CIAMPI, JOHN	53 CHELSEA COURT	48.47	W
1004	12		GIOVANNONE JR, PASQUALE & TIESHA	121 LINCOLN AVE	760.38	W
1101	1		LUCIANO, GIOVANNI & ROSARIA S.	74 PEHLE AVE	143.64	W
1107	8		BROOKS, ROBERT	432 SADDLE RIVER RD	1,192.96	W
1109	4		BENAVIDES, JONATHAN PAUCAR ETAL	356 SADDLE RIVER RD	693.50	W
1110	3		DOLOTOWSKY & FAYEZ,ESTATE OF C/O	314 SADDLE RIVER RD	582.48	W
1111	00013 02		GARCIA, JASMER G.	7 ORCHARD LANE	805.06	W
1202	10		JACKSON, MARSHA & JACKSON, WADRUFF	222 COLONIAL AVENUE	224.25	W
1202	14		DEMPSEY, MARC & DONNA	206 COLONIAL AVENUE	317.50	W
1204	18		LOBUE, STEVEN	1 SUSAN LANE	947.36	W
1302	41		CHARLARCA, K. & DAVILA, R.	70 KUHN DRIVE	408.11	W
1307	6		CIELEMECKI, JAKUB ETAL	602 SADDLE RIVER RD	49.88	W
1310	5		DEJESUS (ETC), WELLINGTON	31 BIRK ST	2,475.04	W
1311	29		TOMPKINS, DENNIS & ANA	79 PEHLE AVE	56.43	W
1402	3		LOVELACE, NANCY	374 FLORAL LANE	97.56	W
1402	14		FORDE, HOLLIS	44 LEONHARDT COURT	345.36	W
1402	21		BALDWIN, BETH	330 JOHN OCHS DRIVE	271.59	W
1411	35		ORTIZ, RAFAEL	213 COLONIAL AVENUE	400.03	W
1411	38		MINERVINI, MARIA (ETAL)	225 COLONIAL AVENUE	482.29	W
1504	15		LAURENTINO VINCENT & SUSAN	160 ALBERTA DR	390.58	W
1512	1		LUNA, SHANDY K ETAL	378 FAIRLAWN PARKWAY	795.78	W
1514	31		CRUZ, GABRIEL & SANTIAGO-CRUZ, A	63 ALBERTA DR	208.81	W
1602	11		PERALTA, ALEXANDER D.	742 SADDLE RIVER RD	320.64	W
1703	8		BRETT III, JOSEPH L & LAURIE A	245 WILSON ST	68.33	W
1704	1		LOPEZ, EDWIN N. & PAOLA C.	613 PINE AVE	81.24	W
1705	15		GROSS, DANIELLE M.	588 SPRUCE AVE	468.25	W
1705	19		MAZZONE, MARIA	604 SPRUCE AVE	94.06	W
1712	29		CALDERON, ADAM & CANDICE	136 SCHEPIS AVE	875.19	W
1712	45		BUSSANICH, MATTHEW W	197 EVANS PLACE	65.50	W
1713	49		SARABALIS, NICKOLAS& RUSSO, JAMIE	173 HERBERT TERR	125.37	W
1713	65		SERAP, KURT	253 HAYES DR	182.21	W
1806	27		BARRIOS, RABIAN & MARY	598 HICKORY AVE	72.19	W
1809	1		JARAMILLO, VICTOR R SR & VICTOR R	1 YOUNGS PLACE	881.28	W
1810	28		OWNER'S NAME REDACTED PURSUANT TO LAW	63 SPINDLER TERR	407.74	W
1811	2		MARTE, PAOLA	146 SKILLMAN TERRACE	233.53	W
1811	4		LAMBOY,ALDRIN & BERNARDO, BETH A.	138 SKILLMAN TERRACE	620.04	W
1813	24		AWAD, WAYEL & ABEER	97 TAGGART WAY	1,294.48	W