



**Town of Gill**  
**Office of the Collector of Taxes**  
Aimee Williams, Collector of Taxes

GAINES GARY M.  
GAINES JUDITH A.  
9 MYRTLE STREET  
GILL, MA 01354

**NOTICE OF TAX TAKING**  
**ADDITIONAL INFORMATION**

<b>Account</b>	269
<b>Levy</b>	2025
<b>Property Loc.</b>	9 MYRTLE ST
<b>Parcel Identifier</b>	101.0-0000-0063.0



MASSACHUSETTS  
DEPARTMENT OF  
REVENUE

**NOTICE OF TAX TAKING  
ADDITIONAL INFORMATION**  
G.L. c. 60, §53

**THIS NOTICE AFFECTS IMPORTANT LEGAL RIGHTS AND SHOULD BE TRANSLATED IMMEDIATELY**

**本通知对于重要法律权利产生影响，请立即翻译**

**本通知對於重要法律權利產生影響，請立即翻譯**

**ESTE AVISO AFECTA IMPORTANTES DERECHOS LEGALES Y DEBERÍA SER TRADUCIDO  
INMEDIATAMENTE**

**CET AVIS AFFECTE DES DROITS JURIDIQUES IMPORTANTS ET DOIT ÊTRE TRADUIT IMMÉDIATEMENT**

**AVI SA A AFEKTE DWA LEGAL KI ENPÒTAN EPI LI SIPOZE TRADWI IMEDYATMAN**

**THÔNG BÁO NÀY CÓ ẢNH HƯỞNG ĐẾN CÁC QUYỀN PHÁP LÝ QUAN TRỌNG, DO ĐÓ CẦN ĐƯỢC DỊCH  
THUẬT NGAY**

**ESTE AVISO DIZ RESPEITO A DIREITOS LEGAIS IMPORTANTES E DEVE SER TRADUZIDO  
IMEDIATAMENTE**

**What you need to know:**

1. Right now, you owe \$3,576.61. This amount reflects \$3,448.11 of accumulated taxes, \$55.00 in fees and \$73.50 in charges. If you paid today, this would be the total amount you need. But remember the amount will keep getting bigger.
2. You can still pay the taxes you owe before the land court gives a final decision saying you can't pay anymore and foreclosing on your property.
3. If you owe past due local taxes, the amount you owe may be transferred to someone else (a third party) so that they have the right to collect these past due taxes. Either the city or town, or third party can perform a tax taking after telling you first. They then can file a paper called an Instrument of Taking with the Registry of Deeds. This makes it harder to sell or refinance your property unless the tax lien is paid off.
4. In your case, the city or town or third party could start asking the land court to take away your right to pay the taxes on or after a certain date. That date, if known right now is December 19, 2025. If they haven't done a tax taking yet, they need to wait 12 months after the taking to start the court process.
5. If you don't pay the past due tax balance within 12 months after the Instrument of Taking is filed, the city or town or third party can ask the land court to take away your right to pay the taxes. This is called foreclosing on your right to redeem the property. They will ask the land court to do this by filing a complaint. If you don't file an answer to their complaint when they ask the land court to foreclose, the court might decide in their favor by default judgement. If you do answer, you ask the court to set the terms by which you may redeem the property (pay the taxes owed on your property). If you do not redeem the property, the land court can give ownership of your property to the city or town or third party forever (foreclosure).

6. If your property is foreclosed on because you failed to pay your taxes, you can get back any extra money left (the equity) after paying the taxes and other charges and fees you owe. If the city or town or third party knows your address, they'll send you a detailed bill of the taxes, charges and fees and the extra money, if any. If they don't know where to find you, they'll send the detailed bill and a notice to your last known address and you have 18 months to request the extra money by writing to them.
7. The tax lien foreclosure process is complicated and has strict deadlines. If your property is subject to a tax lien foreclosure, you should seek legal advice, if possible. You can find out more information on tax lien foreclosures on the land court's website:  
<https://www.mass.gov/land-court-tax-lien-foreclosure-cases-resources>.

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**THIS FORM APPROVED BY THE COMMISSIONER OF REVENUE**



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VIENS PAUL  
29 MILL STREET UNIT 2  
GREENFIELD,MA 01301

**NOTICE OF TAX TAKING**  
**ADDITIONAL INFORMATION**

<b>Account</b>	115
<b>Levy</b>	2025
<b>Property Loc.</b>	4 SET BACK LN
<b>Parcel Identifier</b>	103.0-0000-0014.0



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**ESTE AVISO DIZ RESPEITO A DIREITOS LEGAIS IMPORTANTES E DEVE SER TRADUZIDO  
IMEDIATAMENTE**

**What you need to know:**

1. Right now, you owe \$4,201.38. This amount reflects \$3,710.45 of accumulated taxes, \$65.00 in fees and \$425.93 in charges. If you paid today, this would be the total amount you need. But remember the amount will keep getting bigger.
2. You can still pay the taxes you owe before the land court gives a final decision saying you can't pay anymore and foreclosing on your property.
3. If you owe past due local taxes, the amount you owe may be transferred to someone else (a third party) so that they have the right to collect these past due taxes. Either the city or town, or third party can perform a tax taking after telling you first. They then can file a paper called an Instrument of Taking with the Registry of Deeds. This makes it harder to sell or refinance your property unless the tax lien is paid off.
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VIENS PAUL D.  
29 MILL ST SUITE 2  
GREENFIELD, MA 01301

**NOTICE OF TAX TAKING**  
**ADDITIONAL INFORMATION**

<b>Account</b>	787
<b>Levy</b>	2025
<b>Property Loc.</b>	5 SET BACK LN
<b>Parcel Identifier</b>	103.0-0000-0015.0



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IMEDIATAMENTE**

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1. Right now, you owe \$14,541.59. This amount reflects \$13,130.96 of accumulated taxes, \$65.00 in fees and \$1,345.63 in charges. If you paid today, this would be the total amount you need. But remember the amount will keep getting bigger.
2. You can still pay the taxes you owe before the land court gives a final decision saying you can't pay anymore and foreclosing on your property.
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Aimee Williams, Collector of Taxes

PDV INC.  
29 MILL STREET UNIT 2  
GREENFIELD, MA 01301

**NOTICE OF TAX TAKING**  
**ADDITIONAL INFORMATION**

<b>Account</b>	573
<b>Levy</b>	2025
<b>Property Loc.</b>	6 SET BACK LN
<b>Parcel Identifier</b>	103.0-0000-0016.0



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1. Right now, you owe \$3,625.66. This amount reflects \$3,194.41 of accumulated taxes, \$65.00 in fees and \$366.25 in charges. If you paid today, this would be the total amount you need. But remember the amount will keep getting bigger.
2. You can still pay the taxes you owe before the land court gives a final decision saying you can't pay anymore and foreclosing on your property.
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**Town of Gill**  
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Aimee Williams, Collector of Taxes

STRIEBEL STEPHEN P.  
STRIEBEL MARGARET A.  
497 MAIN RD  
GILL, MA 01354

**NOTICE OF TAX TAKING**  
**ADDITIONAL INFORMATION**

<b>Account</b>	731
<b>Levy</b>	2025
<b>Property Loc.</b>	OFF MAIN RD
<b>Parcel Identifier</b>	205.0-0000-0010.0



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IMEDIATAMENTE**

**What you need to know:**

1. Right now, you owe \$2,354.53. This amount reflects \$2,052.40 of accumulated taxes, \$65.00 in fees and \$237.13 in charges. If you paid today, this would be the total amount you need. But remember the amount will keep getting bigger.
2. You can still pay the taxes you owe before the land court gives a final decision saying you can't pay anymore and foreclosing on your property.
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GRANT DOUGLAS D.  
C/O EDS ENTERPRISES LLC  
34A EAST MAIN STREET  
MILLERS FALLS, MA 01349

**NOTICE OF TAX TAKING**  
**ADDITIONAL INFORMATION**

<b>Account</b>	899
<b>Levy</b>	2025
<b>Property Loc.</b>	176 WEST GILL RD
<b>Parcel Identifier</b>	215.0-0000-0006.1





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VIENS PAUL  
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GREENFIELD, MA 01301

**NOTICE OF TAX TAKING**  
**ADDITIONAL INFORMATION**

<b>Account</b>	786
<b>Levy</b>	2025
<b>Property Loc.</b>	FRENCH KING HWY
<b>Parcel Identifier</b>	226.0-0000-0027.0



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INMEDIATAMENTE**

**CET AVIS AFFECTE DES DROITS JURIDIQUES IMPORTANTS ET DOIT ÊTRE TRADUIT IMMÉDIATEMENT**

**AVI SA A AFEKTE DWA LEGAL KI ENPÒTAN EPI LI SIPOZE TRADWI IMEDYATMAN**

**THÔNG BÁO NÀY CÓ ẢNH HƯỞNG ĐẾN CÁC QUYỀN PHÁP LÝ QUAN TRỌNG, DO ĐÓ CẦN ĐƯỢC DỊCH  
THUẬT NGAY**

**ESTE AVISO DIZ RESPEITO A DIREITOS LEGAIS IMPORTANTES E DEVE SER TRADUZIDO  
IMEDIATAMENTE**

**What you need to know:**

1. Right now, you owe \$1,024.58. This amount reflects \$860.54 of accumulated taxes, \$65.00 in fees and \$99.04 in charges. If you paid today, this would be the total amount you need. But remember the amount will keep getting bigger.
2. You can still pay the taxes you owe before the land court gives a final decision saying you can't pay anymore and foreclosing on your property.
3. If you owe past due local taxes, the amount you owe may be transferred to someone else (a third party) so that they have the right to collect these past due taxes. Either the city or town, or third party can perform a tax taking after telling you first. They then can file a paper called an Instrument of Taking with the Registry of Deeds. This makes it harder to sell or refinance your property unless the tax lien is paid off.
4. In your case, the city or town or third party could start asking the land court to take away your right to pay the taxes on or after a certain date. That date, if known right now is December 19, 2025. If they haven't done a tax taking yet, they need to wait 12 months after the taking to start the court process.
5. If you don't pay the past due tax balance within 12 months after the Instrument of Taking is filed, the city or town or third party can ask the land court to take away your right to pay the taxes. This is called foreclosing on your right to redeem the property. They will ask the land court to do this by filing a complaint. If you don't file an answer to their complaint when they ask the land court to foreclose, the court might decide in their favor by default judgement. If you do answer, you ask the court to set the terms by which you may redeem the property (pay the taxes owed on your property). If you do not redeem the property, the land court can give ownership of your property to the city or town or third party forever (foreclosure).

6. If your property is foreclosed on because you failed to pay your taxes, you can get back any extra money left (the equity) after paying the taxes and other charges and fees you owe. If the city or town or third party knows your address, they'll send you a detailed bill of the taxes, charges and fees and the extra money, if any. If they don't know where to find you, they'll send the detailed bill and a notice to your last known address and you have 18 months to request the extra money by writing to them.
7. The tax lien foreclosure process is complicated and has strict deadlines. If your property is subject to a tax lien foreclosure, you should seek legal advice, if possible. You can find out more information on tax lien foreclosures on the land court's website:  
<https://www.mass.gov/land-court-tax-lien-foreclosure-cases-resources>.

**For residential property, this Notice of Tax Taking Additional Information must accompany the Notice of Tax Taking from the city or town to the taxpayer(s) including when the notice is (i) mailed to the taxpayer (ii) posted upon the residential property and (iii) posted on the city or town website.**

**THIS FORM APPROVED BY THE COMMISSIONER OF REVENUE**