

BOROUGH OF CLEMENTON
NOTICE OF TAX SALE
SALE OF REAL PROPERTY FOR UNPAID TAXES AND MUNICIPAL LIENS

Public notice is hereby given that I, Jo Ann Watson, Tax Collector for the Borough of Clementon, County of Camden, State of New Jersey, will sell at public auction at the **Clementon Municipal Building, 101 Gibbsboro Road, Clementon, New Jersey** on **Thursday October 8, 2026 at 10:00 a.m.**, the following lots, parcels and tracts of land for the amount of Taxes, Water, and Sewerage and C.C.M.U.A. and other Municipal charges that remain unpaid for the year 2025 and prior years together with interest and cost computed to the date of the sale. Such sale shall be made in fee to such person that will purchase same, subject to redemption at the lowest rate of interest, but in no case to exceed 18 per centum per annum.

Payment shall be made in full before the conclusion of the sale or the property will be resold.

Cash or Certified check only will be accepted as payment on the day of the sale. Any parcel for which there is no bidder will be struck off to the Municipality at 18 per centum per annum.

Payment of the amount due may be made on any parcel prior to the sale by Cash, Certified Check, whereupon, the impending sale will be cancelled.

Industrial Properties may be subject to the Spill Compensation and Control Act (N.J.S.A.58:10-23 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. 13:1K-6 et seq.). In addition, the Municipality is precluded from issuing a tax sale certificate to any prospective purchaser who is or may be in any way connected to the prior owner or operator of the site.

This sale is made under the provision of the Tax Sale Law, Title 54, Chapter 5, revised Statutes of the State of New Jersey.

ANYONE WHO IS ON ACTIVE DUTY WITH THE U.S. MILITARY, PLEASE CONTACT THE TAX COLLECTOR IMMEDIATELY.

Jo Ann Watson
Certified Tax Collector

Sale Date: 10/08/26

Block	Lot	Qual	Owner Name	Amount	Property Location Additional Lot
1.	9.		DELGADO STEVEN & ESTHEL	202.79 S	131 CHEWS LANDING RD
5.	2.		VIGNA JOHN PAUL & HEIDI	523.05 1	103 CHEWS LANDING RD
5.	5.01		BLITZ, HARRY & TINA	307.44 WS	91 CHEWS LANDING RD
7.	3.02		US BANK TRUST NA- TRUSTEE	1,144.49 WS1	14 TROWBRIDGE LANE
7.	3.11		HAWTHORNE KISHA	527.22 1	32 TROWBRIDGE LANE
7.	3.12		WRIGHT TAMEEKA S	571.02 1	34 TROWBRIDGE LANE
7.	3.13		DOYLE CASEY	261.85 WS	36 TROWBRIDGE LANE
7.	3.18		CORSON ROBYN & ROBERT & SUSAN	527.22 1	54 TROWBRIDGE LANE
7.	3.22		DAWSON JILL SARA	527.22 1	62 TROWBRIDGE LANE
7.	3.26		HICKMAN MICHAEL	520.40 1	17 HARWOOD LANE
7.	3.30		ALIM MD A	653.17 1	33 HARWOOD LANE
7.	3.31		KANG SEOK	2,519.25 T1	35 HARWOOD LANE
7.	7.		HANSEN KEVIN	539.92 1	30 FULTON AVE
15.	5.		NORCROSS ADAM	527.22 1	19 NAYLOR AVE
18.	1.		ROMAN JENSSILY	272.72 WS	59 CHEWS LANDING ROAD
19.	1.01		GULLEDGE-LAWES JOY D	557.47 W	25 MONMOUTH AVE
19.	7.		RODRIGUEZ-ARREDONDO & RODRIGUEZ T	839.84 WS1	42 TRENTON AVE
23.	1.		JOHNSTON CHRISTOPHER M & AMANDA M	1,122.31 WS1	101 TRENTON AVE
26.	4.		STAAB LEONARD J IV	11,513.89 TWS1	281 E ATLANTIC AVE
27.	7.		PALILLERO-BAUTISTA & VAZQUEZ-TEOTAN	1,648.58 WS1	257 E ATLANTIC AVE
8					
28.	3.		FEDERAL HOME LOAN MTG CORP-TRUSTEE	527.22 1	239 GARFIELD AVE
30.	1.01		URENA CHRISTINE	505.71 1	163 OAK LANE
31.	4.		BRUNDAGE SOPHIA	527.22 1	171 GARFIELD AVE
2,3					
32.	1.		JOHNSON DAQUAN	1,742.80 1	11 GIBBSBORO RD
32.	6.		QUICKSILL WILLIAM	5,411.44 T	27 LINCOLN AVE
32.	14.		DUMAS SHEILA	502.86 1	49 LINCOLN AVE
32.	20.		SICURA, JOHN D. & SHARON A.	1,241.66 WS1	148 GARFIELD AVE
32.	27.		DECHERT JESSICA & MCMANUS H & M	525.68 1	134 GARFIELD AVE
32.	29.		ST MICHAEL CPTL INVSTMNT ENTRPRS	2,120.58 WS1	126 GARFIELD AVE
33.	7.		STORM JENNIFER MARIE	389.40 T	135 GARFIELD AVE
33.	8.		ARMBRUSTER MARK E	669.64 WS	137 GARFIELD AVE
33.	28.		PALMER ANDRYLYN S	10,044.99 TWS1	243 WHITE HORSE AVE
27,29.01					
34.	11.		MARTINIS, JIM & SHIRLEY	527.22 1	247 MT VERNON AVE
37.	2.		SANTIAGO MARIBEL	668.96 WS1	4 SILVER LAKE DR
38.	3.		YOS JOSE LUIS	2,028.13 WS1	239 GIBBSBORO RD
39.	11.		THRIVE HOLDINGS LLC	10,928.29 TWS	223 GIBBSBORO RD
39.	12.		POLK HOPE A	1,572.20 WS1	211 GIBBSBORO RD
12.01,12.02					
45.	3.		BROCKINGTON ERIN V	320.47 1	14 COOPER AVE
47.	2.		WARA ISHRAQUL	527.22 1	20 FRANKLIN AVE
47.	4.		WALKER SELINA M	405.41 1	28 FRANKLIN AVE
47.	13.		GARRETT DANIEL J	625.44 WS1	70 FRANKLIN AVE
47.	20.		WHITE TINAY LATISE	1,125.66 WS1	65 WATSON BLVD
48.	4.		ARAGONCILLO, ILISSA	287.82 1	241 WASHINGTON AVE
53.	1.		PRODELL GUY & DEBORAH	398.96 1	230 WASHINGTON AVE
54.	3.02		LOIACONO PAT & PATRICIA	527.22 1	153 SILVER LAKE DRIVE
56.	19.		BUCHBINDER, JACOB & ARLENE	527.22 1	72 WATSON BLVD
56.	20.		SALMON ELIANNA	1,101.84 WS1	74 WATSON BLVD

Block	Lot	Qual	Owner Name	Amount	Property Location Additional Lot
57.	4.		HARPER MICHELLE N	1,642.56 WS1	202 OHIO AVE
58.	2.		PRICE NATHANIEL & DEBORAH	212.27 WS	22 KNIGHT AVE
58.	18.		DENMARK LISA JILL	776.65 WS1	66 KNIGHT AVE
58.	19.		SCHOCK WILLIAM D & RYAN C	527.22 1	68 KNIGHT AVE
59.	1.5		STEVER ROBERT BRADLEY	820.21 S1	36 SHETLAND DR
59.	1.10		STAAB MARIA	800.41 S1	46 SHETLAND DR
59.	1.15		FLAGG, AMONI	527.22 1	6 CHELSEA CIR
59.	1.17		WOYWOOD DEREK	203.81 1	10 CHELSEA CIR
59.	1.33		AVERSA JOSEPH	1,033.51 T1	18 DOVER COURT
59.	1.35		LODATO JEANETTE	220.64 1	22 DOVER COURT
59.	1.49		RENTAL 16 LLC	287.82 1	34 CHELSEA CIR
59.	1.62		KITCHEN, SANDRA	308.82 1	20 COVENTRY CT
59.	1.72		BRANCU MICHAEL	688.64 S1	17 COVENTRY COURT
59.	1.74		MCAVOY JOHN DANIEL	338.22 S	13 COVENTRY CT
59.	1.82		DRAPER LACHANDA	531.85 1	44 CHELSEA CIR
59.	1.93		MONTALBANO, MARIA	3,311.91 TS1	70 CHELSEA CIR
59.	1.94		NORMAN SERITA	527.22 1	72 CHELSEA CIRCLE
59.	1.120		FIRST JERSEY HOME LLC	405.47 1	128 CHELSEA CIR
59.	1.126		BASIRA REAL ESTATE LLC	527.22 1	140 CHELSEA CIR
59.	1.127		WRIGHT ANGELA	509.80 1	142 CHELSEA CIRCLE
59.	1.142		WARD JOSEPH	542.71 S1	129 CHELSEA CIRCLE
59.	1.158		WATERS, KENNETH A. SR & MARY C.	796.05 S1	65 CHELSEA CIRCLE
62.	1.02		AVERETTE CAROLYN	525.91 1	19 FRANCIS AVE
63.	13.		NECE, KIM	705.18 WS1	40 ATLANTIC AVE
63.	19.		GUERRERO, JOVINO	566.51 1	18 ATLANTIC AVE
64.	21.		CLEMENTON VENTURE PROPERTY INC	941.83 1	263 WHITE HORSE PIKE
65.	5.		PRESSLEY NYEEMAH L	407.73 1	237 OHIO AVE
67.	3.		FISHER, JONATHAN M. & LISA C.	1,212.12 T	25 HIGGINS AVE
69.	2.		BOWE KAITLYN	405.47 1	20 HARDING AVE
69.	7.		NORCROSS, VERNON E & PHYLLIS	527.22 1	1 HOFFMAN AVE
70.	3.02		CARRUOLO MICHAEL	5,643.72 TWS	17 BARRY AVE
75.	8.02		OECHSLE CHRISTOPHER J & OATMAN N	287.82 1	48 HIGGINS AVE
75.	25.05		JOHNSON ARLIN	858.39 WS1	6 ROWAND WAY EAST
75.	25.09		BLITMAN BRANDON	527.22 1	100 % 2024 14 ROWAND WAY EAST
75.	25.39		JULES JUDENS & PAUL CATHELINE ROSE	215.10 1	100% 2023 74 ROWAND WAY EAST
75.	25.42		GANT LISA L & MICHAEL A	1,189.48 WS1	80 ROWAND WAY EAST
75.	25.53		RODRIGUEZ JAZMYNE	871.40 WS1	108 ROWAND WAY EAST
75.	25.66		MANNE PRUTHVIRAJ	405.47 1	134 ROWAND WAY EAST
75.	25.79		MOORE MALCOLM TERON EMANUEL	426.10 WS1	303 OHIO AVE
75.	25.80		CORNWELL DEREK & FRELENE-BARREDA P	444.01 WS1	301 OHIO AVE
75.	33.		DASILVA JOSE M	5,589.17 T	282 MACKAY LANE
75.01	13.		HOLCOMB TASHIMA	384.38 WS	34 25 ROWAND WAY EAST
75.01	41.		HICKS ASHLEY N	344.38 WS	100 % 2024 6 MULBERRY LN
75.03	15.		DRAVE VERTEL	287.82 1	29 MAGNOLIA WAY
77.	1.01		REXING, MARIA IRENE	1,124.16 W	157 NEW FREEDOM RD
77.	14.		MASCIOLI, CHRISTOPHER & MARY	527.22 1	601 BERLIN RD

Block	Lot	Qual	Owner Name	Amount	Property Location Additional Lot
77.	19.		GUZMAN JEOVANNI & ELIZABETH	1,178.70 WS1	29 MOHAWK AVE
77.	24.		35 MOHAWK AVE LLC	405.41 1	35 MOHAWK AVE
77.	33.		SCHROEDER JOHN	280.63 W	150 N SMITH TERRACE
					34
83.	1.		MILLER KELLY ANN	8,091.43 TWS1	2 N SMITH TER
84.	4.		BENSON MELISSA L & HENRY	356.25 WS	541 BERLIN RD
89.	1.01		GONZALEZ-PARIS LAURA	527.22 1	261 BERLIN RD
					:90,14.01
89.	2.01		DUMAS SHEILA	527.22 1	265 BERLIN RD
89.	3.		AHMED YOUSUF	4,680.86 T1	267 BERLIN RD
90.	4.		REYES PRECIOUS D & JUAN C III	701.43 WS1	209 BERLIN ROAD
90.	8.		ERMEL, RAYMOND & DONNA & D & M	1,464.41 1	221 BERLIN ROAD
90.	8.01		FREDERICK MAURICE A	600.24 WS	229 GODSHALK LANE
90.	9.01		COLEY JOHN & YALONDA	203.28 WS	226 GODSHALK LN
90.	12.01		NACHBAR MICHAEL J	494.53 1	250 VAN HORN AVE
90.	12.02		NOVAK BRIAN	821.80 WS1	252 VAN HORN AVE
90.	17.		CLOE PAUL JACOB	1,078.93 WS1	227 GODSHALK LN
90.	25.		DONNELLY ROBYN I & PAPENBERG JAMIE	964.84 WS1	224 VAN HORN AVE
90.	26.		DIXON MICHAEL	707.85 WS	226 VAN HORN AVE
91.	1.		CRUZ RAPHAEL HECTOR	527.29 1	202 BERLIN RD
91.	5.		AHMED YOUSUF	4,439.06 T1	224 BERLIN RD
91.	19.		NJWHP LLC	6,776.50 TWS1	201 LAKE AVE
96.	10.		VANDERPOOL WAYN M JR & JAMANAH D	527.22 1	14 JEROME TERRACE
97.	6.		KEYS DAVID A	522.25 1	30 NARRAGANSETT AVE
97.	22.		PILIRO NICHOLAS & LAURIE	389.57 T	31 SMITH TERRACE
97.	23.		PILIRO, NICHOLAS & EVANGELISTA	5,101.84 WS1	35 SMITH TERRACE
98.	1.		O'CONNELL KIRK W	405.47 1	42 SMITH TERRACE
					2,3
98.	8.		MOORE PEGGY ELAINE & SMITH SHEILINA	527.22 1	22 SMITH TERRACE
98.	10.		NJPA HOMES LLC	290.20 1	18 SMITH TERRACE
98.	13.		KOLLAR, LINDA	527.22 1	552 BERLIN RD
99.	9.		WALKWITZ DORIS E & BETTY	637.67 WS	560 BERLIN RD
100.	9.		MURAD, EVA	2,140.79 T	28 CLEMENTON AVE
100.	14.01		ALLEN MICHAEL J	270.35 T	MOHAWK AVE
103.	3.01		THOMPSON EDWARD J JR	315.67 T	HAZZARD AVE
103.	5.		THOMPSON EDWARD J JR	305.44 W	20 ORLEANS AVE
104.	6.		INGLEZOS GEORGE & CANDICE	317.09 WS1	19 SEPVIVA AVE
105.	2.		CARNS ROBERT & DONNA	832.23 WS1	15 PALMETTO AVE
					3
107.	4.		JOHNSON NANCY	433.22 WS	217 E ATLANTIC AVE
107.	8.01		PRIETO JOSE LUIS & RIVERA JENNIFER	179.82 T	OVERINGTON AVE
107.	15.		ABRAMS CHELSI & SHARON	504.46 1	32 OVERINGTON AVE
107.	17.		PRIETO JOSE LUIS & RIVERA JENNIFER	350.32 T	OVERINGTON AVE
108.	8.		CARRELLI ANTHONY J & SUYDAM STACEY	527.22 1	401 LAKE AVE
109.	6.		COOPER DEMITRIUS & JOYCE	1,214.15 WS1	55 ALBERTSON AVE
110.	13.		SMITH, JAMES	1,592.24 T	ALBERTSON AVE
110.	14.		GIUDICCI, DAVID	705.53 WS1	52 ALBERTSON AVE
					15
110.	17.		KENNEALY JAMES	770.27 WS1	58 ALBERTSON AVE
110.	21.		ALFORD SHAMIRA	590.92 1	62 ALBERTSON AVE
111.	4.		SNYDER BRUCE C & NADINE	1,308.24 WS1	32 POINT BREEZE AVE
					3
111.	9.		LOPES-DEMENDONCA LUDMILA	1,421.73 WS1	22 POINT BREEZE AVE

Block	Lot	Qual	Owner Name	Amount	Property Location Additional Lot
112.	6.		DAVIS SETH	1,477.31 WS	102 DELAWARE AVE
					7,8
112.	21.		WIDMANN WALTER JR	196.19 W	137 E ATLANTIC AVE
112.	25.		MC NALLY DANIEL J & SMITH ALLISON B	1,330.15 WS1	89 E ATLANTIC AVE
114.	1.03		KENNEDY CHRISTOPHER	527.22 1	8 FLURY LANE
116.	2.		HERNANDEZ BEATRIZ	1,752.34 TWS	242 LAKE AVE
116.	11.		NISSEL KENNETH & ANN	7,705.25 TWS1	235 SARATOGA TER
123.	14.		CAROLINA PHYS THERAPY C/O CHERIE	24,962.44 TWS1	1 GARFIELD AVE
124.	7.		DE SILVIO JASON & JOSEPHINE	5,098.70 TWS1	61 WHITE HORSE AVE
125.	4.		BAYER, RICHARD & LUCIA	527.22 1	45 WHITE HORSE AVE
125.	11.		FANELLI DAVID R & MELISSA J	557.63 WS1	37 PARK BLVD
127.	9.		MAPP DIANA S & DALE W	896.98 WS1	46 WHITE HORSE AVE
127.	27.		SIEFRING, PAUL F. III & DIANE R.	527.22 1	3 MEEHAN BLVD
128.	2.		NAEGELE JOHN & LUCIANO NICOLE	520.51 1	2 MEEHAN BLVD
129.	2.		COTTEN KING & TANASHA VANN-	516.16 1	10 ERIAL RD
130.	1.01		SKY BLUE PETROLEUM LLC	8,467.43 T1	100 CHEWS LANDING RD
130.	12.		WOOD THOMAS	1,088.71 WS1	46 CHEWS LANDING RD
130.	16.		JABLON LUCY	324.84 WS	26 CHEWS LANDING RD
131.	1.		MCDILL, CHARLES E.	527.22 1	110 CHEWS LANDING RD
131.	2.		ALT JR FREDERICK & ELIZABETH	527.22 1	108 CHEWS LANDING RD
134.	17.		KLAITZ CHRISTOPHER	527.22 1	21 BIRCH RD
135.	8.		JAPA DANIEL	623.78 WS	20 BIRCH RD
					8.01
138.	3.		WEST, RICHARD & LISA CAMPBELL	390.17 WS	53 CEDAR LANE
139.	4.		MULUH, LOVELYN W.	1,422.04 WS1	39 CEDAR LANE
142.	19.		ROBINSON JESSICA ANGELA	200.19 WS	12 PRINCETON RD
142.	26.		HALL, RONALD & THERESA	1,101.84 WS1	72 ERIAL RD
142.	29.		CUMMINGS DANIEL J III	210.07 1	82 ERIAL RD
145.	1.		108 ERIAL LLC	295.62 WS1	108 ERIAL ROAD
145.	5.		HOLLINGSWORTH, JOHN & AMANDA	1,139.71 WS1	20 WOODLAND AVE
145.	11.		ANGELO WALTER S & ROSEANN	839.32 WS1	48 WOODLAND AVE
146.	5.		CLEMBERWOOD LLC	203.28 WS	26 HIGHLAND AVE
146.	10.		WEBER INVESTMENT GROUP LLC	1,855.52 WS1	42 HIGHLAND AVE
147.	10.		TEDESCHI MICHELLE A	1,192.92 WS1	49 HIGHLAND AVE
152.	4.		BILICKI HARRY & MOSHER MICHAEL A	1,174.41 1	157 ERIAL RD
154.	4.		LEWIS TIMOTHY J	165.08 W	15 DAVIS AVE
					4.01
157.	6.01		KODYM CINTHYA L	9,039.74 T1	9 WALNUT LANE
157.	8.		LOURENCO VICTORIA & GALL CHRISTOPHE	2,403.12 T	23 WALNUT LANE
158.	9.		FLORES-GARCIA MARTIN & FLORES EMILY	4,972.01 TWS	17 SPRUCE LANE
158.	10.		DILKS CAROL	479.03 WS	15 SPRUCE LANE
					10.01
158.	15.		KALUHJOKALANI, CHRIS	637.35 1	28 CHERRY LANE
161.	16.01		QUICKSILL WILLIAM	1,172.19 1	56 CEDAR LANE
161.	17.		QUICKSILL WILLIAM E & SOMERS JACQUE	1,086.35 WS1	48 CEDAR LANE
					17.01
161.	20.		MYERS EDWARD	1,043.15 1	28 CEDAR LANE
					19

T-Property Tax W-Water S-Sewer E-Demolition O-PROP MAINT
A-Sp Assmnt 1-ccmua 2-Boarding Up 3-cost of sale
Q-QFARM B-Bill Board R-Cell Tower