

Legal Notices

NOTICE OF PUBLIC SALE

Notice is hereby given that in accordance with the Judgment of Foreclosure and Sale entered August 28, 2015, in the action entitled **PNC Bank, National Association v. Elizabeth Hanegan and Sylvester Hanegan, et al.**, by the Lincoln District Court, Docket No. LINDC-RE-14-44, wherein the Court adjudged the foreclosure of a mortgage granted by Elizabeth Hanegan and Sylvester Hanegan to National City Mortgage Co. dated August 13, 2003 and recorded in the Penobscot County Registry of Deeds in Book 8916, Page 263, the period of redemption having expired, a public sale of the property described in the mortgage will be conducted on

February 25, 2016 at 10:00 am
At Bendett & McHugh, P.C., 30 Danforth Street, Suite 104, Portland, Maine.

The property is located at 14 Jewell Street, Lincoln, Maine, as described in said mortgage. The sale will be by public auction. All bidders for the property will be required to make a deposit of \$5,000.00 in certified or bank check at the time of the public sale made payable to Bendett & McHugh, P.C., which deposit is non-refundable as to the highest bidder. The balance of the purchase price shall be paid within thirty (30) days of the public sale. In the event a representative of the mortgagee is not present at the time and place stated in this notice, no sale shall be deemed to have occurred and all rights to reschedule a subsequent sale are reserved. **If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.**

This property will be sold as is. Additional terms will be announced at the public sale.

PNC Bank, National Association
by its attorneys,
BENDETT & MCHUGH, P.C.
30 Danforth Street, Ste. 104
Portland, ME 04101
207-221-0016

Jan. 21, 28, Feb. 4, 2016

Legal Notices

PUBLIC NOTICE:
NOTICE OF INTENT TO FILE

Please take notice that JAD Holdings, LLC, 111 Eden Street, Bar Harbor, ME 04609, (207)-244-1200 is intending to file a Natural Resources Protection Act permit application with the Maine Department of Environmental Protection pursuant to the provisions of 38 M.R.S.A. §§ 480-A thru 480-BB on or about January 29, 2016.

The application is for the construction a residential pier walkway, ramp and float. A request for a public hearing or a request that the Board of Environmental Protection assume jurisdiction over this application must be received by the Department in writing, no later than 20 days after the application is found by the Department to be complete and is accepted for processing. A public hearing may or may not be held at the discretion of the Commissioner or Board of Environmental Protection. Public comment on the application will be accepted throughout the processing of the application. The application will be filed for public inspection at the Department of Environmental Protection's office in Bangor during normal working hours. A copy of the application may also be seen at the municipal offices in Bar Harbor, Maine. Written public comments may be sent to the regional office in Bangor where the application is filed for public inspection; MDEP, Eastern Maine Regional Office, 106 Hogan Road, Bangor, Maine 04401

Camps For Sale

304



SCOT WALKER
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LEVANT 6+ acs. Lg kit, propane stove, LR w/beamed cath. ceiling, screened porch. New heat pump, 3 car gar. \$250,000 Vacationland Realty, Jean Jenkins, 745-4522 jeanjenkins.com


Comm./Investment Property

305

BUY ME



GREENBUSH - 2 METAL BUILDINGS (ATTACHED) ON 5 ACRES
One 80x80 & one 35x75 for total of 9,024 sq. ft., 3 office spaces, 400 amp service, propane and electric heat. Overhead cranes, large overhead doors and other amenities. \$160,000. 207-827-9327 wearout1@aol.com



TRICIAQUIRK.COM
Call 944-3361
I'll advertise it & we'll sell it!
ERA Dawson Bradford
417 Main Street, Bangor

House For Sale

315



HOULTON Historic Main St. bldg w/ 5,700+ sq. ft. Good condition and ready for quick occupancy. Heat system in 2005. Selling below appraised value, seller must sell and may finance to help. Scot Walker, 538-1765 www.maineandbroker.com



ORONO/OLD TOWN Com. Land & Bldg near Dunkin Donuts & strip mall. 4 way w/light, .71 acs, 3520 sqft house needs TLC. \$119,000 Call Pro Realty, 947-6463

Condominiums

305



BRADLEY Priced to sell! Newer 3BR, 3 BA col., 3300+ sqft gar. Spacious rms, deck & pvt back yard. Easy access to Bangor & UM. \$199,900 Kurtis & Carissa Marsh, Realty of Maine, 942-6310



BREWER Just listed! Newly renovated 4BR/2.5BA. Outstanding yard, great location! Priced to sell \$179,800. Call Pro Realty 947-6463 Dave Giroux, Broker

Agent Services

310




JEAN JENKINS
Vacationland Realty, 745-4522
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974-6606 / 852-6233




CALAIS 5 pad MH park 100 Garfield St. 1st lot empty, lots 2 & 3 are currently rented for \$350-\$400/mo. Home on lot 4 should be disposed of. Lot 5 is currently empty but appears to be rentable. \$45,900 Phil Adams 944-1672

PRO REALTY



PRO REALTY
David Giroux
207-745-8118
dave@prrealestate.com



CORINTH Nicely updated home on spacious & beautifully landscaped lot. Open living w/1 fr living if desired. 3 car gar. \$159,900 Kurtis & Carissa Marsh, Realty of Maine, 942-6310

Legal Notices

NOTICE OF PUBLIC FORECLOSURE SALE

Pursuant to 14 M.R.S.A. §6323

By virtue of and in execution of a Judgment of Foreclosure and Sale entered on October 23, 2015, in the Penobscot County Superior Court, Civil Action Docket No. RE-15-10, an action brought by MidFirst Bank, Plaintiff, against Jamie R. Footman, Defendant, for the foreclosure of a mortgage dated October 17, 2005, and recorded in the Penobscot County Registry of Deeds in Book 10145, Page 26, the statutory ninety (90) day redemption period having elapsed without redemption, notice is hereby given that the aforementioned property will be sold at a public sale at 10:00 a.m. on March 3, 2016, at the law offices of Eleanor L. Dominguez, Esq., AINSWORTH, THELIN & RAFTICE, P.A., Seven Ocean Street, South Portland, ME 04106, (207) 767-4824, all and singular the premises described in said mortgage and being a certain lot of land with the buildings thereon, situated in the Town of Clifton, County of Penobscot, and State of Maine, described in said mortgage as being located at 77 Getchell Road. (Note: The identification of the location of the property is as stated in the mortgage, which may have been subject to change and/or differ from the Town of Clifton records).

TERMS OF SALE:

The property shall be sold to the highest bidder at the sale, who shall pay a deposit of Five Thousand and No/100 Dollars (\$5,000.00) by certified check payable to "MidFirst Bank or YOUR NAME" at the time and place of sale. The successful bidder shall be required to execute a Purchase and Sale Agreement with said MidFirst Bank with the aforesaid Five Thousand and No/100 Dollars (\$5,000.00) or sum equal to ten percent (10%) of the bid price, whichever is greater, as a non-refundable and non-interest-bearing deposit thereon providing for a closing within thirty (30) days of the date of the public sale, at which time the balance of the bid price will be due and payable by certified check acceptable to mortgagee upon presentation of the Deed. The property will be sold subject to all easements and rights of way either of record or otherwise existing. The property will be sold subject to real estate taxes assessed and due and payable to the Town of Clifton, water and sewer charges and any liens and encumbrances of greater priority than said mortgage. The property shall be sold AS IS, and WHERE IS without any warranties whatsoever expressed, implied or otherwise which warranties are disclaimed. Additional terms to be announced at the sale.

Prospective bidders are advised to contact Ainsworth, Thelin & Raftice, P.A. as close as possible to their appearance to attend the sale in order to confirm the occurrence of the sale as scheduled.

DATED: January 28, 2016

Eleanor L. Dominguez, Esq.
Attorney for **MidFirst Bank**

AINS WORTH, THELIN & RAFTICE, P.A.
P.O. Box 2412
South Portland, ME 04116-2412
(207) 767 4824

Jan. 28, Feb. 4, 11, 2016

Legal Notices

MAINE TURNPIKE AUTHORITY

NOTICE TO CONTRACTORS

Sealed Proposals will be received by the MTA for Contract 2016.01, Pavement Rehabilitation and Clear Zone Improvements, Mile 54.5 to Mile 64.4, Eagles Nest Bridge Repairs Mile 60.8 and Hurts Hill Bridge Repairs Mile 61.6 at 2360 Congress Street, Portland, Maine 04102 until 11:00 a.m. on Thursday, February 18, 2016. Bids will be accepted from Contractors pre-qualified by the MaineDOT Paving Construction Projects. All other bids may be rejected.

Please visit our website at www.maine Turnpike.com [Contract Bids] for information regarding the Contract, Schedule of Items, and plan holders list.

Nathaniel F. Carll
Purchasing Manager

Jan. 28, Feb. 4, 2016

E MILLINOCKET 18 Eastern Ave., multi-family, fixer upper, Lease to own. Call for Details 803-719-9180

ST. FRANCIS

1 BR/1 ba, 1 ac on St. John River, 2 mi to Allagash Wilderness. Att. garage, 2 gardens, new shed. So many extras. \$90,000. Norman, 398-2883



GREENBUSH

1 flr. living, updated, heat pump gives cheap heat & A/C. New paint, boiler & on demand HW, newer metal roof, spacious backyard. \$113,900 Kurtis & Carissa Marsh, 942-6310



STEUBEN

2 BR Ranch, 193 Dyers Bay Rd. removed. Cathedral Ceiling. 2 Comm. buildings. 2 Bay Auto shop used as gar. Auto-lift, shop equip, remain. 60' X 30' building leased \$1,200/mo. \$185,000 Phil Adams 944-1672



Manufactured Home Dirs.

320



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Mobile/Mfd. Homes

325



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ALL SET UP!! READY TO MOVE INTO!!
Holiday Park, Bangor, New 2 & 3 Bedrooms, Appliances, Oak Cabinets. Al Benner Homes, 989-1070

WATERFRONT



LAKE VIEW PLT. Former Knights Landing Store w/gas pump, 274' of prime water frtge adjoining public boat landing on Schoodic Lake. 7 parcels - 4 camps, possibilities are endless! \$275,000 Vacationland Realty, 745-4522



OLD TOWN Year round waterfront home, bunkhouse heated sunroom, garage, workshop & dock. \$379,500 ERA Dawson 417 Main St, Bgr 944-3361 TriciaQuirk.com

LOOK



ORRINGTON 1 owner ranch. Oversz w/ heated gar, LR fp & base. wd stove, 3BR, 2BA, open concept kit, LR & DR w/cath. ceilings. \$200,000 Kurtis & Carissa Marsh, Realty of Maine 942-6310



ORRINGTON 5 BR/2 BA, 35 wooded acres. Large space for entertaining, two large living rooms, partially finished basement, two car garage with loft, fruit bushes, apple trees, 4 bedrooms upstairs newly renovated, large kitchen and pantry, mudroom, new deck 2015, quiet country living, w/d hookup on 1st and 2nd floors \$199,999 207-299-8036 jramos0510@gmail.com

SHOWCASE HOMES of Maine

BREWER, ME 989-2337



EAGLE RIVER 56F478 14 x 52(56) 2 BR 1 BA for only \$39,900 delivered & set up! Call 989-2337 or info@showcasehomesofmaine.com.



ORRINGTON Well landscaped, 3 BR 1 BA w/gar. Detached in-law apt. w/gar. Spacious deck, screen porch & dog kennel \$174,900 Kurtis & Carissa Marsh, Realty of Maine 942-6310

Legal Notices

STATE OF MAINE

WALDO, ss.

TD BANK, N.A., f/k/a TD Banknorth, N.A.,

Plaintiff,

v.

ELLEN L. DONAGHY, Personal Representative of the Estate of Lawrence Donaghy,

Defendant,

TD BANK, N.A. and STATE OF MAINE, through MAINE REVENUE SERVICES,

Parties-In-Interest.

SUPERIOR COURT

CIVIL ACTION

DOCKET NO. RE-14-9

ORDER GRANTING PLAINTIFF'S MOTION TO SERVE DEFENDANT BY PUBLICATION

Title to Real Estate is Involved

Title to 25 Donaghy Lane, a/k/a Marsh Stream Road, Frankfort, Maine is Involved Mortgage recorded in the Waldo County Registry of Deeds in Book 2684, Page 69

The Court having before it Plaintiff's Motion to Serve Defendant by Publication, and the Complaint of Foreclosure by Civil Action, the and for good cause shown, the Court finds that Plaintiff has commenced a civil action to foreclose a mortgage on real estate described above; that the foreclosure action will affect the interest of Defendant Ellen L. Donaghy, Personal Representative of the Estate of Lawrence Donaghy ("Defendant"), in said real property; and that after due diligence, Plaintiff has been unable to make service on Defendant. It is therefore:

ORDERED

(a) That Plaintiff's Motion is granted;

(b) That this Order, contains the Summons set forth below, shall be published once a week for three (3) successive weeks in the Chicago Tribune, a newspaper of general circulation in Chicago, Illinois and the Bangor Daily News, a newspaper of general circulation in Waldo County, Maine, which are most reasonably calculated to provide actual notice of the pendency of this action;

(c) That a copy of this Order, as published, shall be mailed to Defendant at the following address: 25 Donaghy Lane, Frankfort, Maine and 420 S Clinton Street, Apt. 109A, Chicago, Illinois by U.S. Mail;

(d) Plaintiff has satisfied the requirement of M.R. Civ. P. 4(g)(1)(A)-(C);

(e) At the direction of the Court, this Order shall be incorporated into the docket by reference. Rule 79(a).

SUMMONS TO DEFENDANT ELLEN L. DONAGHY, PRESONAL REPRESENTATIVE OF THE ESTATE OF LAWRENCE DONAGHY

Plaintiff, TD Bank N.A. f/k/a TD Banknorth, N.A. ("Plaintiff") has commenced a lawsuit in the Waldo County Superior Court to foreclose the above-described mortgage granted by you to TD Bank, N.A. dated October 8, 2004. If you wish to oppose this lawsuit, you or your attorney must prepare and serve a written Answer to the Complaint within forty-one (41) days after the first publication of this Summons. You may obtain a copy of the Complaint from Plaintiff's attorney, Lauren A. Thomas, Esq., Duane Morris, LLP, 477 Congress Street, 5th Floor, Portland, Maine 04101. You or your attorney must serve your Answer by delivering a copy of it in person or by mail to the Plaintiff's attorney, whose name and address appear above. You or your attorney must also file the original of your Answer by mailing it the office of the Clerk of the Superior Court, Waldo County Superior Court, 103 Church Street, Belfast, Maine 04915, before, or within a reasonable time after, it is served.

IMPORTANT WARNING: IF YOU FAIL TO SERVE AN ANSWER WITHIN THE TIME STATED ABOVE, OR IF, AFTER YOUR ANSWER, YOU FAIL TO APPEAR AT ANY TIME WHEN THE COURT NOTIFIES YOU TO DO SO, A JUDGMENT BY DEFAULT MAY BE ENTERED AGAINST YOU IN YOUR ABSENCE FOR THE RELIEF DEMANDED IN THE COMPLAINT, WHICH INCLUDES FORECLOSURE OF YOUR INTEREST IN SAID REAL ESTATE IN FRANKFORT, MAINE. IF THIS OCCURS, YOU WILL LOSE ALL OF YOUR INTEREST IN THE REAL ESTATE AND ANY EXCESS PROCEEDS OF THE FORECLOSURE SALE. YOU MAY ALSO BE FOUND LIABLE FOR ANY DEFICIENCY REMAINING DUE AFTER THE SALE. IF YOU INTEND TO OPPOSE THIS LAWSUIT, DO NOT FAIL TO ANSWER WITHIN THE REQUIRED TIME.

If you believe Plaintiff is not entitled to all or part of the claims set forth in the Complaint, or if you believe you have a claim of your own against Plaintiff, you should talk to an attorney. If you feel you cannot afford to pay a fee to a lawyer, you may ask the Office of the Clerk of the Waldo County Superior Court, or any other Maine State Court, for information as to places where you can seek legal assistance.

Dated: 12/7/15 s/ Robert Murray
Justice, Superior Court

A true copy, Attest:
s/ Brooke H. Otis
District/Superior/Court Clerk

Jan. 28, Feb. 4, 11, 2016



REDMAN 24402 3 BR 2 BA 1,173 SF for only \$71,913 delivered & set up! Call 989-2337 or info@showcasehomesofmaine.com!



REDMAN 25601 3 BR 2 BA 1,493 SF for only \$80,991 delivered and set up! Call 989-2337 or andy@showcasehomesofmaine.com.

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09 Nissan Altima 4cyl 4dr AT 135K
09 Subaru Legacy AWD 4cyl AT 149K
08 Subaru Forester 4cyl AWD AT 90K
08 Pontiac G6 4cyl 4dr AT 85K
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AWD, Full Factory Warranty
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09 Subaru Legacy AWD 4cyl AT 149K
08 Subaru Forester 4cyl AWD AT 90K
08 Pontiac G6 4cyl 4dr AT 85K
07 Toyota Camry LE 4DR 4CYL AT 149K
07 Subaru Legacy GT AWD AT 141K
07 Chevy Tahoe LT 4WD V8 AT 157K
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