

PUBLIC NOTICES

**Commonwealth of Massachusetts
The Trial Court
Probate and Family Court
Hampden Probate and Family Court
50 State Street
Springfield, MA 01103
(413)748-7758**

**Docket No. HD23C0149CA
In the matter of:**

**Tyleisha Michelle Cooper
CITATION ON PETITION
TO CHANGE NAME**

A Petition to Change Name of Adult has been filed by Tyleisha Michelle Cooper of Indian Orchard, MA requesting that the court enter a Decree changing their name to:

**Tyleisia Michelle Cooper
IMPORTANT NOTICE**

Any person may appear for purposes of objecting to the petition by filing an appearance at: **Hampden Probate and Family Court before 10:00 a.m. on the return day of 06/14/2024.**

This is NOT a hearing date, but a deadline by which you must file a written appearance if you object to this proceeding.

WITNESS, Hon. **Barbara M Hyland**, First Justice of this Court.

Date: May 17, 2024

Rosemary A Saccomani
Register of Probate
05/22/2024

NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Candace L. Palaia to

Florence Bank f/k/a Florence Savings Bank, said mortgage being dated June 26, 2009, and recorded in the Hampden County Registry of Deeds in Book 17872, Page 65, of which mortgage the undersigned is the present holder, for breach of the conditions of said mortgage and for the purpose of foreclosing, the same will be sold at Public Auction at **11:00 A.M. on Thursday, June 13, 2024**, upon the premises described in said mortgage, namely Unit 53 Waters Edge Condominium, 53 Waters Edge Drive, Ludlow, Hampden County, Massachusetts, all and singular the premises described in said mortgage, to wit:

The land in Ludlow, Hampden County, bounded and described as follows:

Unit #53 in the condominium located at Waters Edge Drive, known as Waters Edge Condominiums, created pursuant to and subject to the provisions of Chapter 183A of the General Laws of the Commonwealth of Massachusetts by Master Deed dated August 1, 1989 and recorded with the Hampden County Registry of Deeds in Book 7309, Page 487, as amended, including all amendments (hereinafter referred to as the "Master Deed")

The Unit is conveyed together with the undivided interest of 1.65% appertaining to said Unit in the common areas and facilities of said Condominium.

The Unit is hereby conveyed subject to and with the benefit of, as the case may be:

1. Easements, rights, con-

ditions and rights of record insofar as the same may now be in force and effect;

2. The provisions of Massachusetts General Laws, Chapter 183A, as amended;

3. The Master Deed and related Declaration of Trust, of Waters Edge Condominium Association Trust, (the "Trust") and the By-Laws of Waters Edge Condominium recorded in the Registry in Book 7309, Page 557;

4. Any rules and regulations promulgated pursuant to the By-Laws of the trust;

5. The obligation to pay the proportionate share attributed to the Unit of the common expenses;

6. Such taxes attributable to the Unit for the current year as are not now due and payable;

7. Rights of other unit owners to exclusively use certain common areas and facilities, as set forth in the Master Deed, which the Grantee, by acceptance of this deed, agrees to; and

8. Rights reserved to the Grantor as expressed in the Master Deed as amended.

Subject to Order of Conditions recorded in Hampden County Registry of Deeds in Book 7449, Page 451, as extended in Book 8929, Page 22; if in force and applicable.

Subject to Special Conditions No. 22 in the above-stated Order of Conditions prohibiting any alteration between the Gamache Pond shoreline and line designated as "Max. Limit of Construction" as shown on a p-5 site plan as dated 12/5/88 recorded in the

Hampden County Registry of Deeds.

Subject to other restrictions of record insofar as they may now be in force and effect.

Candace L. Palaia subordinates the Declaration of Homestead recorded in the Hampden County Registry of Deeds in Book 15143, Page 264 to this mortgage but is shall otherwise remain in force and effect.

Being the same premises conveyed to the Mortgagor herein by deed of Berta F. Alfaia recorded in the Hampden County Registry of Deeds on May 28, 1998 in Book 10302, Page 225.

Said premises will be sold subject to and/or with the benefit of any and all rights, rights of way, restrictions, easements, improvements, covenants, outstanding tax title, municipal or other public taxes, assessments, liens or claims in the nature of liens, rights of parties in possession, and existing encumbrances of record created prior to the mortgage, if any there be, whether or not reference to such restrictions, easements, improvements, liens or encumbrances is made in the Deed.

No representations, express or implied, are made with respect to any matter concerning the premises which will be sold "as is".

The successful high bidder will be responsible for paying the Massachusetts State Documentary Tax Stamps, all closing costs and all recording fees.

TERMS OF SALE: The highest bidder in the sale shall

be required to deposit cash, bank treasurer's check or certified check in the amount of **TEN THOUSAND DOLLARS (\$10,000.00)** at the time and the place of the sale of the premises to qualify as a bidder (the present holder of the mortgage is exempt from this requirement) to be held by the Mortgagee. The successful bidder will also be required to deposit an additional sum equal to ten percent (10%) of the amount bid less the \$10,000.00 deposit (but no less than \$10,000) with the Mortgagee's auctioneer, Aaron Posnik & Co., Inc., 31 Capital Drive, West Springfield, Massachusetts 01089 or the Mortgagees attorney as may be directed within five (5) days of the date of the sale to be held by the Mortgagee, and the balance of the purchase price shall be paid in cash, certified or bank treasurer's check at the closing which shall occur within thirty (30) days after the date of foreclosure sale, time being of the essence, unless the Mortgagee agrees otherwise. The successful bidder at the sale shall be required to sign a Memorandum of Terms of Sale containing the above terms at the auction sale.

In the event that the successful bidder at the public auction shall default in purchasing the within described property according to the terms of this Notice of Mortgagee's Sale and/or the terms of the Memorandum of Sale executed at the public auction, the Mortgagee reserves the right, at its election, to sell the property to the

second highest bidder at the public auction provided that Mortgagee, in its discretion, may require (1) said second highest bidder to deposit the amount of the required deposit as set forth herein within three (3) business days after written notice to the second highest bidder of the default of the previous highest bidder, (2) the second highest bidder to execute a Memorandum of Sale, and (3) the closing to occur within twenty (20) days of said written notice, time being of the essence unless the Mortgagee agrees otherwise. The Mortgagee reserves the right to sell any parcel or any portion thereof separately, or in any order that Mortgagee may choose and/or to postpone this sale to a later time or date by public proclamation at the time and date appointed for the sale and to further postpone any adjourned sale date by public proclamation at the time and date appointed for the event of a typographical error in this publication.

Other terms, if any, to be announced at the time and place of the sale.

The description for the premises contained in said mortgage shall control in the event of a typographical error in this publication.

Florence Savings Bank
f/k/a Florence Bank,
Present Holder of said
Mortgage

By: Francis R. Mirkin,
Its Attorney
BACON WILSON, P.C.
33 State Street
Springfield, MA 01103
413-781-0560

05/22, 05/29, 06/05/2024

**MORE NOTICES
ON PAGE 18**

Classifieds

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- Responsible for cleaning of Kitchen Floor

EOE
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HELP WANTED

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Oakham Highway Dept. is hiring a **full-time Equipment Operator / Mechanic / Laborer.**

Applicants must have a valid Massachusetts Driver's License Class B (CDL) with DOT Medical Examination Certification and a Hoisting Engineer License Class 4A, 2G with DOT Medical Examination Certification. Hourly rate of \$24.72. For a full job description visit www.oakham-ma.gov. Interested applicants should submit their resume and an employment application to **Town of Oakham Attn: Maribel LaRange 2 Coldbrook Road, Oakham Ma. 01068** or email it to admin@oakham-ma.gov

P.T. CUSTODIAN POSITION AVAILABLE cleaning with our team. Experience preferred but will train. Call **Pride Cleaning Contractors, 413-283-7087.**



Post your job openings in our classifieds.
We get results!
Call **413-283-8393**

HELP WANTED

WASTEWATER TREATMENT PLANT ASSISTANT CHIEF OPERATOR

The Town of Hardwick, MA is seeking qualified candidates for the position of Wastewater Treatment Plant Assistant Chief Operator. This Assistant Chief Operator will participate in the operation of all plant treatment processes. Responsibilities include operating and repairing pumps, motors, blowers, chemical feed systems, oversee preventative and corrective maintenance. Besides performing laboratory analysis, sample collection and process control for an extended aeration and SBR facility, the Assistant Chief Operator will assist the Superintendent of Water Pollution Control in preparing and submitting the necessary reporting to state and federal agencies. The Assistant Chief Operator works under the general direction of the Superintendent of Water Pollution Control. Requirements: High school diploma or equivalent, a valid MA driver's license, a valid MA grade 5C Wastewater Operators license or higher. Applicant must be certified in Confined Space Entry. Ability to follow written and verbal instructions; read operations manuals and good verbal skills. Experience with the operation and maintenance of extended aeration and SBR treatment processes a plus. Position is 40 hours/week with rotational weekend, holiday and on call coverage required. For consideration, please send cover letter and resume to **Town Administrator, P.O. Box 575, 307 Main Street, Gilbertville, MA 01031** or by email admin@townofhardwick.com.

The Town of Hardwick is an equal opportunity employer.

REAL ESTATE

LAND FOR SALE

LOT 100A FOR SALE. Holland Reservoir, small surveyed ROW waterfront lot with dock and boat ramp. **508-868-6157.**

FOR RENT



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REAL ESTATE

FOR RENT



All real estate advertising in this newspaper is subject to the Federal Fair Housing Act of 1968, which makes it illegal to advertise any preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status (number of children and or pregnancy), national origin, ancestry, age, marital status, or any intention to make any such preference, limitation or discrimination.

This newspaper will not knowingly accept any advertising for real estate that is in violation of the law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis. To complain about discrimination call The Department of Housing and Urban Development "HUD" toll-free at 1-800-669-9777. For the N.E. area, call HUD at 617-565-5308. The toll free number for the hearing impaired is 1-800-927-9275.



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Indian Orchard Mural

Two painters from Commonwealth Murals, Gabby and Giselle, have started painting a mural on the side of Springfield Public Day High School.

SUBMITTED PHOTO

BUDGET from page 1

pairs to the school's back wall, which he estimated would cost close to \$500,000, would come out of the school's budget or be part of a public building repair fund.

"There's \$500,000 in the capital Improvement Plan for fiscal '25, so that \$500,000 would not be coming out of the operating budget," Town Administrator Marc Strange said.

The precinct member, who did not identify himself, noted that the budget represented a 3% increase for the school department, which would be short of the school's needs for level service.

"We keep falling further and further back," he said. "Right now we've got a librarian ferrying back and forth between the high school and Baird Middle School. We're not rehiring people that are retiring, which means the load is getting higher on the teachers themselves."

"It seems like we're always borrowing from Peter to pay for Paul," the precinct member continued. "If Mr. Gennette is right, we always seem to find money, but we're finding money from other departments within the school department. It's a real poor situation as far as the school department goes. We need the money; 3% is just not going to cut it."

Dick Pasquini of Precinct Four followed up on this line of questioning, asking the boards, "What are we going to do about it?"

"How do we make up what they're talking about, as far as the school department?" Pasquini asked.

Strange declined to speak on the school budget, but said that the town is struggling to keep up with inflation, and is limited in the amount it can raise taxes to bridge that gap. He said that the town will likely face some "difficult conversations" in coming years as departments continue to see budget cuts in order to meet the town's financial restraints.

"Our neighboring communities have taken measures to address this deficit," Strange said. "This is going to be a problem every single year until we do something about it."

The solution that the town has come to is to try to generate more money with new projects, as Select Board Chair Derek DeBarge pointed out.

"You'll see some articles coming forward that could have the opportunity to generate new money that would help infuse more money into the departments," DeBarge said. "Without generating new money, we're stuck with what we have."

John Archenbeau approached the boards, but addressed his comments to the other precinct members, urging them to vote against the budget if they felt there was not enough money for necessary departments.

"You want to see change, here's the place to do it," Archenbeau said. "It's our precinct people that say no to a budget that is undervaluing education."

"There's been discussion through all these departments, and people just go along with it," Archenbeau said. "If it's not enough for departments that you think need it, you can just say, 'no, I don't agree with that budget.'"

Joe Santos approached the board to urge town members to be involved with town committees, and indicated the number of vacancies on the Finance Committee. He was followed by Eric Gregoire of Precinct One.

"This is a spending problem," Gregoire said. "Other departments outside of the school department budget is growing at a higher rate than the school department budget. Those are choices; this is the Board of Selectmen's budget."

Gregoire said it was the board's responsibility to present a balanced budget, and said that the town's current spending habits are "not

sustainable."

DeBarge disagreed with Gregoire's position, saying that the town had many necessary expenditures during his time on the Select Board.

"This is where progress needs to be made," DeBarge said. "If you have seen the way our government has progressed over the last at least eight years that I've been Selectman, you have seen that we have been lagging behind in many, many areas."

DeBarge insisted that there have been many discussions as to how the town could save money, including regionalizing dispatch, raising trash fees, or even canceling trash collection and going to a transfer station.

Planning Board Chair Ray Phoenix spoke after this exchange, and said that DeBarge made some "really good points" about the complexity of the town's budget.

"Mr. DeBarge is also right, at some point you have to spend the money," Phoenix said, "and sometimes that's on the schools. You can look at the warrant articles that we have in front of us tonight and you can see other things that we're looking to spend money on in whatever amount."

"Those are choices that we're making to spend money on those things, and it's a choice that we're making to spend it on those things instead of on the schools," Phoenix said.

For the most part, there was no discussion on the budgets for the other individual departments, which the moderator read item by item to allow for discussion from the public. A standing vote was then called, with 33 in favor and 31 opposed.

"In recent years, the budget has passed with little debate," the Town Moderator said, "I'm very happy to see rigorous debate on the budget and I appreciate the engagement on behalf of the body."

PUBLIC NOTICES

MORE NOTICES ON PAGE 17

Commonwealth of Massachusetts
The Trial Court
Probate and Family Court
Hampden Probate and Family Court
50 State Street
Springfield, MA 01103
(413)748-7758
Docket No. HD24P0996EA
Estate of:
Mark H. Roberts
Date of Death: 09/04/2012
CITATION ON PETITION FOR FORMAL ADJUDICATION

To all interested persons:
A Petition for Late and Limited Formal Testacy and/or Appointment has been filed by Michelle Roberts-Perrault of Ware, MA requesting that the Court enter a formal Decree and Order and for such other relief as requested in the Petition.

The Petitioner requests that: Michelle Roberts-Perrault of Ware, MA be appointed as Personal Representative(s) of said estate to serve Without Surety on the bond in unsupervised administration.

IMPORTANT NOTICE
You have the right to obtain a copy of the Petition from the Petitioner or at the Court. You have a right to object to this proceeding. To do so, you or your attorney must file a written appearance and objection at this

Court before: 10:00 a.m. on the return day of 06/05/2024.

This is NOT a hearing date, but a deadline by which you must file a written appearance and objection if you object to this proceeding. If you fail to file a timely written appearance and objection followed by an affidavit of objections within thirty (30) days of the return day, action may be taken without further notice to you.

UNSUPERVISED ADMINISTRATION UNDER THE MASSACHUSETTS UNIFORM PROBATE CODE (MUPC)

A Personal Representative appointed under the MUPC in an unsupervised administration is not required to file an inventory or annual accounts with the Court. Persons interested in the estate are entitled to notice regarding the administration directly from the Personal Representative and may petition the Court in any matter relating to the estate, including the distribution of assets and expenses of administration.

WITNESS, Hon. Barbara M Hyland, First Justice of this Court.

Date: May 17, 2024

Rosemary A Saccomani
Register of Probate

05/22/2024

GARDEN from page 6

ganic fertilizers. Most tubers are planted about 3 inches deep and 1 to 3 feet away from one another, depending on plant size.

Providing enough air circulation between plants will help keep diseases at bay.

Most gardeners install a stake at planting time and attach the dahlia to it as it grows, beginning when it is a foot tall. Subsequent ties are made every 18 inches or so depending on variety.

Without the use of stakes, large flowers will likely topple in the wind and rain, sometimes taking a good portion of the plant with it.

Pinching dahlias is another good practice. When the plant has three sets of leaves gently remove its growth tip. This will encourage more branching and inevitably more flowers.

Once blooming starts it is important to cut away spent blooms on a regular basis; tubers will grow stronger because of it. Dahlias thrive on sufficient moisture, especially since they are shallow rooted.

Furnish them with one inch per week during active growth.

Well, there is more incomplete, but you get the gist of my adventures. Chances are you have your own as well. Enjoy now; they'll be time to sit later.

Roberta McQuaid graduated from the Stockbridge School of Agriculture at the University of Massachusetts. For 31 years she has held the position of staff horticulturist at Old Sturbridge Village. She enjoys growing food as well as flowers. Have a question for her? Email it to pouimette@turley.com with "Gardening Question" in the subject line.

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