

**WICOMICO COUNTY, MARYLAND PUBLIC SALE OF REAL PROPERTY FOR TAXES** By virtue of authority conferred by the Tax-Property Article of the Annotated Code of Maryland, Title 14, Subtitle 8, Part III, titled "Tax Sales," the undersigned, as Director of Finance and Collector for State and County taxes for Wicomico County, Maryland, will sell at public auction to the highest bidder therefore, in the Flanders Room of the Wicomico County Civic Center located at 500 Glen Ave, Salisbury, Wicomico County, Maryland, on WEDNESDAY, JUNE 16, 2021 at or about the hour of 10:00 a.m. (E.D.T.) the following tracts of land to satisfy the payment of all taxes, assessments, and encumbrances due state, county and other taxing agencies, as certified, for the years specified, together with interest and penalties thereon and the expenses incurred in making this sale. **NOTICE TO PROPERTY OWNERS:** Notice is hereby given to the owner or owners of the tracts of land hereinafter described that to remove property from the tax sale, the taxes and charges due for the 2021 year and prior years must be paid by cash, money order, cashier's or certified check on or before TUESDAY, JUNE 15, 2021 at 5:00 p.m.. **TERMS OF SALE:** The terms of the sale shall be as follows: The sale is open to the public. **To avoid delays on the day of the auction, the County strongly encourages pre-registration; however, same day registration will be allowed until 9:30 a.m. at the Civic Center.** Registration may be completed at the Department of Finance or the registration forms may be downloaded from [www.wicomicocounty.org](http://www.wicomicocounty.org) and returned to the Department of Finance before 4:00 p.m. on TUESDAY, June 15, 2021. Property owners who are delinquent in the payment of taxes, assessments or encumbrances are not permitted to bid on properties offered at tax sale. Properties offered for sale which do not receive an opening bid shall be deemed withdrawn. The purchaser shall pay the undersigned on the day of sale, by cash or check, the full amount of taxes and other charges due to the Collector of State and County Taxes for said County on the property sold, whether the same are in arrears or not, together with interest and penalties thereon and all expenses incurred in making the sale. The amounts listed below include tax sale expenses. The residue of the purchase price shall remain on credit until a final decree has been passed foreclosing the right of redemption on the property. The Director of Finance shall issue an appropriate Certificate of Sale. All costs in connection with the foreclosure of the right of redemption and title papers shall be at purchaser's expense. The description of the properties listed in this Notice are the descriptions shown on the Collector's tax rolls. Identifying account numbers are shown in the Notice for reference. Prospective bidders should investigate the properties and should seek competent legal advice prior to the sale. **The properties are offered for sale "as is," at the risk of the purchaser and neither the undersigned nor any other party makes any warranties or representations, either express or implied, of any kind or character with respect to the properties or the title thereto.** In the event a tax sale certificate is issued and subsequently invalidated by court order or voided by the Collector, through no fault of the purchaser, the purchaser, upon the surrender of the Tax Sale Certificate, will receive a refund of the amount actually paid on the day of sale and that amount shall be the Collector's sole liability. No other costs or expenses associated with the sale or invalidation shall be recoverable. The list of delinquent taxpayers shown below may include taxpayers who paid their taxes since the list was submitted to the newspaper for publication, and does not necessarily mean that their taxes are still delinquent. The list below may also be viewed from the County web site at [www.wicomicocounty.org](http://www.wicomicocounty.org)., Department of Finance and Collector of Taxes for Wicomico County and State of Maryland.