

MONITION SALE

By virtue of a writ of Venditioni Exponas Monition,
to me directed, will be exposed to Public sale on:

Tuesday, 18th day of January, 2022

At 9:30 AM & Thereafter

At the Sussex County Sheriff's Office, West Complex, 22215 DuPont Boulevard, Georgetown, Delaware, Georgetown Hundred, Sussex County, State of Delaware, the following described real estate to wit:

Tax Parcel: 533-17.00-155.00

Property Address: SW/RD 397A, 32130 LYNCH ROAD, Selbyville, DE 19975

Registration is required for all bidders prior to sale. A \$4,000.00 deposit (Cash or Cashiers/certified check payable to Sheriff of Sussex County) and valid driver's license or photo I.D. are required to register.

TERMS: 100 percent of the purchase money will be demanded at the time of sale. Cash or Cashier's Check is required. Sale subject to confirmation by the Superior Court on 2/25/22 subject to the owner's right of redemption pursuant to Title 9 Del. C. § 8728; subject to the approval of the Department of Finance or the Chief County Financial Officer, pursuant to Title 9 Delaware Code § 8726; subject to a 2 1/2 percent Delaware Realty Transfer Tax; 1 1/4 percent to be paid by the Seller and 1 1/4 percent to be paid by the Purchaser and subject to 1 1/2 percent Sussex County Realty Tax, 3/4 percent to be paid by the Seller and 3/4 percent to be paid by the Purchaser. Any further Transfer Tax is the responsibility of the Purchaser. The Purchaser will be required to pay the cost of the deed. Please make checks payable to: Sheriff of Sussex County.

Seized and taken in execution the property of
JOHN R. HUDSON & IRIS A. HUDSON (6)
and will be sold by
Robert T. Lee, Sheriff