

CLASSIFIEDS

Help Wanted

BOROUGH OF WEST CAPE MAY FULL TIME JOB OPPORTUNITY DEPARTMENT OF PUBLIC WORKS LABORER
The Borough of West Cape May has an immediate opening for a full-time Public Works Laborer. The Borough seeks a self-motivated, flexible individual who is able to work well with others. Must be able to perform a variety of physical tasks including landscaping, cleaning, light construction, building and public grounds maintenance and machinery operation. High School Diploma or Certificate and valid NJ Driver's License required. Auto mechanic skills are preferred but not required. Must apply on Borough's employment application form available online at westcapemay.us or from the Municipal Clerk's Office, 732 Broadway, West Cape May, New Jersey. All completed applications should be returned to Theresa Enteado, Municipal Clerk at tenteado@westcapemay.us or delivered to 732 Broadway, West Cape May, New Jersey 08204. No telephone calls, please. Application Deadline is December 29, 2023. Pre-employment drug test and background check required. Equal Opportunity Provider and Employer. {12/6-13}

Help Wanted

zoning inspections, enforce zoning regulations, as well as duties relating to Code Enforcement. The employee will support the Zoning and Code Enforcement Officer as appropriate, including coordinating with Engineering, Construction, Planning, and various boards. The employee will assist with all Shade Tree Commission and Historic Preservation Commission applications, violations, meetings and matters. Candidates should work well with the public and be computer literate (Microsoft Office). Position will require periodic attendance at evening meetings and code hearings for zoning and code violations issued. The ideal candidate will have prior experience in zoning review and enforcement and possess strong customer service, communication, and organizational skills. Zoning Official Certification and Code Enforcement experience preferred but not required. The Borough reserves the right to interview candidates before application deadline. Applications can be downloaded at www.westcapemay.us or picked up at Borough Hall. Applications can be e-mailed to tenteado@westcapemay.us or mailed to: Borough of West Cape May, Attn: Municipal Clerk Theresa Enteado, 732 Broadway West Cape May, New Jersey 08204. Deadline for submission is December 29, 2023. No telephone calls, please. The Borough of West Cape May is an Equal Opportunity Employer. (12/6-13)

Request a Donor

Local FATHER OF THREE seeking a KIDNEY DONOR. I am on dialysis 7 days/12 hrs. each session. Call me 609-226-8334. (11/1-29)

Miscellaneous

offer: Android tablet FREE with one-time \$20 coby. Free shipping & handling. Call Maxtip Telecom today! 1-844-253-8040 (11/29)

Yearly Rental

HOME FOR RENT 55+ COMMUNITY 2BR, 2BA with shed in Irma. Available January 1st \$1800 mo. call 732-674-6601 (12/6-13)

The bathroom of your dreams in as little as 1 day. Limited Time Offer - \$1000 off or No Payments and No Interest for 18 months for customers who qualify. BCI Bath & Shower. Many options available. Quality materials & professional installation. Senior & Military Discounts Available. Call Today! 1-833-907-0846 (11/29)

Brokers and Agents

Real Estate Brokers & Agents - Would you like to add Commercial Lending to your portfolio? Over 500 Boutique lenders that can suit your clients' needs. Call Aurora 845-546-2441 (12/27)

American Residential Heating & Cooling. As temps outside start to climb, the season for savings is now. \$49 cooling or heating system tune up. Save up to \$2000 on a new heating and cooling system (restrictions apply) FREE estimates. Many payment options are available. Licensed and insured professionals. Call today 1-866-402-0543 (11/29)

Miscellaneous

FREE high speed internet for those that qualify. Government program for recipients of select programs incl. Medicaid, SNAP, Housing Assistance, WIC, Veterans Pension, Survivor Benefits, Lifeline. Tribal 15 GB internet service. Bonus

Deliver your message to nearly a million readers. Call Peggy Arbtzell at 609-406-0600 ext. 14 for more information. (11/29)

Miscellaneous

ity-owned business offering cabinet refacing new cabinetry, and luxury countertop throughout the Northeast. We transform kitchens in less time, with less stress, at an amazing value. Call today for a free estimate. 1-833-343-0767. (11/29)

Help Wanted

LOWER TOWNSHIP BOARD OF EDUCATION SEAT VACANCY Lower Township Board of Education is seeking an individual to fill a vacant seat on theBoard for the unexpired balance of term, which ends on December 31, 2024. Any interested party must submit a letter of interest, including any information indicating qualifications, to assist the Board of Education in making an appointment for this seat. Please email letter to Patricia Ryan, School Business Administrator/Board Secretary, at tryan@lowertwpschools.com. The receipt deadline of the letter of interest is Friday, December 22, 2023 by 3:00PM. (12/6-20)

Business Opportunities

ATTENTION BUSINESS OWNERS: Do you want to reach nearly a million readers? Place your 25-word classified ad in over 90 newspapers throughout NJ for \$560. Contact Peggy Arbtzell 609-359-7381 or visit www.njpa.org. (11/29)

Public Notice

Keeping an eye on your governments? Manually search the site or register to receive email notifications and/or save your searches. It's a free public service provided by NJ Press Association at www.njpublicnotices.com (11/29)

WANT TO SEE YOUR LEGAL OR CLASSIFIED AD IN THIS SECTION? Email Rosanne at: ocmnewsletters@gmail.com or call 609-399-5411

Legal Notice

WEST CAPE MAY PLANNING-ZONING BOARD NOTICE OF BOARD ACTION

PUBLIC NOTICE is hereby given to all persons that an open public meeting was held by the Borough of West Cape May combined Planning-Zoning Board of Adjustment at Borough Hall - 732 Broadway, on December 5, 2023 at 7:00 pm. WHEREAS, the Board memorialized Resolution No. 012-23; application for the Michael & Kathleen Finley, Block 42 / Lot 3.02, located at 317 Sunset Blvd. AND, the Board memorialized Resolution No. 013-23; application for the Brough of West Cape May, Block 21.02 / Lot 27, located on Willow Avenue. ALSO, the Board approved the application for Michael & Anne Hainsworth at 111 & 113 Simpson Lane, Block 56 / Lot 22 & 23, for Minor Subdivision & Relief (Hardship). AND, the Board approved the application for Robert Delany at 316 Second Avenue, Block 42 / Lot 8.01, for Variance Relief (Hardship & Substantial Benefit). FURTHERMORE, the Board approved the request to withdraw the application for Scott Peter at 619-825 Second Avenue, Block 68 / Lot 10, for Preliminary Subdivision Approval & Variance Relief (Substantial Benefit). All documents related to the above actions are available for review at the Municipal Building, located at 732 Broadway, between the hours of 8:00 am and 3:00 pm. Contact the Board Assistant at 609-884-1005 ext. 109. Patricia Oliver Board Assistant

Legal Notice

12/13, pf \$19.00 6

Legal Notice

ADVERTISEMENT PUBLIC WORKS BUILDING ADDITION AND RENOVATIONS BOROUGH OF CAPE MAY POINT NOTICE is hereby given that sealed bids for the construction of the above referenced project will be received by the Borough of Cape May Point (The Borough) and opened and read in public at the Cape May Point Borough Hall, 215 Lighthouse Avenue, Cape May Point, New Jersey on Wednesday, January 17, 2024 at 1:00pm. A scanned copy of the bid proposals opened will be posted for viewing on the Borough's web page (www.capemaypoint.org) shortly after bid opening. Work shall consist of constructing an approximately 17.5' x 45.5' addition to the existing Public Works Building, installing an emergency generator, replacing existing siding, roofing panels, windows, and HVAC units, and all related work as indicated on the Construction Documents. Plans, specifications and bid forms for the proposed work program are available electronically by requesting the documents from Karen Palumbo at kpalumbo@gpinet.com or Dale Foster at dfoster@gpinet.com (phone 908.236.9001). A paper copy of the documents will be available for review only by appointment at the GP's offices at 1110 North New Road, Suite 200, Pleasantville, NJ 08232. Only an electronic copy of the documents will be provided. No paper copies of the documents will be provided. Bids must be made on standard proposal forms included with the contract documents in the manner designated therein and must be enclosed in sealed envelopes bearing the name and address of bidder and name of project on the outside and addressed to: Borough of Cape May Point 215 Lighthouse Avenue P.O. Box 490 Cape May Point, New Jersey 08212 and must be accompanied by a Ownership Statement Compliance, Non-Collusion Affidavit, Consent of Surety and certified check or bid bond, payable to "Borough of Cape May Point" for not less than ten percent (10%) of the total amount of bid, not to exceed \$20,000, and be delivered at the Borough Hall on or before the hour named above. Bidders are required to comply with the requirements of P.L. 1963, Chapter 150 (Prevailing Wage); N.J.S.A. 10:5-31 et seq. and N.J.A.C. 17:27 (Affirmative Action); P.L. 1977, Chapter 33, requiring corporate bidders to submit the names and addresses of stockholders owning ten percent (10%) or more of their stock, or partnership owning a ten percent (10%) or greater interest in the partnership; and P.L. 2004, Chapter 57 regarding business registration with the NJ Department of Treasury, Division of Revenue. Bidders are also required to comply with the subcontractor identification requirements of Local Public Contract Law (40A: 11-16). Pursuant to P.L. 2019, c.406, a contractor that is debarred from contracting with a federal government agency, along with any affiliates of the debarred contractor, is prohibited from contracting for "public work" with any State or local government entity. This prohibition applies to all entities subject to the Local Public Contracts Law or Public School Contracts Law. Under the statutes of the State of New Jersey, state wage rates apply to this contract. The Contractor will be required to pay the wage rate for each classification of labor including appropriate fringe benefits in accordance with State Wage Rate Determinations. No bid may be withdrawn for a period of sixty (60) days after the date set for the opening thereof. The Borough reserves the right to reject any and all bids pursuant to applicable law and regulations, to waive informalities or irregularities in the bids received and to accept the bid from the lowest, responsive and eligible bidder.

Legal Notice

BY ORDER OF THE BOROUGH OF CAPE MAY POINT ELAINE WALLACE, CLERK

12/13, pf \$42.00 1

Legal Notice

Public Notice This District has received an application for a Department of the Army permit pursuant to Section 10 of the Rivers and Harbors Act of 1899 (33 U.S.C. 403) and Section 404 of the Clean Water Act (33 U.S.C. 1344). The purpose of this notice is to solicit comments and recommendations from the public concerning issuance of a Department of the Army permit for the work described below. APPLICANT: Delaware River and Bay Authority P.O. Box 71 New Castle, Delaware 19720 AGENT: Clare Mueller S.T. Hudson Engineers, Inc. 900 Dudley Ave Cherry Hill, New Jersey 08002 LOCATION: The project is located at the Cape May Ferry Terminal near the intersection of Lincoln Boulevard & Beach Drive, in North Cape May, Lower Township, Cape May County, New Jersey. The purpose of the project is to restore and maintain adequate water depths for the safe navigation, and continued operation of the Cape May-Lewes Ferry vessels and/or terminals. PROJECT DESCRIPTION: The applicant proposes to conduct maintenance dredging of the Cape May Ferry Terminal over an area of 317,117 square feet (7.28 acres) over a 10-year period. An initial volume of approximately 37,566 cubic yards of dredge material is proposed for removal. The maintenance dredging would be to a depth of 12-foot Mean Low Water (MLW) with 1-foot of over dredge. Dredging would be performed by hydraulic means and the dredge material would be hydraulically pumped and conveyed by pipeline to the Delaware River Bay Authority's confined disposal facility (CDF) adjacent to the Ferry Terminal in Lower Township, Cape May County, New Jersey. Return water from the CDF into the Cape May Canal is proposed via an existing discharge weir. The applicant received a Department of the Army permit (CENAP-OP-R-2011-00596) dated February 6, 2012, authorizing dredging activities for 10 years at the Cape May Ferry terminal. At this time, the applicant is applying for a Department of the Army permit to re-authorize the 10-year maintenance dredging activities at the project site. The applicant anticipates that a total of 300,000 cubic yards of dredge material would be generated over the new 10-year maintenance dredging period. For additional project details, see the attached plans identified as: Proposed: Maintenance Dredging. At: Cape May Ferry Terminal, County of: Cape May, Application by: Delaware River & Bay Authority sheets 1-2 dated August 30, 2023. MITIGATION The applicant has stated that the proposed project has been designed to avoid and minimize adverse effects on the aquatic environment to the maximum extent practicable. Information provided in the application and on plans indicates that there will be no additional discharge of dredged or fill material in waters of the United States outside of the existing CDF and as such, compensatory mitigation for the proposed structure(s) and/or work is not proposed. CORPS EVALUATION FACTORS The decision whether to issue a permit will be based on an evaluation of the activity's probable impact including its cumulative impacts on the public interest. The decision will reflect the national concern for both protection and utilization of important resources. The benefits which reasonably may be expected to accrue from the work must be balanced against its reasonably foreseeable detriments. All factors which may be relevant to the work will be considered including the cumulative effects thereof. Among these factors are conservation, economics, aesthetics, general environmental concerns, wetlands, cultural values, fish and wildlife values, flood hazards, flood plain values, land use, navigation, shore erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food and fiber production, mineral needs, and welfare of the people. The evaluation of the impact of this project will also include application of the Clean Water Act Section 404(b)(1) Guidelines promulgated by the Administrator, U.S. Environmental Protection Agency if the project includes a discharge of dredge or fill material pursuant to Section 404 of the Clean Water Act. ENDANGERED SPECIES A preliminary review of this application indicates that species and/or their critical habitat pursuant to Section 7 of the Endangered Species Act (ESA) may be present in the action area. This office will forward this Public Notice to the U.S. Fish and Wildlife Service (USFWS) and/or National Marine Fisheries Service (NMFS) with a request for technical assistance on whether any ESA-listed species or their critical habitat may be present in the area which would be affected by the proposed activity. This office will evaluate the potential effects of the proposed actions on ESA-listed species or their critical habitat and will consult with the USFWS and/or NMFS, as appropriate. ESA Section 7 consultation would be concluded prior to the final decision on this permit application. CULTURAL RESOURCES AND TRIBAL TRUST The District's Cultural Resource Specialist and Tribal Liaison has reviewed the proposed permit action for potential impacts to Historic Properties eligible for or listed on the National Register of Historic Places and for potential issues concerning the Tribes. The proposed dredging will take place within previously dredged permit area, and the disposal site is an existing upland facility. No historic Properties will be affected by the proposed maintenance dredging. ESSENTIAL FISH HABITAT The Magnuson-Stevens Fishery Conservation and Management Act (MSA) requires all federal agencies to consult with the NMFS for all actions, or proposed actions, permitted, funded, or undertaken by the agency that may adversely affect Essential Fish Habitat (EFH). A preliminary review of this application indicates that EFH is present within the project area. This office will evaluate the potential effects of the proposed actions on EFH and will consult with NMFS, as appropriate. Consultation would be concluded prior to the final decision on this permit application. WATER QUALITY CERTIFICATE In accordance with Section 401 of the Clean Water Act, a Water Quality Certificate (WQC) is required from the State government in which the work is located. Any comments concerning the work described above which relate to Water Quality considerations should be sent to this office with a copy to the State. COASTAL ZONE MANAGEMENT ACT In accordance with Section 307(c) of the Coastal Zone Management Act of 1972, applicants for Federal Licenses or Permits to conduct an activity affecting land or water uses in a State's coastal zone must provide certification that the activity complies with the State's Coastal Zone Management (CZM) Program. The applicant has stated that the proposed activity complies with and will be conducted in a manner that is consistent with the approved State CZM Program. No permit will be issued until the State has concurred with the applicant's certification or has waived its right to do so. Comments concerning the impact on the State's coastal zone should be sent to this office with a copy to the State's CZM office. SUBMISSION OF COMMENTS AND PUBLIC HEARING REQUEST Any comments received will be considered by this office to determine whether to issue, modify, condition, or deny a permit for this proposed project. To make this decision, comments are used to assess the probable impact on the public interest. Comments are also used to determine the need for a public hearing and to determine the overall public interest of the proposed activity. Comments on the proposed work must be submitted, in writing, within the comment period indicated in the header above. Any person may request, within the comment period specified in this notice, that a public hearing be held to consider this application. Requests for a public hearing must be in writing and state the reasons for holding a public hearing. Please include any comments, request for a public hearing, or requests for additional information to the Regulatory Project Manager indicated above. All Public Notices are posted on our website at: https://www.nap.usace.army.mil/Missions/Regulatory/Public-Notices/ Todd A. Schablie Chief, Regulatory Branch

Legal Notice

12/13, pf \$90.00 2

BOROUGH OF WEST CAPE MAY PLANNING-ZONING BOARD NOTICE OF FINAL ADOPTION

08-2023Ordinance Amending the Code of the Borough of Cape May Point to Repeat Chapter 90, to Adopt a New Chapter 90 "Flood Damage Prevention" 09-2023 Ordinance Establishing a New Chapter 41 in the Code of the Borough of Cape May Point to Designate Restricted Areas on Borough Property, in Buildings, Structures and Other Facilities Limited to Authorized Employees Only to Protect and Safeguard Public Records Containing Personally Identifiable Information and to Provide a Safe and Secure Work Space Free from Intrusion and Disruption for Borough Officials and Employees The above captioned Ordinances were finally adopted on roll call vote after Second Reading and Public Hearing by the Board of Commissioners of the Borough of Cape May Point at a Regular Meeting held on December 7, 2023. Elaine L. Wallace, RMC Municipal Clerk

12/13, pf \$12.50 2

BOROUGH OF WEST CAPE MAY PLANNING-ZONING BOARD NOTICE OF APPLICATION

PLEASE TAKE NOTICE that William Keilbaugh (the "Applicant") has applied to the Planning-Zoning Board of the Borough of West Cape May, Cape May County, New Jersey seeking variance relief respecting the property located at 101 Brown Street, West Cape May, New Jersey 08204 (Block 52, Lot 43 on the Official Tax Map of the Borough of West Cape May). The Property is located in the R-2 (Rural Residential/Agricultural) Zoning District. The Applicant proposes to remove the existing front porch facing Fifth Avenue and to replace the porch with an enclosed 14'x26'-4" four season room. Applicant further proposes to expand the existing deck on the north side of the dwelling and to convert it to a 12'x26'-4" breezeway. Additionally, Applicant proposes to add a 24'x26'-4" master bedroom suite to the north side of the proposed breezeway and to add a roof over a portion of the existing 4' wide rear deck. The Applicant is requesting build variance relief, pursuant to NJSA 40:55D-70c, from the provisions of Section 27-11.2 of the Zoning Ordinance of the Borough of West Cape May pertaining to the minimum required front yard setback and the minimum required rear yard setback in the R-2 Zoning District. The Applicant also requests a waiver from the requirements of Section 27-27.5 of the Borough of West Cape May Zoning Ordinance pertaining to the requirement that no deck or porch may be situated in the setback area as the proposed breezeway (covered porch/ deck) is proposed to be situated in the front and rear yard setback. The Applicant also requests any, and/or, other variances, waivers, and/or approvals that the Board and/or Board professionals may deem necessary. PLEASE TAKE FURTHER NOTICE that a Public Hearing will be held before the Planning-Zoning Board on this Application on January 2, 2024, at 7:00 PM in the Borough of West Cape May Municipal Building, located at 732 Broadway, West Cape May, New Jersey 08204. At least ten (10) days prior to the aforesaid date, the Applicant, as well as all supporting plans and documents, will be on file in the Office of the Municipal Clerk, 732 Broadway, West Cape May, New Jersey 08204, and available for inspection during normal working hours on any weekday. Any interested party may appear at said hearing and participate therein in accordance with the rules of the Board. This Notice is given pursuant to the provisions of N.J.S.A. 40:55D-1, et seq. John P. Amenhauser, Esquire The DeWeese Law Firm, P.C. Attorney for Applicant

12/13, pf \$28.50 3

BOROUGH OF CAPE MAY POINT TAX ASSESSOR'S OFFICE

Pursuant to Section 54-4-38 R.S. notice is hereby given that the Tax Assessor of the Borough of Cape May Point, NJ, will sit in her office at Borough Hall, 215 Lighthouse Ave. Cape May Point on Thursday December 21 2023 between the hour of 4PM to 5PM. At this time the assessment list for the tax year 2024 may be inspected by any taxpayer and be able to confer informally with the Assessor. 12/13, pf \$19.00 5

LOWER TOWNSHIP COUNCIL RE-ORGANIZATION MEETING The Lower Township Council will hold its Reorganization Meeting WEDNESDAY, JANUARY 3, 2024 at 5:00 pm in the Council Meeting Room, 2600 Bayshore Road, Villas, NJ. This meeting is open to the public and action WILL be taken Julie Picard, RMC Township Clerk

12/13, pf \$5.50 7

SHOP SMALL • SPEND LOCAL EAT LOCAL • ENJOY LOCAL

Support the local businesses that support the community.

Legal Notice

12/13, pf \$30.00 8

Legal Notice

NOTICE OF APPLICATION FOR DEVELOPMENT OR APPEAL APPLICANT'S/APPELLANT'S NAME AND ADDRESS: Oleg Pismenny 37 Fishing Creek Road Cape May Court House, NJ 08210 SUBJECT PROPERTY- STREET ADDRESS: 705 Bayshore Road, Villas, NJ, 08251 BLOCK/LOT NUMBERS: Block 59 Lots 25 & 26 TAKE NOTICE: that a hearing will be held before the Zoning Board of Adjustment at the Lower Township Municipal Building meeting room, 2600 Bayshore Road, Villas, NJ 08251, on the 4th day of January 2024, at 6:00 PM, to consider an application for development (or an appeal), regarding the above mentioned property, wherein the Applicant (or Appellant) is seeking permission to: Applicant is seeking a Use Variance to construct a two story duplex in a GB-2 zone on a currently vacant lot. Applicant further seeks Hardship Variances for lot area, lot frontage and lot width (all existing non-conformities), as well as, any other variances or waivers the Board may require. Contrary to the requirements of Section(s) 400-15 and 400-17 of the Zoning Ordinance. Maps and documents relating to the said matter, if any, will be available for public inspection in the office of the Zoning Board of Adjustment, at the Lower Township Municipal Building, 10 days prior to the hearing date, during normal business hours. This Notice is given pursuant to NJSA 40:55D-11, et seq. *Must be served and published in accordance with NJSA 40:55D-12, et seq. 12/13, pf \$ 9

Beach Break

PUZZLE ANSWERS

Grid of puzzle answers with words like GRAD, GAS, THEN, LATE, RIM, RIPE, ATOM, ODE, IRIS, DEPOSITS, AFFECT, NOSTRIL, GAB, TEE, FEWER, EWE, ADAPT, HAY, METAL, SEE, ORE, REFEREE, STRIDE, SNATCH, PEAS, TWO, TALE, EAVE, CON, EXAM, WREN, HES, RIPS

Table for puzzle #594 with numbers 1-13 in a 10x10 grid.

Table for puzzle #595 with numbers 1-13 in a 10x10 grid.

Legal Notice

SHERIFF'S SALE BY VIRTUE OF a Writ of Execution issued out of the Superior Court of New Jersey, Chancery Division, Cape May County, and Docket No. F-002195-23 therein, pending wherein, FIRSTKEY MASTER FUNDING 2021-A COLLATERAL TRUST is the Plaintiff and LYNN M. WYSOCKI, ETA L is the Defendant, I shall expose to sale at public venue on: WEDNESDAY, 1/10/2024 at one o'clock in the afternoon of the said day, at the Old Historical Court House Building, Route 9, Cape May Court House, New Jersey. Property to be sold is located in the TOWNSHIP OF LOWER, County of Cape May in State of New Jersey. Commonly known as: 914 MAIN STREET, LOWER, NJ 08204, WITH A MAILING ADDRESS OF 914 MAIN STREET, CAPE MAY, NJ 08204. BEING KNOWN AS BLOCK 484, TAX LOT 22, on the official Tax Map of the Township of Lower, County of Cape May, New Jersey. Dimensions of Lot: 82.5x 150. Nearest Cross Street: CORNSON LANE BEGINNING IN THE SOUTHWESTERLY LINE OF MAIN STREET, 125 FEET NORTHWESTWARDLY FROM THE NORTHWESTERLY LINE OF CORNSON LANE; EXTENDING NORTHWESTWARDLY ALONG THE SOUTHWESTERLY LINE OF MAIN STREET, 82.5 FEET AND OF THAT WIDTH EXTENDING SOUTHWESTWARDLY BETWEEN PARALLEL LINES AT RIGHT ANGLES TO MAIN STREET, 150 FEET IN LENGTH OR DEPTH. PRIOR LIENS/ENCUMBRANCES TOTAL AS OF August 24, 2023: \$00 Surplus Money: If after the sale and satisfaction of the mortgage debt, including costs and expenses, there remains any surplus money, the money will be deposited into the Superior Court Trust Fund and any person claiming the surplus, or any part thereof, may file a motion pursuant to Court Rules 4:64-3 and 4:57-2 stating the nature and extent of that person's claim and asking for an order directing payment of the surplus money. The Sheriff or other person conducting the sale will have information regarding the surplus, if any. THE SHERIFF HEREBY RESERVES THE RIGHT TO ADJOURN THIS SALE WITHOUT FURTHER NOTICE THROUGH PUBLICATION. 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 Mortgagee or the Mortgagee's attorney. Amount due under judgment is \$340,514.29 costs and Sheriff's fees to be added. At the time of the Sale cash, certified check, cashier's check or treasurer's check in the amount of 20 percent of the bid price is required. The Sheriff reserves the right to adjourn any sale without further notice of Publication. All publication costs are paid for by the Plaintiff. ATTORNEY: PLUESE, BECKER & SALTZMAN, LLC 20000 HORIZON WAY SUITE 900 MT. LAUREL, NJ 08054 ROBERT A. NOLAN, SHERIFF 23000436 12/13, 12/20, 12/27, 1/3, pf \$5127.00

Legal Notice

BY VIRTUE OF a Writ of Execution issued out of the Superior Court of New Jersey, Chancery Division, Cape May County, and Docket No. F-012749-22 therein, pending wherein, U.S. BANK TRUST NATIONAL ASSOCIATION is the Plaintiff and CHRISTINE C. SHAFFER, ET AL, ET AL is the Defendant, I shall expose to sale at public venue on: WEDNESDAY, 1/10/2024 at one o'clock in the afternoon of the said day, at the Old Historical Court House Building, Route 9, Cape May Court House, New Jersey. Property to be sold is located in the TOWNSHIP OF LOWER, County of Cape May in State of New Jersey. Commonly known as: 324 Suzanne Avenue, North Cape May (Lower Twp), NJ 08204 BEING KNOWN AS BLOCK 494.28, TAX LOT 4, on the official Tax Map of the Township of Lower, County of Cape May, New Jersey. Dimensions of Lot: 60x100 Nearest Cross Street: CLEARWATER DRIVE Surplus Money: If after the sale and satisfaction of the mortgage debt, including costs and expenses, there remains any surplus money, the money will be deposited into the Superior Court Trust Fund and any person claiming the surplus, or any part thereof, may file a motion pursuant to Court Rules 4:64-3 and 4:57-2 stating the nature and extent of that person's claim and asking for an order directing payment of the surplus money. The Sheriff or other person conducting the sale will have information regarding the surplus, if any. THE SHERIFF HEREBY RESERVES THE RIGHT TO ADJOURN THIS SALE WITHOUT FURTHER NOTICE THROUGH PUBLICATION. 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 Mortgagee or the Mortgagee's attorney. Amount due under judgment is \$340,514.29 costs and Sheriff's fees to be added. At the time of the Sale cash, certified check, cashier's check or treasurer's check in the amount of 20 percent of the bid price is required. The Sheriff reserves the right to adjourn any sale without further notice of Publication. All publication costs are paid for by the Plaintiff. ATTORNEY: FEIN SUCH KAHN&SHEPARD, P.C. 7 CENTURY DRIVE SUITE 201 PARSIPPANY, NJ 07054 ROBERT A. NOLAN, SHERIFF 23000429 12/13, 12/20, 12/27, 1/3, pf \$ 134.00

Certain messages need to be repeated several times

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