



# NOTICE

## MUNICIPALITY OF THE DISTRICT OF EAST HANTS

# TAX SALE

The following properties will be sold at Public Auction by the Treasurer of the Municipality of the District of East Hants on **Tuesday, June 10, 2025** at the hour of **11:00am**, unless before the date of the sale the total amounts due for taxes, interest and estimated expenses as indicated are paid in full. **The Tax Sale will be held in the Council Chambers at 15 Commerce Court, Elmsdale, Nova Scotia.**

**PROPERTY ASSESSED TO:** KEVIN LEE HARVIE  
**ACCOUNT #** 01928732  
**LOCATION:** 2846 HIGHWAY 202, EAST GORE (LAND & DWELLING)  
**TOTAL DUE (TAXES, INTEREST & EST. EXPENSES):** \$4,564.92  
**RIGHT OF REDEMPTION EXISTS ON THIS PROPERTY**  
**MINIMUM ACCEPTABLE BID IS \$4,564.92**

**PROPERTY ASSESSED TO:** BENJAMIN HEWITT  
JULIEN JOSEPH LEROUX  
**ACCOUNT #** 03970639  
**LOCATION:** HIGHWAY 215, URBANIA (LAND ONLY)  
**TOTAL DUE (TAXES, INTEREST & EST. EXPENSES):** \$2,403.33  
**RIGHT OF REDEMPTION EXISTS ON THIS PROPERTY**  
**MINIMUM ACCEPTABLE BID IS \$2,403.33**  
**THIS PROPERTY HAS BEEN MIGRATED**

**PROPERTY ASSESSED TO:** JOHN THOMAS GERRIOR  
**ACCOUNT #** 04891546  
**LOCATION:** 30 OLD HIGHWAY 354, LOT 98-1, NORTH NOEL ROAD  
(LAND & DWELLING)  
**TOTAL DUE (TAXES, INTEREST & EST. EXPENSES):** \$3,248.62  
**RIGHT OF REDEMPTION EXISTS ON THIS PROPERTY**  
**MINIMUM ACCEPTABLE BID IS \$3,248.62**  
**THIS PROPERTY HAS BEEN MIGRATED**

**PROPERTY ASSESSED TO:** DANIEL JOSEPH NICHOLSON  
GLENN BETH NICHOLSON  
**ACCOUNT #** 03559076  
**LOCATION:** 11 DOYLE DRIVE, LOT A-11, ENFIELD (LAND & DWELLING)  
**TOTAL DUE (TAXES, INTEREST & EST. EXPENSES):** \$5,141.25  
**RIGHT OF REDEMPTION EXISTS ON THIS PROPERTY**  
**MINIMUM ACCEPTABLE BID IS \$5,141.25**  
**THIS PROPERTY HAS BEEN MIGRATED**

A full legal description of the above noted properties may be viewed at the Municipal Office in the Lloyd E. Matheson Centre at 15 Commerce Court, Elmsdale or by viewing our website at [easthants.ca](http://easthants.ca)

**Terms: Payment of Cash, Certified Cheque, Money Order, Bank Draft, Irrevocable letter of Credit or Lawyers Trust Cheque and not otherwise.** Purchaser at Tax Sale shall immediately pay the purchase price or deposit an amount equal to the taxes, interest and expenses, or the minimum bid amount if stated for a property in this notice. The balance of the purchase price, if any, must be made within three (3) business days of the sale. All properties sold at Tax Sale may be subject to HST charges, which will be collected from the successful bidder on top of the final bid price. Purchaser will be required to provide HST Registration number at the time of sale where applicable.

**TAKE NOTICE** that Tax Sales do not in all circumstances clear up defects in title. A tax deed conveys only the interest of the assessed owner, whatever interest that might be. If you are intending to clear up defects in the title of your property by way of a Tax Sale, you are advised to obtain a legal opinion as to whether or not this can be done. You are advised that the recoverable costs of a Tax Sale can be considerable.

A person with an interest in land sold for taxes may apply to the Supreme Court of Nova Scotia for an order directing the payment of all, or part, of the surplus balance to that person (Section 147 of the Municipal Government Act). Tax Sale Surplus funds can only be withdrawn after any applicable redemption period has expired.

Dated at Elmsdale, Municipality of the District of East Hants, Nova Scotia the **7th day of May, 2025.**

**W. Tattrie, CPA, CA - Treasurer, Municipality of the District of East Hants**