

**MANSFIELD TOWNSHIP  
BURLINGTON TOWNSHIP**

**RESOLUTION 2021-2-4**

**RESOLUTION AUTHORIZING THE APPOINTMENT OF SALDUTTI LAW GROUP FOR A  
CORRECTIVE FORECLOSURE**

**WHEREAS**, on or about April 29, 2019, Mansfield Township obtained a final judgment for several tax sale foreclosure parcels: and

**WHEREAS**, one of the parcels was Block 30, Lot 12 on the Township tax map, commonly known as 3195 Route 206 (the "Property"); and

**WHEREAS**, on August 20, 2020, the Township entered into an agreement to sell the property to CPLB Land Associates, LLC ("Purchaser"); and

**WHEREAS**, during the due diligence period, the Purchaser discovered that the Purchaser's title to the Property could not be insured. The Township confirmed with two additional title companies that Purchaser's title to the Property cannot be insured and a corrective foreclosure must be filed; and

**WHEREAS**, in order to correct the foreclosure deficiency and finalize the sale as agreed, the Township has agreed to retain the services of a specialty tax foreclosure firm to finalize and correct the foreclosure of the Property.

**NOW, THEREFORE BE IT RESOLVED**, by the Township Committee of the Township of Mansfield, County of Burlington, and State of New Jersey hereby appoints the Saldutti Law Group for the purposes of correcting and finalizing the tax sale foreclosure of Block 30, Lot 12 on the Township tax map, commonly known as 3195 Route 206 (the "Property") in accordance with its proposal attached hereto and made a part hereof as Exhibit A.

**MOTION: GOLENDAS                      SECOND: TALLON**

**ROLL CALL VOTE**

**AYES: GOLENDAS, TALLON, HIGGINS, OCELLO, MAGEE**

**NAYS: NONE                      ABSTAIN: NONE                      ABSENT: NONE**

**CERTIFICATION**

I, **LINDA SEMUS, RMC**, Municipal Clerk of the Township of Mansfield, County of Burlington, State of New Jersey do hereby certify the foregoing to be a true and correct copy of the Resolution adopted by the Mansfield Township Committee, County of Burlington, State of New Jersey at their Regular Meeting held on February 4, 2021 at 7:00 PM.

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LINDA SEMUS, RMC, CMR  
Municipal Clerk