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ANNOUNCE

Announcements



ATTENTION If you worked at the FORE RIVER SHIP-YARD, Quincy, MA in the 1960s, please contact Asbestos Investigator Sherry Day at (231) 625-2734 or sherry@SLDinvestigations.com. We are searching for people who worked with our deceased client.

STUFF

Wanted to Buy

CASH FOR TOOLS
Hand/Pwr, Carpenters, Machinists, Mechanics, Plumbers, Rollaways.
1-800-745-8665



LITTLE RICHIE'S ANTIQUES
Records, musical instr., cameras, toys, silver, gold, old signs, tools, furn, costume jewelry, coins, military, swords.
★ **CASH PAID** ★
50 Hancock St.
Braintree
781-380-8165
littlerichiesantiques.com

BUSINESS & SERVICES

Roofing & Siding

WEATHERTITE ROOFING
Many roof repairs under \$200. 30 year New Roofs. Free roof/gutter inspection. New kitchens and bathrooms. All remodeling Porches. All rotted wood replaced. Ins'd.
Reg# is 168929.
508-942-4200
weathertiteroofingma.com

PUBLIC NOTICES

Foreclosure / Sheriff Sales

BRAINTREE, 62 FOUNTAIN STREET

**LEGAL NOTICE
COMMONWEALTH OF
MASSACHUSETTS**



**LAND COURT
DEPARTMENT OF THE
TRIAL COURT
Docket Number:
25 SM 001725**

ORDER OF NOTICE

TO: HEIRS, DEVISEES, AND PERSONAL REPRESENTATIVES OF THE ESTATE OF HAROLD J. BELLIVEAU, RICHARD F. BELLIVEAU, DIANE TOWER, CHAD BELLIVEAU, HAILEY BELLIVEAU and ROBERT W. BELLIVEAU And to all persons entitled to the benefits of the Service Members Civil Relief Act, 50 U.S.C., 50 3901et seq: WILMNGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES IX-A, claiming to have an interest in a Mortgage covering real property in Braintree, 62 Fountain Street given by Harold J. Belliveau to Financial Freedom Senior Funding Corporation dated October 17, 2005 filed with the Norfolk County Registry, District of the Land Court as Document No. 1083384 and Noted on Certificate of Title No. 130803, has/had filed with this court a complaint for determination of Defendants' Servicemembers status.

If you now are, or recently

Foreclosure / Sheriff Sales

have been, in the **active** military service of the United States of America, then you may be entitled to the benefits of the Servicemembers Civil Relief Act. If you object to a foreclosure of the above-mentioned property on that basis, then you or your attorney must file a written appearance and answer in this court at **Three Pemberton Square, Boston, MA 02108**, on or before 09/08/2025 or you may lose the opportunity to challenge the foreclosure on the ground of noncompliance with the Act.

Witness: **Gordon H. Piper**, Chief Justice of this Court on 7/23/25

Attest: Deborah J. Patterson Recorder

AD# 11532904
PL 8/1/2025

RANDOLPH, 2 FRANKLIN SQUARE AKA E-2 FRANKLIN SQUARE AKA E-2 FRANKLIN SQUARE, UNIT E-2, FRANKLIN SQUARE CONDOMINIUM LEGAL NOTICE COMMONWEALTH OF MASSACHUSETTS



**LAND COURT
DEPARTMENT OF THE
TRIAL COURT
Docket 25 SM 002103**

ORDER OF NOTICE

To: Mitchell A. Showstack; Arlene B. Showstack and to all persons entitled to the benefit of the Servicemembers Civil Relief Act, 50 U.S.C. c. 50 3901 (et seq): Deutsche Bank National Trust Company, as Trustee for HSI Asset Securitization Corporation Trust 2006-OPT1, Mortgage-Pass-Through Certificates, Series 2006-OPT1, claiming to have an interest in a Mortgage covering real property in Randolph, numbered 2 Franklin Square aka E-2 Franklin Square aka E-2 Franklin Square, Unit E-2, Franklin Square Condominium, given by Mitchell A. Showstack and Arlene B. Showstack to Option One Mortgage Corporation, dated October 3, 2005, and recorded in Norfolk County Registry of Deeds in Book 22986, Page 252, and now held by plaintiff by assignment, has/have filed with this court a complaint for determination of Defendant's/Defendants' Servicemembers status.

If you now are, or recently have been, in the **active** military service of the United States of America, then you may be entitled to the benefits of the Servicemembers Civil Relief Act. If you object to a foreclosure of the above-mentioned property on that basis, then you or your attorney must file a written appearance and answer in this court at Three Pemberton Square, Boston, MA 02108 on or before September 1, 2025, or you may lose the opportunity to challenge the foreclosure on the ground of noncompliance with the Act.

Witness, **GORDON H. PIPER**, Chief Justice of this Court on July 15, 2025.

Attest: Deborah J. Patterson Recorder 20-004164

AD#
PL 8/1/2025

Govt Public Notices

8/12/25 TREE REMOVAL HEARING
LEGAL NOTICE
Public Hearing Notice

In accordance with GL Ch.40 § 15C, the Scenic Road Act and GL Ch 87 § 3, Public Shade Trees, the Carver Planning Board in conjunction with the Tree Warden will hold a public hearing on

August 12, 2025 at 7:00 PM

In the Carver Town Hall, Meeting Room #1

The subject of the hearing is the removal of 2 trees. The first one is located at the corner of Pine City Road and Plymouth Street, a Maple Tree that is approximately 2' in diameter. The second tree is located at 18 Wenham Road that is a large Spruce Tree that is mostly dead also approximately 2' in diameter.

Any persons interested and wishing to be heard should appear at the time and place designated. A copy of the plan is on file at the Plan-

Govt Public Notices

ning Department and may be reviewed during normal business hours.

Carver Planning Board
Mari Ellen Williams, Chair

#11511049
PL 7/25, 8/1/25

94 WEST ELM STREET
LEGAL NOTICE
TOWN OF PEMBROKE
OFFICE OF THE
PLANNING BOARD
NOTICE OF PUBLIC
HEARING

Notice is hereby given that the Planning Board will hold a public hearing on Monday, August 11, 2025, at 7:00 PM at Pembroke Town Hall, 100 Center Street, Pembroke, MA 02359, on the application of Weathervane at Pembroke Country Club, LLC, of 190 Old Derby Street, Suite 311, Hingham, MA 02043, for approval of a Definitive Subdivision Plan entitled "Weathervane at Pembroke Country Club." The proposed subdivision is located at 94 West Elm Street, Pembroke, MA 02359, and consists of one hundred seventy-seven (177) new single-family homes on approximately 244 acres. The property is in the Residential A Zoning District and is shown on Assessors' Map B11, Lot 33. A copy of the application and accompanying plans is available for public inspection at the Office of the Planning Board, Pembroke Town Hall.

Andrew Wandell, Chair

#11507194
PL 7/25, 8/1/25

Public Notices

188 King St RFP
LEGAL NOTICE
NOTICE OF
TOWN OF HANOVER
REQUEST FOR PROPOSALS

Notice is hereby given that the Hanover Select Board is requesting sealed proposals for the disposition of Town owned land, located at 188 King Street, Hanover, MA 02339 and on Hanover Assessors Map 60/ Lot 146. Request for Proposal (RFP) Packets detailing the terms and requirements of the proposed transaction shall be available at 10:00am on Friday, August 1, 2025 in Hanover Town Hall - First Floor - Select Board's Office, 550 Hanover Street, Hanover, MA 02339 or may be downloaded from the Town of Hanover Municipal Website at <https://www.hanover-ma.gov/188kingstreetrfp>. A recommended building tour shall take place on Monday, August 18, 2025 at 1:00pm. The deadline for electronic proposal submission to Janet Tierney, Director of Public Affairs, Licensing and Insurances at janet.tierney@hanoverma.gov is Friday, September 12, 2025 at 11:59pm, and the opening of proposals shall take place on Monday, September 15, 2025 at 12:00pm in Hanover Town Hall - First Floor - Advisory Room, 550 Hanover Street, Hanover, MA 02339. Questions regarding this RFP may be submitted to Janet Tierney at janet.tierney@hanover-ma.gov. The Hanover Select Board reserves the right to reject any and all proposals.

HANOVER SELECT BOARD
Rhonda L. Nyman, Chair
Francis Greg Satterwhite, Vice Chair
Vanessa A. O'Connor
Steven R. Louko, Jr.
Rachel A. Hughes

AD# 11519449
PL 08/01 & 08/08/2025

45R Ernest St.
LEGAL NOTICE
NOTICE OF PUBLIC
HEARING
CONSERVATION
COMMISSION
TOWN OF HOLBROOK

Notice is hereby given that the Holbrook Conservation Commission will hold a Public Hearing Monday, Aug 11, 2025 at 7:00 PM in Town Hall, Noel C King Room, 50 N Franklin St, Holbrook, MA 02343 to consider a Notice of Intent. The applicant is: Tony & Mary Nguyen. Location of property: 45R Ernest St.

Proposing to extend existing road & subdivide two new lots each w/residence. Fill 430sf of BVW. Create 4514sf of replication BVW. Includes stormwater management.

Assessor Parcel ID's: Map 23, Lots 086-00-0

Documentation in support of this proposal is available for public inspection in the inspectional service office during normal business hours.

The public is welcome to come and make comments.

Holbrook Conservation Commission

Public Notices

Join Zoom Meeting:
www.zoom.us/join

Meeting ID: 882 0677 8203
Passcode: 607092

#11488517
PL 8/1/25

46 Plymouth Street,
Pembroke
LEGAL NOTICE
PUBLIC HEARING
TOWN OF PEMBROKE
ZONING BOARD OF
APPEALS

Notice is hereby given that the Pembroke Zoning Board of Appeals will hold a public hearing on Monday, August 18, 2025, at 7:00 pm in Pembroke Town Hall, Room 6 (Veterans Hall), on the application of Kristin Malm, 46 Plymouth Street, Pembroke, MA 02359, requesting a variance in accordance with the Zoning Bylaws of the Town of Pembroke, Sec. IV.1.D.3., rear yard setback to construct a detached (23'x38') Accessory Dwelling Unit (ADU). Rear yard setback with placement will be 10 ft. 25-foot setback is required for the rear yard. The property is located at 46 Plymouth Street, Pembroke, MA 02359, in Residential District A, as shown on Assessors' Map A5 Lot 54. A copy of the application is available in the Office of the Planning Board at Pembroke Town Hall.

Frederick Casavant, Chair

AD# 11524873
PL 08/01 & 08/08/5025

537 Center Street,
Pembroke
LEGAL NOTICE
PUBLIC HEARING
TOWN OF PEMBROKE
ZONING BOARD OF
APPEALS

Notice is hereby given that the Pembroke Zoning Board of Appeals will hold a public hearing on Monday, August 18, 2025, at 7:00 pm in Pembroke Town Hall, Room 6 (Veterans Hall), on the application of Liza Napoli-Shennett, 537 Center Street, Pembroke, MA 02359, requesting a special permit in accordance with the Zoning Bylaws of the Town of Pembroke, Sec. IV.1.B.3., hobby kennels, subject to all limitations, restricts, safeguards, or restrictions which may be imposed by the board of appeals. The property is located at 537 Center Street, Pembroke, MA 02359, in Residential District A, as shown on Assessors' Map B5 Lot 15A. A copy of the application is available in the Office of the Planning Board at Pembroke Town Hall.

Frederick Casavant, Chair

AD# 11524830
PL 08/01 & 08/08/5025

86 High Street
LEGAL NOTICE
Public Hearing Notice
In accordance with the provisions of the Town of Carver Zoning by Law, the Carver Planning Board will hold a public hearing on
August 12, 2025 at 7:00 PM
In the Carver Town Hall, Meeting Room #1

On the application of Christine Coulstring requesting a Special Permit pursuant to Article 5-3 of the Carver Zoning By Law, located at 86 High Street in Carver, MA (Assessor's Map 29 Lot 2) in the Residential Agricultural (RA) Zoning District to construct a duplex.

Any persons interested and wishing to be heard should appear at the time and place designated. A copy of the plan is on file at the Planning Department and may be reviewed during normal business hours.

Carver Planning Board
Mari Ellen Williams, Chair
AD#11502645
PL 07/25,08/01/2025

Council Order 2025-043
LEGAL NOTICE
Public Hearing Notice
Town of Randolph, MA
Council Order 2025-043

The Randolph Town Council will conduct a public hearing on Monday, August 11, at 6:15 PM, which may be attended in person at Randolph Town Hall, Chapin Hall, 41 South Main Street, Randolph, MA 02368 or by Zoom, on Council Order 2025-043 - Request for the Town Council to Initiate An Amendment to Randolph Zoning Ordinance - Chapter 200 of the General Code of the Town of Randolph- To Amend Section 200-5, Zoning Map, For Various Parcel as Identified Pursuant to M.G.L. ch. 40A, sec. 5.

Additional information on this Council Order including text of the proposed zoning ordinance and any related maps may be viewed on the Town's website and in the Randolph Town Clerk's Office. The link to connect to the meeting/public hearing

Public Notices

may be found on the Town of Randolph website on the website meeting calendar.

Dates of Publication:
07/25/2025 and 08/01/2025

#11502586
PL 7/25, 8/1/25

**DELUCA ESTATE
LEGAL NOTICE
Commonwealth of Massachusetts
The Trial Court
Norfolk Probate and Family Court
35 Shawmut Road
Canton, MA 02021
(781) 830-1200
Docket No. NO25P1643EA
INFORMAL PROBATE
PUBLICATION NOTICE**

**Estate of: Dana Mario DeLuca
Also known as: Dana M. DeLuca, Dana DeLuca
Date of Death: 02/01/2025**

To all persons interested in the above-captioned estate, by Petition of Petitioner **Susan J. DeLuca of Westwood MA** a Will has been admitted to informal probate. **Susan J. DeLuca of Westwood MA** has been informally appointed as the Personal Representative of the estate to serve without surety on the bond.

The estate is being administered under informal procedure by the Personal Representative under the Massachusetts Uniform Probate Code without supervision by the Court. Inventory and accounts are not required to be filed with the Court, but interested parties are entitled to notice regarding the administration from the Personal Representative and can petition the Court in any matter relating to the estate, including distribution of assets and expenses of administration. Interested parties are entitled to petition the Court to institute formal proceedings and to obtain orders terminating or restricting the powers of Personal Representatives appointed under informal procedure. A copy of the Petition and Will, if any, can be obtained from the Petitioner.
AD#11528249
PL 08/01/2025

HYUNDAI SONATA
LEGAL NOTICE
To be auctioned off on
08/16/2025
V.I.N.
5NPEB4AC9B806947
Pursuant to MGL
C.255, S.39A.
Express Towing
(781) 843-6909
AD# 11529432
PL 08/01, 08/08,
08/15/2025

Invitation for Bid (IFB)
Cronin Tennis Court
Repairs and Resurfacing
LEGAL NOTICE

The Town of Hingham requests sealed bids from qualified vendors for the Cronin Tennis Court Repairs and Resurfacing Project. The complete IFB will be available electronically on **Wednesday, August 6, 2025** through the Town of Hingham's eProcurement Portal, <https://procurement.open.gov.com/portal/hingham-ma>.

In order to submit a bid through this portal, bidders are required to register for a free account via the portal hosted by OpenGov. Bid deadline is **Monday, August 25, 2025 at 11:00AM**. Optional pre-bid site visit to be held **Monday, August 11, 2025 at 11:00AM** at Cronin Tennis Courts, located behind Hingham Town Hall.

The Town Administrator and/or Select Board will act as the Awarding Authority for this IFB. The Town of Hingham reserves the right to reject any or all bids, waive minor informalities, and to award the contract in the best interest of the Town.
AD#11527790
PL 08/01/2025

KEARNS ESTATE
LEGAL NOTICE
Commonwealth of Massachusetts
Trial Court
Norfolk Probate and Family Court
35 Shawmut Road Canton, MA 02021
(781)830-1200
CITATION ON PETITION FOR FORMAL ADJUDICATION
Docket No. NO25P1165EA

**Estate of: Ann Francis Kearns
Date of Death: 09/18/2024**

To all interested persons: A Petition for **Formal Probate of Will with Appointment of Personal Representative** has been filed by **Carol A. Larkin of Duxbury, MA** requesting that the Court enter a formal Decree and Order and for such other relief as requested in the Petition.

The Petitioner requests that **Carol A. Larkin of Duxbury, MA** be appointed as Personal Representative(s) of said estate to serve

Public Notices

Without Surety on the bond in **unsupervised administration**.

IMPORTANT NOTICE
You have the right to obtain a copy of the Petition from the Petitioner or at the Court. You have a right to object to this proceeding. To do so, you or your attorney must file a written appearance and objection at this Court before: 10:00 a.m. on the return day of 08/20/2025. This is NOT a hearing date, but a deadline by which you must file a written appearance and objection if you object to this proceeding. If you fail to file a timely written appearance and objection followed by an affidavit of objections within thirty (30) days of the return day, action may be taken without further notice to you.

UNSUPERVISED ADMINISTRATION UNDER THE MASSACHUSETTS UNIFORM PROBATE CODE (MUPC) A Personal Representative appointed under the MUPC in an unsupervised administration is not required to file an inventory or annual accounts with the Court. Persons interested in the estate are entitled to notice regarding the administration directly from the Personal Representative and may petition the Court in any matter relating to the estate, including the distribution of assets and expenses of administration.

WITNESS, Hon. Lee M. Peterson, First Justice of this Court.
7/16/25
Colleen M. Brierley, Register of Probate
AD# 11528994
PL 08/01/2025

NISSAN PATHFINDER
LEGAL NOTICE
To be auctioned off on
08/09/2025
V.I.N.
5N1AR18B48C667553
Pursuant to MGL
C.255, S.39A.
Express Towing
(781) 843-6909
AD# 11514121
PL 07.25, 08/01, 08/08/2025

PONTIAC G6
LEGAL NOTICE
To be auctioned off on
08/16/2025
V.I.N.
1G2ZG57B594143219
Pursuant to MGL
C.255, S.39A.
Express Towing
(781) 843-6909
AD# 11529438
PL 08/01, 08/08,
08/15/2025

PONTIAC GRAND PRIX
LEGAL NOTICE
To be auctioned off on
08/16/2025
V.I.N.
2G2WP552761207290
Pursuant to MGL
C.255, S.39A.
Express Towing
(781) 843-6909
AD# 11529449
PL 08/01, 08/08,
08/15/2025

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**Place your
classified ad today.**