

NOTIFICATION LETTER  
Delinquent Tax Sale Certificate of Purchase  
Pursuant To RSMO 140.405

May 17, 2020

John Smith  
321 W Easy St  
Springfield, MO 65804

Parcel Number: 88-12-12-123-123

Legal Description: ALL OF LOTS THIRTY (30) AND THIRTY-ONE (31), BLOCK "A" IN SOUTHEAST DIVISION OF SPRINGFIELD, GREENE COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF.

This letter serves as legal notification to any person(s) holding a financial interest in the above named property.

On August 26, 2019 I purchased Delinquent Tax Certificate of Purchase #12345 which was in the name of John Smith with the most current address of 111 N Easy St, Springfield, MO 65801.

I have completed a title search dated May 21, 2019. The title search revealed you as having a financial interest in the above named property. This letter is to inform you that I will be applying for the collector's deed for the above named property.

The purpose of this letter, in compliance with Section 140.405, RSMo., is to "notify any person who holds a publicly recorded deed of trust, mortgage, lease, lien or claim upon that real estate of the person's right to redeem such persons publically recorded security or claim."

**YOU ARE HEREBY NOTIFIED THAT YOU HAVE A RIGHT TO REDEEM THE  
PROPERTY BY PAYING TAXES, INTEREST PENALTY, AND COSTS.**

You have the absolute right to redeem the same at any time during the one year next ensuing and shall continue to have a defeasible right to redeem the same until such time as the tax sale purchaser acquires the deed, at which time the right to redeem shall expire. Missouri Revised Statute 140.340

Please contact the Greene County Collector's Office for details on how to redeem your property.  
940 N Boonville, Springfield, MO 65802  
Phone: (417) 868-4036

Very truly yours,

*Mary L Sample*

Mary L Sample  
123 S Somewhere Ln  
Springfield, MO 65802

