

Commonwealth of Massachusetts
Land Court Department
Cases Filed by File Date
Cases Filed : 2/1/2026 Through 4/30/2026

Case Number	Filed Date	City	Street	Plaintiff	Defendant
26 TL 000040	02/02/2026	Malden	Fairview Terrace	City of Malden	Wasner Caze et al
26 TL 000041	02/04/2026	Lawrence	Prospect Street	City of Lawrence	George Baptista, Trustee of the Three Hundred Eight Prospect Street Nominee Realty Trust
26 TL 000042	02/04/2026	Lawrence	Springfield Street	City of Lawrence	Ceneida Valentin
26 TL 000043	02/04/2026	Lawrence	High Street	City of Lawrence	Lemec Sanon et al
26 TL 000044	02/04/2026	Lawrence	Glibert Avenue	City of Lawrence	Rene R Lavallee et al
26 TL 000045	02/04/2026	Malden	Williams Street	City of Malden	Jo Jo Properties, LLC
26 TL 000046	02/04/2026	Malden	Rear Waite Street	City of Malden	91 Waite Street, LLC et al
26 TL 000047	02/06/2026	Malden	Highland Avenue	City of Malden	Rocco DiNanno et al
26 TL 000048	02/06/2026	Malden	Willard Street	City of Malden	Brian Coveney et al
26 TL 000049	02/06/2026	Holyoke	Northampton Street	City of Holyoke	Frances Twarog et al
26 TL 000050	02/09/2026	Uxbridge	Old Elmdale Road	Town of Uxbridge	Highland Holdings Corp.
26 TL 000051	02/09/2026	Great Barrington	West Sheffield Road	Town of Great Barrington	Debra Story
26 TL 000052	02/18/2026	Belchertown	Keith Avenue	Town of Belchertown	Eric M Boudreau
26 TL 000053	02/18/2026	Sudbury	PennyMeadow Road	Town of Sudbury	Peter B. Ostar, Trustee of the Ostar Irrevocable Trust
26 TL 000054	02/25/2026	Boston	Mansfield Street	City of Boston	Philomilos Phloridis
26 TL 000055	02/25/2026	Boston	Franklin Street	City of Boston	Alexander Halim Kusuma
26 TL 000056	02/25/2026	Boston	Morton Street	City of Boston	Frank Tassoni, Trustee of the 673 Morton Street Trust
26 TL 000057	02/25/2026	Boston	Blue Hill Avenue	City of Boston	MECM, LLC

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26 TL 000058	02/25/2026	Boston	McKone Street	City of Boston	Redd Holdings, LLC
26 TL 000059	02/25/2026	Boston	Smith Court	City of Boston	Arnold London
26 TL 000060	02/25/2026	Boston	Washington Street	City of Boston	Denis F. Keohane, Trustee of the 4421 Washington Street Realty Trust
26 TL 000061	02/25/2026	Boston	River Street	City of Boston	Yale Investments LLC
26 TL 000062	02/25/2026	Revere	Tuscano Avenue	City of Revere	Oneida B. Lamos
26 TL 000063	02/26/2026	Malden	Oakland Street	City of Malden	Dominick Berardi et al
26 TL 000064	02/26/2026	Everett	Myrtle Street	City of Everett	Noe Cipriano DeSouza et al
26 TL 000065	03/04/2026	Boston	Columbia Road	City of Boston	Nicholas J. Stamatatos, Trustee of S-220 Columbia Road Realty Trust et al
26 TL 000066	03/04/2026	Boston	Centre Street	City of Boston	2219 Centre Street Realty, LLC
26 TL 000067	03/04/2026	Boston	Centre Street	City of Boston	2221 Centre Street Realty, LLC
26 TL 000068	03/04/2026	Boston	Lawrence Street	City of Boston	Sean R. Reilly
26 TL 000069	03/04/2026	Boston	Warren Street	City of Boston	Stamatatos Family Properties, LLC, Trustee of S-Warren Blue Realty Trust
26 TL 000070	03/04/2026	Boston	Washington Place	City of Boston	Fannie M. Juliano
26 TL 000071	03/05/2026	Stoughton	Turnpike Street	Town of Stoughton	1098 Turnpike LLC
26 TL 000072	03/06/2026	Boston	Belgrade Avenue	City of Boston	Denise J. Nikas et al
26 TL 000073	03/06/2026	Boston	Franklin Street	City of Boston	Pang-Chu Li

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26 TL 000074	03/06/2026	Boston	Seaver Street	City of Boston	Christ J. Stamatatos, Trustee of the S-122 Seaver Street Realty Trust et al
26 TL 000075	03/06/2026	Boston	Willowwood Street	City of Boston	Project 77, LLC
26 TL 000076	03/06/2026	Boston	Gordon Avenue	City of Boston	Berkshire Investments, LLC
26 TL 000077	03/06/2026	Boston	West Tremlett Street	City of Boston	Tyrone Davis
26 TL 000078	03/06/2026	Boston	Starr Lane	City of Boston	Stamatatos Family Properties, LLC as Trustee of the GJS-660 Realty Trust
26 TL 000079	03/09/2026	Boston	Taft Street	City of Boston	37 Taft Street LLC
26 TL 000080	03/09/2026	Boston	Wallingford Road	City of Boston	Cesidio Cellucci et al
26 TL 000081	03/09/2026	Boston	Beacon Street	City of Boston	E. Richard Cirace
26 TL 000082	03/09/2026	Boston	Bellevue Street	City of Boston	Dimitrios Meletlidis et al
26 TL 000083	03/09/2026	Boston	Norfolk Street	City of Boston	Hopa V. Bailey
26 TL 000084	03/09/2026	Boston	Lawrence Street	City of Boston	Ian Tzeng
26 TL 000085	03/09/2026	Boston	Dent Street	City of Boston	Sean P. Smith
26 TL 000086	03/09/2026	Boston	Barrows Street	City of Boston	Philomilos Phloridis
26 TL 000087	03/09/2026	Boston	Kelton Street	City of Boston	Wilbert Yee
26 TL 000088	03/12/2026	Boston	Derne Street	City of Boston	John Veson
26 TL 000089	03/12/2026	Boston	Everett Street	City of Boston	Shawn Fitzpatrick et al
26 TL 000090	03/12/2026	Boston	East Eighth Street	City of Boston	Jane S. Good
26 TL 000091	03/12/2026	Boston	Waumbeck Street	City of Boston	Carrmar Group, LLC

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26 TL 000092	03/12/2026	Boston	Hyde Park Avenue	City of Boston	Carlos Del Valle, Trustee of Hyde Park Avenue Realty Trust
26 TL 000093	03/12/2026	Boston	LaGrange Street	City of Boston	Anne T. Carrigg et al
26 TL 000094	03/13/2026	Wendell	49 Lockes Village Road	Town of Wendell	Lola M. Hess
26 TL 000095	03/24/2026	Falmouth	West Falmouth Highway	Town of Falmouth	Marcy L. Fasano et al
26 TL 000096	03/25/2026	Maynard	2-4 Waltham Street	Town of Maynard	Rice Road Development, LLC et al
26 TL 000097	03/25/2026	Uxbridge Uxbridge	Peter Street Peter Street	Town of Uxbridge	Mary Jane Parsekian et al
26 TL 000098	03/26/2026	Wareham	Marion Road	Town of Wareham	Wendy-Ann Silva a/k/a Wendy Feeney et al

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