

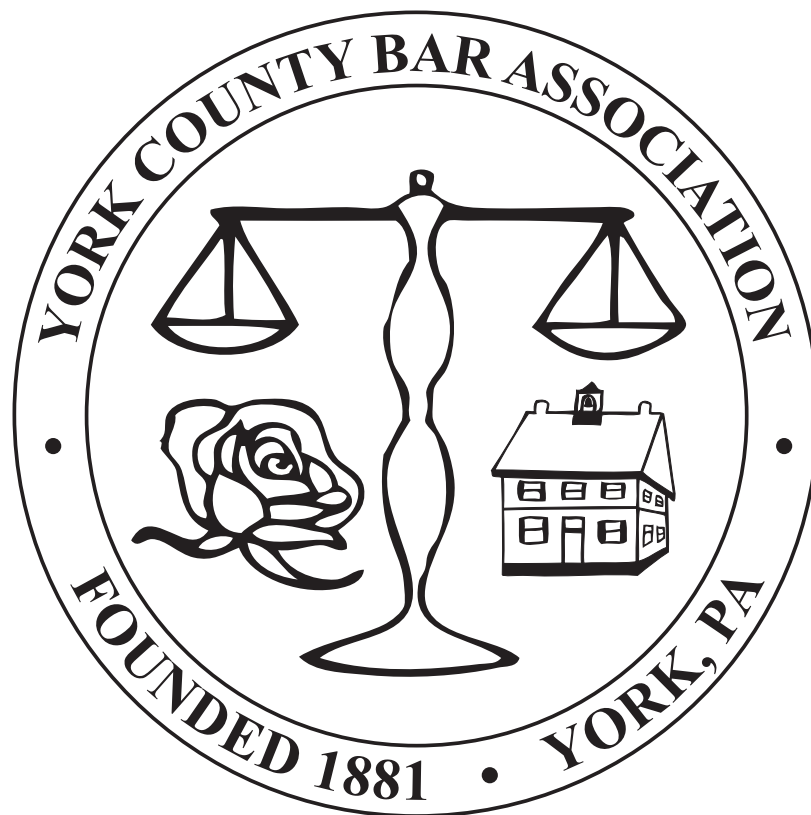
York Legal Record

A Record of Cases Argued and Determined in the Various Courts of York County

Vol. 133

YORK, PA, THURSDAY, NOVEMBER 14, 2019

No. 33



Dated Material Do Not Delay

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for Lawyers**

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each month**

**November 14, 2019 next
meeting**

Strictly confidential program for anyone dealing with alcohol or drug issues, depression, bipolar issues, eating disorders, gambling, etc.

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NOTICE IS HEREBY GIVEN that in the estates of the decedents set forth below the Register of Wills has granted letters, testamentary or of administration, to the persons named. All persons having claims or demands against said estates are required to make known the same, and all persons indebted to said estate are requested to make payment without delay to the executors or administrators or their attorneys named below.

FIRST PUBLICATION

ESTATE OF CATHERINE E. CLOUSER, DECEASED

Late of Dover Twp., York County, PA.
Executors: Ruby Ann Minnich, 1309 Livingston Road, York, PA 17404 and Gary N. Clouser, 70 Fairview Road, Lititz, PA 17543
Attorney: Jan M. Wiley, Esquire, Of Counsel, STONE, WILEY & LINSENBACH, PC, 3 N. Baltimore Street, Dillsburg, PA 17019 11.14-3t

ESTATE OF BARBARA J. EVANS, DECEASED

Late of Dover Borough, York County, PA.
Co-Executors: Michael J. Evans, John E. Evans, and Thomas E. Evans, c/o 129 E. Market St., York, PA 17401
Attorney: John C. Herrold, Esquire, Griest, Himes, Herrold, Reynosa LLP, 129 East Market Street, York, PA 17401 11.14-3t

ESTATE OF DONALD HERBERT GENT a/k/a DONALD H. GENT, DECEASED

Late of Penn Twp., York County, PA.
Co-Executors: Douglas H. Gent or Kathryn L. Gent, 32 Roman Lane, Hanover, PA. 17331
Attorney: Amy S. Loper, Esquire 11.14-3t

ESTATE OF ALICE A. GRINDELL a/k/a

ALICE ANN GRINDELL, DECEASED
Late of York Twp., York County, PA.
Executor: Thomas E. Grindell, c/o 340 Pine Grove Commons, York, PA 17403
Attorney: Robert Clofine, Esquire, Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403 11.14-3t

ESTATE OF GEORGE N. GROVE, DECEASED

Late of York Twp., York County, PA.
Executor: Marc Ferree, 58 Countryside Lane, Marietta, PA 17547
Attorney: David J. Lenox, Esquire, 8 Tristan Drive, Suite 3, Dillsburg, PA 17019 11.14-3t

ESTATE OF DOROTHY S. HOSTETTER, DECEASED

Late of West Manheim Twp., York County, PA.
Executrix: Anna L. Hostetter, 2565 Black Rock Road, Hanover, PA 17331
Attorney: Keith R. Nonemaker, Esquire, Barley Snyder LLP, 14 Center Square, Hanover, PA 17331 11.14-3t

ESTATE OF BETTY F. HUNT, DECEASED
Late of Spring Garden Twp., York County, PA.
Co-Executors: Austin T. Hunt, 3rd and Elizabeth H. Meckley, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: MacGregor J. Brillhart, Esquire, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2994 11.14-3t

ESTATE OF MARY CATHERINE KEENEY

a/k/a MARY C. KEENEY, DECEASED
Late of Penn Twp., York County, PA.
Executrix: Karen L. Keeney, 154 Maple Avenue, Hanover, PA 17331
Attorney: Daniel M. Frey, Esquire, Barley Snyder LLP, 14 Center Square, Hanover, PA 17331 11.14-3t

ESTATE OF VINCENT R. LEHR, DECEASED

Late of Manchester Twp., York County, PA.
Administrator: Jeremy D. Lehr, 2375 Grandview Road, Hanover, PA 17331
Attorney: Matthew L. Guthrie, Esquire, Barley Snyder LLP, 14 Center Square, Hanover, PA 17331 11.14-3t

ESTATE OF TREVA K. LEESE a/k/a TREVA C. LEESE, DECEASED

Late of Hanover Borough, York County, PA.
Executrice: Audry R. Menges, 1175 Hoff Road, Hanover, PA 17331 and Bonnie R. Raubenstein, 6636 Manor Drive, Hanover, PA 17331
Attorney: Keith R. Nonemaker, Esquire, Barley Snyder LLP, 14 Center Square, Hanover, PA 17331 11.14-3t

ESTATE OF ROBERT L. MOFFITT, JR., DECEASED

Late of North Codorus Twp., York County, PA.
Executor: Robert L. Moffitt, Sr., c/o John W. Stitt, Esquire, 1434 W. Market St., York PA 17404
Attorney: John W. Stitt, Esquire, 1434 W. Market Street, York, PA 17404 11.14-3t

ESTATE OF JEAN H. NEWCOMER, DECEASED

Late of Red Lion Borough, York County, PA.
Administrator-Executor: Larry R. Newcomer, Jr., c/o Amanda Snoko Dubbs, Esq., 294 Dew Drop Road, York, PA 17402
Attorney: Amanda Snoko Dubbs, Esquire, 294 Dew Drop Road, York, PA 17402 11.14-3t

ESTATE OF GLADYS L. NOEL, DECEASED

Late of Penn Twp., York County, PA.
Executors: Gregory T. Noel, and Jeffrey D. Noel, c/o R. Thomas Murphy & Associates, P.C., 237 East Queen Street, Chambersburg, PA 17201
Attorney: R. Thomas Murphy, Esquire, R. Thomas Murphy & Associates, P.C., 237 East Queen Street, Chambersburg, PA 17201 11.14-3t

ESTATE OF KENNETH G. SHELLEY a/k/a KENNETH GROVE SHELLEY, DECEASED
Late of Windsor Twp., York County, PA.
Administrator-Executor: Eric Shelley, c/o Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402
Attorney: Bellomo & Associates, LLC, 3198 East Market Street, York, PA 17402 11.14-3t

ESTATE OF MALCOLM REED WARE a/k/a MALCOLM R. WARE, DECEASED

Late of Washington Twp., York County, PA.
Co-Executors: Keith Eugne Ware and Cindy Marie Kroft, c/o Jennifer McKenrick Stetter, Esquire, 100 E. Market Street, York, PA, 17401
Attorney: Jennifer McKenrick Stetter, Esquire, Barley Snyder LLP, 100 E. Market Street, York, PA, 17401 11.14-3t

SECOND PUBLICATION

ESTATE OF SHIRLEY R. ALBAN, DECEASED

Late of Codorus Twp., York County, PA.
Administrators: Tina M. Alban and Amy L. Hughes, c/o 340 Pine Grove Commons, York, PA 17403
Attorney: Robert Clofine, Esquire, Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403 11.07-3t

ESTATE OF DIANE L. BAILEY, DECEASED

Late of York City, York County, PA.
Administratrix: Barbara B. Lomenzo, c/o 2025 E. Market Street, York, PA 17402
Attorney: Richard H. Mylin, III, Esquire, 2025 E. Market Street, York, PA 17402 11.07-3t

ESTATE OF DIANNE M. BOWDEN, DECEASED

Late of Dover Twp., York County, PA.
Administrator: Michael W. Bowden, 2500 Carriage Ln., Dover, PA 17315
Attorney: Yvette E. Taylor-Hachoose, Esquire, Law Office of Taylor-Hachoose, 301 Oxford Valley Rd., Ste. 102A, Yardley, PA 19067 11.07-3t

ESTATE OF BEVERLY A. BURG, DECEASED

Late of York, York County, PA.
Administrator-Executor: Matthew H. Burg, 21 Garden Drive, Ephrata, PA 17522 11.07-3t

ESTATE OF PAUL CHRASTINA, SR., DECEASED

Late of York County, PA.
Co-Administrators: Paul Chrastina, JR., 1671 Conewago Road, Dover, PA 17315 and Amy G. Herwig, 126 Peyton Road, York, PA 17403
Attorney: William F. Hoffmeyer, Esquire, HOFFMEYER & SEMMELMAN, LLC, 30 North George Street, York, PA 17401 11.07-3t

ESTATE OF ROMAINE CONLEY, a/k/a ROMAINE G. CONLEY, DECEASED

Late of Fairview Twp., York County, PA.
Executor: Ray L. Conley, c/o Flower Law, LLC, 10 West High Street Carlisle, PA 17013

- Attorney: Flower Law, LLC, 10 West High Street Carlisle, PA 17013 11.07-3t
- ESTATE OF CLAUDIA I. FLINCHBAUGH, DECEASED
Late of Springettsbury Twp., York County, PA.
Executor: Stephanie A. Hughes, c/o Laucks & Laucks, P.C., 105 West Broadway, Red Lion, PA 17356
Attorney: David M. Laucks, Esquire, LAUCKS & LAUCKS, P.C., 105 W. Broadway, Red Lion, PA 17356 11.07-3t
- ESTATE OF LINDA E. FREY, a/k/a LINDA ELEANOR FREY, DECEASED
Late of Dover Twp., York County, PA.
Executor: Kelly Lynn Frey, c/o Kearney Galloway Graybill, LLC, 940 South Queen Street, York, PA 17403
Attorney: Jack L. Graybill II, Esquire, Kearney Galloway Graybill, LLC, 940 South Queen Street, York, PA 17403 11.07-3t
- ESTATE OF FREDERICK EUGENE GALLAGHER, DECEASED
Late of Shrewsbury Borough, York County, PA.
Personal Representative: Patricia May Gallagher, 97 Courtyards Drive, Shrewsbury, PA 17361
Attorney: Amy E.W. Ehrhart, Esquire, 118 Carlisle St., Suite 202, Hanover, PA 17331 11.07-3t
- ESTATE OF JACOB M. GRIMM, DECEASED
Late of Manchester Twp., York County, PA.
Executrix: Lisa J. Brown, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401-1210
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401-1210 11.07-3t
- ESTATE OF DUANE P. HANNIGAN, DECEASED
Late of Spring Garden Twp., York County, PA.
Administrator: Michael Hannigan, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: Thomas M. Shorb, Esquire, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2994 11.07-3t
- ESTATE OF ELIZABETH C. HESS, DECEASED
Late of York Twp., York County, PA.
Executrix: Elizabeth C. Copenheaver, c/o 135 North George Street, York, PA 17401
Attorney: Frank H. Countess, Esquire, CGA Law Firm, PC, 135 North George Street, York, PA 17401 11.07-3t
- ESTATE OF LYDIA A. HORNER, DECEASED
Late of Manchester Twp., York County, PA.
Executrix: Sueann E. Noll, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401-1210
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401-1210 11.07-3t
- ESTATE OF RONALD W. KAUFFMAN, DECEASED
Late of Manchester Twp., York County, PA.
Executrix: Kimberly Sue Kauffman, c/o The Hamme Law Firm, LLC, 1946 Carlisle Road, York, PA 17408
- Attorney: Rachel Dodson Hamme, Esquire, The Hamme Law Firm, LLC, 1946 Carlisle Road, York, PA 17408 11.07-3t
- ESTATE OF KENNETH W. LEHMAN, DECEASED
Late of Manchester Twp., York County, PA.
Executrix: Arlene R. Marrs, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: Jody Anderson Leighty, Esquire, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2994 11.07-3t
- ESTATE OF LOWELL L. LUCABAUGH, DECEASED
Late of Dover Twp., York County, PA.
Administrators: Karen S. Costello and Melissa A. Benton, c/o 340 Pine Grove Commons, York, PA 17403
Attorney: Robert Clofine, Esquire, Elder Law Firm of Robert Clofine, 340 Pine Grove Commons, York, PA 17403 11.07-3t
- ESTATE OF DARRELL S. MORELOCK, DECEASED
Late of Dover Twp., York County, PA.
Executrix: Holly S. Bull, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401-1210
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401-1210 11.07-3t
- ESTATE OF MICHAEL B. SCHIMIAN, DECEASED
Late of Manchester Twp., York County, PA.
Administrator: David J. Schimian, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: MacGregor J. Brillhart, Esquire, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2994 11.07-3t
- ESTATE OF GLORIA L. SENFT, DECEASED
Late of Spring Garden Twp., York County, PA.
Administrator-Executor: John L. Senft, 105 Leader Heights Road, York, PA 17403
Attorney: John L. Senft, Esquire, 105 Leader Heights Road, York, PA 17403 11.07-3t
- ESTATE OF JAMES L. SHEEN, DECEASED
Late of City of York, York County, PA.
Executrix: Christine Meyer, c/o Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401-1210
Attorney: Richard R. Reilly, Esquire, 54 N. Duke Street, York, PA 17401-1210 11.07-3t
- ESTATE OF BERNHARD A. STRATE, SR., a/k/a BERNHARD ANTON STRATE, SR., DECEASED
Late of Shrewsbury Borough, York County, PA.
Executrix: Elisabeth B. Tsang, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: MacGregor J. Brillhart, Esquire, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2994 11.07-3t
- ESTATE OF AMELIA E. SWARTZ, DECEASED
Late of Manchester Twp., York County, PA.
Co-Administrators: David A. Swartz and Alicia A. Hess, c/o The Hamme Law Firm, LLC, 1946 Carlisle Road, York, PA 17408
Attorney: Rachel Dodson Hamme, Esquire, The Hamme Law Firm, LLC, 1946 Carlisle Road, York, PA 17408 11.07-3t
- ESTATE OF FRANCES E. TAYLOR, DECEASED
Late of Springettsbury Twp., York County, PA.
Administrator: William S. Taylor, c/o 135 North George Street, York, PA 17401
Attorney: Robert M. Strickler, Esquire, CGA Law Firm, PC, 135 North George Street, York, PA 17401 11.07-3t
- ESTATE OF NAN M. YANK, DECEASED
Late of Manchester Twp., York County, PA.
Administrator: MacGregor J. Brillhart, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: MacGregor J. Brillhart, Esquire, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2994 11.07-3t

THIRD PUBLICATION

- ESTATE OF HELEN L. EICHELBERGER, DECEASED
Late of Washington Twp., York County, PA.
Executor: Charles F. Warren, III, c/o John W. Stitt, Esquire, 1434 W. Market St., York PA 17404
Attorney: John W. Stitt, Esquire, 1434 W. Market Street, York, PA 17404 10.31-3t
- ESTATE OF EFFIE M. FAUTH, DECEASED
Late of Springettsbury Twp., York County, PA.
Co-Executrices: Dianne M. Miller and Beverly A. Harman, c/o GARBER & GARBER LAW, 208 Hellam Street, Wrightsville, PA 17368
Attorney: John M. Garber, Esquire, GARBER & GARBER LAW, 208 Hellam Street, Wrightsville, PA 17368 10.31-3t
- ESTATE OF GRACE ARLENE FINK, DECEASED
Late of Newberry Twp., York County, PA.
Executor: Timothy Fink, 465 Midway Rd., York Haven, PA 17370 10.31-3t
- ESTATE OF ANNA MAE I. GIUFFRIDA a/k/a ANNA MAE GIUFFRIDA, DECEASED
Late of Manchester Twp., York County, PA.
Executor: Stephano George Giuffrida, 15846 Olde Country Court, New Freedom, PA 17349
Attorney: Rand A. Feder, Esquire, Morris & Vedder, LLP, 32 N. Duke St., P.O. Box 149 York, PA 17405-0149 10.31-3t
- ESTATE OF CHINA MARIE GODDARD, DECEASED
Late of North Hopewell Twp., York County, PA.
Executor: James Andrew Goddard, c/o Stock and Leader, 221 West Philadelphia Street, Suite 600, York, PA 17401
Attorney: D. Reed Anderson, Esquire, Susquehanna Commerce Center East, 221 West Philadelphia Street, Suite 600, York, PA 17401-2994 10.31-3t

ESTATE OF ROBERT P. HAMILTON,
DECEASED
Late of New Freedom Borough, York County, PA.
Executrix: Katherine Hamilton, P.O. Box
612, New Freedom, PA 17349 10.31-3t

ESTATE OF BEVERLY A. HARTLAUB,
DECEASED
Late of Borough of Hanover, York County, PA.
Executrix: Robin L. Hartlaub, 508 Penn
Street, Hanover, PA 17331
Attorney: Clayton A. Lingg, Esquire,
MOONEY LAW, 230 York Street,
Hanover, PA 17331 10.31-3t

ESTATE OF BILLY RAY HUGHES, SR.,
DECEASED
Late of West Manheim Twp., York County, PA.
Administratrix: Tanya Jane Hughes, c/o 24
North Court Street, Westminster, MD
21157
Attorney: Dennis M. Twigg, Esquire,
Hoffman, Comfort, Offutt, Scott &
Halstad, LLP, 24 North Court Street,
Westminster, MD 21157 10.31-3t

ESTATE OF WILLIAM R. KEEFER,
DECEASED
Late of Penn Twp., York County, PA.
Executrix: Linda K. Rebert, c/o Elinor
Albright Rebert, Esquire, 515 Carlisle
Street, Hanover, PA 17331
Attorney: Elinor Albright Rebert, Esquire,
515 Carlisle Street, Hanover, PA 17331
10.31-3t

ESTATE OF JESSE L. MILLER, a/k/a JESSE
MILLER, DECEASED
Late of York Twp., York County, PA.
Administratrix: Cynthia E. Fitz, c/o
GARBER & GARBER LAW, 208 Hellam
Street, Wrightsville, PA 17368
Attorney: John M. Garber, Esquire,
GARBER & GARBER LAW, 208 Hellam
Street, Wrightsville, PA 17368 10.31-3t

ESTATE OF KATHRYN H. MILLER,
DECEASED
Late of Manchester Borough, York County, PA.
Executor: Robert E. Miller, c/o 25 North
Duke Street, Suite 202, York, PA 17401
Attorney: Charles J. Long, Esquire, 25 North
Duke Street, Suite 202, York, PA 17401
10.31-3t

ESTATE OF SHIRLEY J. MILLER, a/k/a
SHIRLEY JANE MILLER, DECEASED
Late of Spring Garden Twp., York County, PA.
Executrix: Cathy A. Ciarrochi, c/o 2675
Eastern Blvd., York, PA 17402
Attorney: Douglas P. France, Esquire, 2675
Eastern Blvd., York, PA 17402 10.31-3t

ESTATE OF TRULYMAE O'NEILL a/k/a
TRULY MAE O'NEILL, DECEASED
Late of North York Borough, York County, PA.
Administrator: Kevin S. Olewiler, c/o 25
North Duke Street, Suite 202, York, PA
17401
Attorney: Charles J. Long, Esquire, 25 North
Duke Street, Suite 202, York, PA 17401
10.31-3t

ESTATE OF LAWRENCE PFLAUM, JR.,
DECEASED
Late of Dover Twp., York County, PA.
Executor: Jeffrey L. Pflaum, c/o Gettle &

Veltri, 13 East Market Street, York, PA
17401
Attorney: Gregory E. Gettle, Esquire, Gettle
& Veltri, 13 East Market Street York, PA
17401 10.31-3t

ESTATE OF DOROTHY B. ROGERS,
DECEASED
Late of Penn Twp., York County, PA.
Executor: Theresa H. Thompson, 51 Mason
Dixon Drive, Littlestown, PA 17340
Attorney: Ann C. Shultis, Esquire, Salzmann
Hughes, P.C., 1147 Eichelberger Street,
Suite F, Hanover, PA 17331 10.31-3t

ESTATE OF SCOTT WAYNE RORAPAUGH,
DECEASED
Late of Newberry Twp., York County, PA.
Administrator-Executor: Sally Ann
Rorapaugh, c/o Amanda Snoke Dubbs,
Esq., 294 Dew Drop Road, York, PA
17402
Attorney: Amanda Snoke Dubbs, Esquire,
294 Dew Drop Road, York, PA 17402
10.31-3t

ESTATE OF GORDON H. SAGER,
DECEASED
Late of West Manheim Twp., York County, PA.
Executors: Cathy J. Harman and Todd G.
Sager, c/o Elinor Albright Rebert, Esquire,
515 Carlisle Street, Hanover, PA 17331
Attorney: Elinor Albright Rebert, Esquire,
515 Carlisle Street, Hanover, PA 17331
10.31-3t

ESTATE OF ARTHUR E. SHIREY, JR.,
DECEASED
Late of West Manchester Twp., York County, PA.
Executor: Chris D. Shirey, c/o 129 E. Market
St., York, PA 17401
Attorney: John C. Herrold, Esquire, Griest,
Himes, Herrold, Reynosa LLP, 129 East
Market Street, York PA 17401 10.31-3t

ESTATE OF DORIS M. STRACK,
DECEASED
Late of Spring Garden Twp., York County, PA.
Executors: Susan M. Howe, 1142 Oak Creek
Road, Palmyra, VA 22963 and Charles E.
Strack, 1770 Crows Nest Lane, York, PA
17403 10.31-3t

ESTATE OF BETTY L. THOMPSON,
DECEASED
Late of Shrewsbury Borough, York County, PA.
Executrix: Lisa H. Weitkamp, c/o Stock and
Leader, 221 West Philadelphia Street,
Suite 600, York, PA 17401
Attorney: Jody Anderson Leighty, Esquire,
Susquehanna Commerce Center East, 221
West Philadelphia Street, Suite 600, York,
PA 17401-2994 10.31-3t

ESTATE OF DORIS WEITKAMP a/k/a DORIS
E. WEITKAMP, DECEASED
Late of Lower Windsor Twp., York County, PA.
Executrix: Debbie Sue Higgins, c/o Andrea
S. Anderson, Esq., 901 Delta Road, Red
Lion, PA 17356
Attorney: Andrea S. Anderson, Esquire, 901
Delta Road, Red Lion, PA 17356 10.31-3t

ESTATE OF RUTH L. WOLFE, DECEASED
Late of Windsor Twp., York County, PA.
Executrix: Eileen R. Schmuck, c/o Eveler
& DeArment LLP, 2997 Cape Horn Rd.,

Suite A-6, Red Lion, PA 17356
Attorney: Eveler & DeArment LLP, 2997
Cape Horn Rd., Suite A-6, Red Lion, PA
17356 10.31-3t

ESTATE OF STANLEY I. YOST, II,
DECEASED
Late of Paradise Twp., York County, PA.
Executor: Richard D. Walters, II, c/o P.O.
Box 606, East Berlin, PA 17316
Attorney: Sharon E. Myers, Esquire, CGA
Law Firm, PC, P.O. Box 606, East Berlin,
PA 17316 10.31-3t

CIVIL NOTICES

ACTION IN MORTGAGE FORECLOSURE

COURT OF COMMON PLEAS
YORK COUNTY

Case No: 2019-SU-002332

NATIONSTAR MORTGAGE LLC D/B/A
MR. COOPER

Plaintiff

vs.

ROBERT STRAUSBAUGH, A/K/A ROBERT M. STRAUSBAUGH AND HEATHER D. STRAUSBAUGH, IN HER CAPACITY AS HEIR OF LISA A. STRAUSBAUGH, A/K/A LISA STRAUSBAUGH, DECEASED AND LINDSAY ANN STRAUGBAUGH, IN HER CAPACITY AS HEIR OF LISA A. STRAUSBAUGH, A/K/A LISA STRAUSBAUGH, DECEASED AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER LISA A. STRAUSBAUGH, A/K/A LISA STRAUSBAUGH, DECEASED

Defendant(s)

Defendant(s): Robert Strausbaugh, A/K/A Robert M. Strausbaugh and Heather D. Strausbaugh, in her capacity as heir of Lisa A. Strausbaugh, A/K/A Lisa Strausbaugh, Deceased and Lindsay Ann Straugbaugh, in her capacity as heir of Lisa A. Strausbaugh, A/K/A Lisa Strausbaugh, Deceased and Unknown Heirs, Successors, Assigns, and all persons, firms, or associations claiming right, title or interest from or under Lisa A. Strausbaugh, a/k/a Lisa Strausbaugh, Deceased

Type of Action: CIVIL ACTION - MORTGAGE FORECLOSURE

Premises Subject to Foreclosure: 4B Beck Mill Road, A/K/A 4 Beck Mill Road, A/K/A 415 South High Street, Hanover, PA 17331

Notice

You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the court without further notice for any money claimed in the complaint or for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT

HIRING A LAWYER. IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELEGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

York County Bar Association
York Lawyer Referral Service
137 E. Market St., York 17401
(717) 854-8755 Ext. 201

MARTHA E. VON ROSENSTIEL, P.C.
Martha E. Von Rosenstiel, Esq / No 52634
Lorraine Gazzara Doyle, Esq / No 34576
649 South Ave, Ste 7
Secane, PA 19018
(610)328-2887
Attorneys for Plaintiff

11.14-1t

Solicitor

ARTICLES OF INCORPORATION

NOTICE is hereby given that Articles of Incorporation were filed with the Commonwealth of Pennsylvania. The name of the corporation is Laney Holdings Inc.

The corporation [is to be] has been incorporated under the provisions of the Business Corporation Law of the Commonwealth of Pennsylvania Act of December 22, 1988.

11.14-1t

Solicitor

NOTICE

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Corporation Bureau of the Department of State of the Commonwealth of Pennsylvania for the purpose of incorporating a Pennsylvania domestic business corporation.

1. The name of the corporation is Warehime Enterprise, Inc and its registered office is located at 1030 Wilson Avenue, Hanover, PA 17331.

2. The Articles of Incorporation were filed pursuant to the applicable provisions of the Pennsylvania Business Corporation Law of 1988 contained in the Act of December 21, 1988, P.L. 1444, as amended.

3. The purpose of the corporation is for buying, selling, improving and leasing real estate for its own investment purposes, as well as for agricultural and conservation purposes, as well as all other related activities as permitted under the Pennsylvania Business Corporation Law of 1988, as amended.

4. The Articles of Incorporation were filed with the Corporation Bureau of the Department of State effective on or about November 1, 2019.

STEVEN E. GRUBB, ESQUIRE
SALZMANN HUGHES, P.C.
354 ALEXANDER SPRING
ROAD, SUITE 1
CARLISLE, PA 17015

11.14-1t

Solicitor

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS OF
YORK COUNTY, PENNSYLVANIA

No. 2019-SU-003238

CIVIL ACTION -LAW

IN THE MATTER OF
PETITION FOR CHANGE OF NAME OF
Leah Marie Payne
A MINOR

NOTICE

Notice is hereby given that on the 22 day of October, 2019, the Petition of Alexis M. Krug was filed in the York County Court of Common Pleas at No. 2019-SU-003238, seeking to change the name of minor child from Leah Marie Payne to Leah Marie Krug. The Court has fixed Tuesday, December 10, 2019, at 3:30 /P.M. in Courtroom #5004 in the York County Judicial Center, 45 N. George Street, York, Pennsylvania 17401 as the date for hearing of the Petition. All persons interested in the proposed change of name may appear and show cause, if any they have, why the Petition should not be granted.

11.14-1t

Solicitor

NOTICE

NOTICE

THE ANNUAL MEETING OF THE POLICYHOLDERS/ MEMBERS OF THE FARMERS FIRE INSURANCE COMPANY WILL BE HELD AT ITS OFFICE 2875 EASTERN BOULEVARD, YORK, PENNSYLVANIA BETWEEN THE HOURS OF TWO AND THREE O'CLOCK P.M. ON FRIDAY, JANUARY 3rd, 2020 FOR THE PURPOSE OF ELECTING THREE DIRECTORS TO SERVE FOR THREE YEARS, AND FOR THE TRANSACTIONS OF OTHER BUSINESS

Craig L. Ludwick
Secretary

11.07-3t

Solicitor

**PUBLIC NOTICE TO
MELISSA DECKER, PUTATIVE
FATHER JOEL HEINAMAN
AND POSSIBLE UNKNOWN FATHER**

**IN RE: Adoption of Ember Elizabeth Decker,
a minor**

A petition has been filed asking the Court to put an end to all rights you have as a parent to your child, Ember Elizabeth Decker. A Termination of Parental Rights Hearing has been scheduled for Friday, December 20, 2019 from 1:30 p.m. to 4:30 p.m. in Courtroom 6005 of the York County Judicial Center, 45 North George Street, York, PA 17401, to terminate your parental rights to Ember Elizabeth Decker (DOB: 11/24/2017), whose father may be Joel Heinaman or is unknown, and whose mother is Melissa Decker. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the court without you being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help.

**ATTORNEY CONNECTION/
YCBA MODEST MEANS
137 East Market Street
York, PA 17401
(717) 854-8755
<http://www.yorkbar.com/>
Page=YCBAFindEsq**

If you cannot afford an attorney, an attorney may be appointed by the court at no cost to you if you qualify. Contact the following office for instructions and forms to complete and file:

**Clerk of the Orphans' Court
York County Judicial Center
45 North George Street
York, PA 17401
(717) 771-9288
<http://yorkcountypa.gov/component/jdownloads/send/100-adopt-forms/824-packet-for-court-appted-counsel-and-financial-affidavit.html>**

Daniel M. Fennick, Esquire
Counsel for proposed adoptive parents

A prospective adoptive parent of a child may enter into an agreement with a birth relative of the child to permit continuing contact or communication between the child and the birth relative or between the adoptive parent and the birth relative. An agency or anyone representing the parties in an adoption shall provide notification to a prospective adoptive parent, a birth parent and a child who can be reasonably expected to understand that a prospective adoptive parent and a birth relative of a child have the option to enter into a voluntary agreement for continuing contact or communication. See 23 Pa. C.S.A. Section 2731, *et seq.*

10.31-3t Solicitor

**PUBLIC NOTICE TO
AURIEL NICOLE HORTON,**

**MARK ANTHONY WOODS, SR.,
AND LIONEL BENJAMIN JENKINS**

**IN RE: Adoption of Ki'Assah Amanda Woods
and Saniyah Allison Iesha Jenkins,
Minors**

A petition has been filed asking the Court to put an end to all rights you have as a parent to your children, Ki'Assah Amanda Woods and Saniyah Allison Iesha Jenkins. A Termination of Parental Rights Hearing has been scheduled for January 10, 2020, at 9:00 a.m., in Court Room No. 6006, of the York County Judicial Center, 45 North George Street, York, Pennsylvania, to terminate your parental rights to Ki'Assah Amanda Woods (DOB: March 26, 2008), whose Father is Mark Anthony Woods, Sr. and whose Mother is Auriel Nicole Horton; and Saniyah Allison Iesha Jenkins (DOB: August 16, 2009), whose Father is Lionel Benjamin Jenkins and whose Mother is Auriel Nicole Horton. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help.

**ATTORNEY CONNECTION/
YCBA MODEST MEANS
137 East Market Street
York, PA 17401
(717) 854-8755
<http://www.yorkbar.com/>
Page=YCBAFindEsq**

If you cannot afford an attorney, an attorney may be appointed by the court at no cost to you if you qualify. Contact the following office for instructions and forms to complete and file:

**Clerk of the Orphans' Court
York County Judicial Center
45 North George Street
York, PA 17401
(717) 771-9288
<http://yorkcountypa.gov/component/jdownloads/send/100-adopt-forms/824-packet-for-court-appted-counsel-and-financial-affidavit.html>**

Martin Miller, Esquire
Solicitor for York County Offices of
Children, Youth & Families

A prospective adoptive parent of a child may enter into an agreement with a birth relative of the child to permit continuing contact or communication between the child and the birth relative or between the adoptive parent and the birth relative. An agency or anyone representing the parties in an adoption shall provide notification to a prospective adoptive parent, a birth parent and a child who can be reasonably expected to understand that a prospective adoptive parent and a birth relative of a child have the option to enter into a voluntary agreement for the continuing contact or communication. See 23 Pa.C.S.A Section 2731, *et seq.*

10.31-3t Solicitor

SHERIFF'S SALE

**CIVIL ACTION LAW
COURT OF COMMON PLEAS
YORK COUNTY
Number 2018-SU-000346
American Advisors Group
v.
Phillip H. Wecker**

**NOTICE OF SHERIFF'S SALE OF
REAL PROPERTY**

TO: Phillip H. Wecker
Your house (real estate) at **854 Country Lane, York, Pennsylvania 17406** is scheduled to be sold at Sheriff's Sale on **December 9, 2019** at 2:00 p.m. at Sheriff's Office, York County Judicial Center, 45 North George Street, York, Pennsylvania 17401 to enforce the court judgment of \$151,750.29 obtained by American Advisors Group against the above premises.

**NOTICE OF OWNER'S RIGHTS
YOU MAY BE ABLE TO
PREVENT THIS SHERIFF'S SALE**

To prevent this Sheriff's Sale you must take immediate action:

1. The sale will be canceled if you pay to American Advisors Group the back payments, late charges, costs, and reasonable attorney's fees due. To find out how much you must pay, you may call McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.
2. You may be able to stop the sale by filing a petition asking the Court to strike or open the judgment, if the judgment was improperly entered. You may also ask the Court to postpone the sale for good cause.
3. You may also be able to stop the sale through other legal proceedings.

You may need an attorney to assert your rights. The sooner you contact one, the more chance you will have of stopping the sale. (See the following notice on how to obtain an attorney.)

**YOU MAY STILL BE ABLE
TO SAVE YOUR PROPERTY
AND YOU HAVE OTHER
RIGHTS EVEN IF THE
SHERIFF'S SALE DOES TAKE PLACE**

1. If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, LLC, Esquire at (215) 790-1010.
2. You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
3. The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, LLC, at (215) 790-1010.
4. If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
5. You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the

buyer. At that time, the buyer may bring legal proceedings to evict you.

6. You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.
7. You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

**LAWYER REFERRAL SERVICE
ASSOCIATION DE LICENCIADOS
Pennsylvania Lawyer Referral Service
York County Bar Association
137 East Market Street
York, Pennsylvania 17401
(717) 854-8755**

McCABE, WEISBERG & CONWAY, LLC
Attorneys for Plaintiff
123 S. Broad St., Ste. 1400,
Phila., PA 19109,
215-790-1010

11.14-1t

Solicitor

**Larry
Markowitz**

Practice limited to
Employment Law
(employees and
employers)

Serving clients in
York Co. and across
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more than 35 years

717-848-3282

LarryM359@aol.com

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consultation.*

SHERIFF SALES

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER AS SUCCESSOR BY MERGER TO PACIFIC UNION FINANCIAL, LLC vs. STEPHEN R. ABEL Docket Number: 2018-SU-001103. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

STEPHEN R. ABEL

All that certain piece or parcel or Tract of land situate in the City of York, York County, Pennsylvania, and being known as 780 Fahs Street A/K/A 780 Fahs Avenue, York, Pennsylvania 17404.

TAX MAP AND PARCEL NUMBER: 14-543-06-0006.00-00000

THE IMPROVEMENTS THEREON ARE: Residential Dwelling

REAL DEBT: \$104,492.33

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Stephen R. Abel

McCabe, Weisberg & Conway, LLC
123 South Broad Street, Suite 1400
Philadelphia, PA 19109

PROPERTY ADDRESS: 780 FAHS STREET, A/K/A 780 FAHS AVENUE, YORK, PA 17404

UPI# 14-543-06-0006.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on

Judgment of U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE CIM TRUST 2018-R6 MORTGAGE-BACK NOTES, SERIES 2018-R6 vs. NICOLE R. ABELL, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF JEFFREY M. DARR, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF AMANDA D. KEMPF, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF ZACHARY J. KEMPF, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF UNKNOWN HEIRS AND/OR ADMINISTRATORS OF THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF Docket Number: 2019-SU-000354. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

NICOLE R. ABELL, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF
JEFFREY M. DARR, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF
AMANDA D. KEMPF, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF
ZACHARY J. KEMPF, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF
UNKNOWN HEIRS AND/OR ADMINISTRATORS OF THE ESTATE OF KRISTIN A. KEMPF, AKA KRISTEN A. KEMPF, AKA KRISTEN KEMPF

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF NORTH CODORUS, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 1381 KRAFTS MILL ROAD, SPRING GROVE, PA 17325

UPIN NUMBER 40-000-DF-0060.H0-00000

PROPERTY ADDRESS: 1381 KRAFTS MILL ROAD, SPRING GROVE, PA 17325

UPI# 40-000-DF-0060.H0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distri-

tribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. CORINNA IRENE ALLGOOD, AKA CORINNA ALLGOOD, AARON ALLGOOD, AKA AARON JOHN ALLGOOD Docket Number: 2017-SU-001480. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CORINNA IRENE ALLGOOD,
AKA CORINNA ALLGOOD
AARON ALLGOOD,
AKA AARON JOHN ALLGOOD

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF WEST MANHEIM, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 67 OAK HILLS DRIVE, HANOVER, PA 17331

UPIN NUMBER 52-000-05-0201.00-00000

PROPERTY ADDRESS: 67 OAK HILLS DRIVE, HANOVER, PA 17331

UPI# 52-000-05-0201.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of M&T BANK vs. PATRICIA AROSEMENA SOLEY IN HER CAPACITY AS HEIR

OF LUTHER NESS WALLICK, DECEASED, JAMES WALLICK SOLEY IN HIS CAPACITY AS HEIR OF LUTHER NESS WALLICK, DECEASED, TANA M. HACK AS EXECUTRIX OF THE ESTATE OF LUTHER NESS WALLICK, DECEASED, ROBERT WALLICK SOLEY IN HIS CAPACITY AS HEIR OF LUTHER NESS WALLICK, DECEASED Docket Number: 2018-SU-001474. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

PATRICIA AROSEMENA SOLEY IN HER CAPACITY AS HEIR OF LUTHER NESS WALLICK, DECEASED JAMES WALLICK SOLEY IN HIS CAPACITY AS HEIR OF LUTHER NESS WALLICK, DECEASED TANA M. HACK AS EXECUTRIX OF THE ESTATE OF LUTHER NESS WALLICK DECEASED ROBERT WALLICK SOLEY IN HIS CAPACITY AS HEIR OF LUTHER NESS WALLICK, DECEASED

Owner(s) of property situate in the Township of Spring Garden, YORK County, Pennsylvania, being

1301 EAST KING STREET, SPRING GARDEN, PA 17403, A/K/A 1301 EAST KING STREET, YORK, PA 17403

PARCEL #: 4800006004200000 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$101,979.11

Attorneys for Plaintiff KML Law Group P.C.

PROPERTY ADDRESS: 1301 EAST KING STREET, SPRING GARDEN, PA 17403, A/K/A 1301 EAST KING STREET, YORK, PA 17403

UPI# 48-000-06-0042.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff Sheriff's Office, 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania

on Judgment of WELLS FARGO BANK, N.A. vs. JAMIE L. BAIR Docket Number: 2019-SU-001887. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JAMIE L. BAIR

By virtue of a Writ of Execution No. 2019-SU-001887

Wells Fargo Bank, N.A. v. Jamie L. Bair

owner(s) of property situate in the NORTH CODORUS TOWNSHIP, YORK County, Pennsylvania, being

5981 Harmony Lane, Spring Grove, PA 17362-8233 Parcel No. 40000DF0058000000 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$148,886.77

Attorneys for Plaintiff Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 5981 HARMONY LANE, SPRING GROVE, PA 17362

UPI# 40-000-DF-0058.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff Sheriff's Office, 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER vs. MECHELLE L. BAKER, AKA MECHELLE BAKER and MARK A. BAKER Docket Number: 2017-SU-002386. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MECHELLE L. BAKER, AKA MECHELLE BAKER MARK A. BAKER

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE a township OF NORTH CODORUS, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 3974 LITTLE JOHN DRIVE, YORK, PA 17408

UPIN NUMBER 40-000-06-0028.00-00000

PROPERTY ADDRESS: 3974 LITTLE JOHN DRIVE, YORK, PA 17408

UPI# 40-000-06-0028.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff Sheriff's Office, 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS TRUSTEE FOR REGISTERED HOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-6 vs. DAVID BEAR AKA DAVID M. BEAR and TERESA M. BEAR Docket Number: 2019-SU-000962. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DAVID BEAR AKA DAVID M. BEAR TERESA M. BEAR

Owner(s) of property situate in the Township of East Manchester, County of York and State of Pennsylvania, being

717 MARKET STREET, MOUNT WOLF, PA 17347

PARCEL #: 26-000-01-0072.A0-00000

Improvements thereon: Residential Dwelling

Judgment Amount: \$98,334.05

Attorneys for Plaintiff: KML LAW GROUP P.C.

PROPERTY ADDRESS: 717 MARKET STREET, MOUNT WOLF, PA 17347

UPI# 26-000-01-0072.A0-00000

Notice is further given that all parties in interest

and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PENNYMAC LOAN SERVICES, LLC vs. TARAH E. BECK Docket Number: 2019-SU-001275. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

TARAH E. BECK

All That Certain tract of land situate in the Township of Dover, York County, Pennsylvania.

PARCEL No. 24-000-19-0188-00-00000

PROPERTY ADDRESS: 2903 SOLAR DRIVE, DOVER, PA 17315

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: TARAH E. BECK

ATTORNEY FOR PLAINTIFF: POWERS KIRN, LLC

SHERIFF: Richard P. Keuerleber

PROPERTY ADDRESS: 2903 SOLAR DRIVE, DOVER, PA 17315

UPI# 24-000-19-0188.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a

Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of HOME POINT FINANCIAL CORPORATION vs. RUBY D. BERRY Docket Number: 2019-SU-001996. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

RUBY D. BERRY

By virtue of a Writ of Execution No. 2019-SU-001996

Home Point Financial Corporation
 v.
 Ruby D. Berry

owner(s) of property situate in the WINDSOR TOWNSHIP, YORK County, Pennsylvania, being

250 Wimbleton Way, Red Lion, PA 17356-8293
 Parcel No. 530002800550000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$192,760.43

Attorneys for Plaintiff
 Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 250 WIMBLETON WAY, RED LION, PA 17356

UPI# 53-000-28-0055.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PENNYMAC LOAN SERVICES, LLC vs. COLBY R. BISKING Docket Number: 2018-SU-003252. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

COLBY R. BISKING

ALL THAT CERTAIN TRACT OF LAND WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE IN JACKSON TOWNSHIP, YORK COUNTY, PENNSYLVANIA.

PARCEL No. 33-000-04-0086.00-00000

PROPERTY ADDRESS: 200 LENA DRIVE, YORK, PA 17408

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: COLBY R. BISKING

ATTORNEY FOR PLAINTIFF: POWERS KIRN, LLC

SHERIFF: Richard P. Keuerleber

PROPERTY ADDRESS: 200 LENA DRIVE, YORK, PA 17408

UPI# 33-000-04-0086.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST vs. ROSALIE M. BLOUSE Docket Number: 2019-SU-001995. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ROSALIE M. BLOUSE

ALL that described tract of land with improvements thereon erected, situate in Penn Township, York County, Pennsylvania, bounded and limited as follows, to wit:

Property Address: 7 Lafayette Street Hanover, PA 17331

Parcel No. 44-000-03-0251.00-00000
 Improvements: Residential Dwelling
 Subject to Mortgage: No
 Subject to Rent: No
 C.P. NO. 2019-SU-001995
 Judgment: \$144,650.19

Attorney: Katherine M. Wolf, Esquire
To be sold as the Property Of: Rosalie M. Blouse

PROPERTY ADDRESS: 7 LAFAYETTE
STREET, HANOVER, PA 17331

UPI# 44-000-03-0251.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PHH MORTGAGE CORPORATION vs. AMY K. BOGDEN and GREGORY R. BOGDEN Docket Number: 2015-SU-003391-06. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

AMY K. BOGDEN
GREGORY R. BOGDEN

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF MANCHESTER, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 15 SHERRY DRIVE,
YORK, PA 17404

PARCEL NUMBER: 36-000-13-0012.00-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 15 SHERRY DRIVE,
YORK, PA 17404

UPI# 36-000-13-0012.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FINANCE OF AMERICA, LLC vs. STEPHANIE ANN BOLTON KNOWN SURVIVING HEIR OF STEVEN BOLTON, MICHAEL JOSEPH BOLTON KNOWN SURVIVING HEIR OF STEVEN BOLTON, UNKNOWN SURVIVING HEIRS OF STEVEN BOLTON Docket Number: 2019-SU-000202. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

STEPHANIE ANN BOLTON KNOWN
SURVIVING HEIR OF STEVEN BOLTON
MICHAEL JOSEPH BOLTON KNOWN
SURVIVING HEIR OF STEVEN BOLTON
UNKNOWN SURVIVING HEIRS OF
STEVEN BOLTON

All that certain piece or parcel or Tract of land situate in the Township of Penn, York County, Pennsylvania, and being known as 303 Wirt Avenue, Hanover, Pennsylvania 17331.

TAX MAP AND PARCEL NUMBER: 44-000-02-0345.00-00000

THE IMPROVEMENTS THEREON ARE:
Residential Dwelling

REAL DEBT: \$79,012.15

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Stephanie Ann Bolton Known Surviving Heir of Steven Bolton, Michael Joseph Bolton Known Surviving Heir of Steven Bolton, and Unknown Surviving Heirs of Steven Bolton

McCabe, Weisberg & Conway, LLC
123 South Broad Street, Suite 1400
Philadelphia, PA 19109

PROPERTY ADDRESS: 303 WIRT AVENUE,
HANOVER, PA 17331

UPI# 44-000-02-0345.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of

Common Pleas of York County, Pennsylvania on Judgment of WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST vs. JENNIFER M. BOULIGNY Docket Number: 2018-SU-003046. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JENNIFER M. BOULIGNY

Owner(s) of property situate in the West Manheim Township, YORK County, Pennsylvania, being

10 DIANA COURT, HANOVER, PA 17331
PARCEL #: 52.000.BD.00250F
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$198,982.96

Attorneys for Plaintiff
KML Law Group P.C.

PROPERTY ADDRESS: 10 DIANA COURT,
HANOVER, PA 17331

UPI# 52-000-BD-0025.F0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of ROUNDPOINT MORTGAGE SERVICING CORPORATION vs. CORY R. BRADFORD Docket Number: 2019-SU-001999. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CORRY R. BRADFORD

Owner(s) of property situate in the West Manheim Township, YORK County, Pennsylvania, being

118 VISTA LOOP, HANOVER, PA 17331

PARCEL #: 520001903100000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$335,273.40

Attorneys for Plaintiff
KML Law Group P.C.

PROPERTY ADDRESS: 118 VISTA LOOP, HANOVER, PA 17331

UPI# 52-000-19-0310.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PENNYMAC LOAN SERVICES, LLC vs. BRYAN BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED, CHARLES BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED, DONALD BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED, WILLIAM BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED, JOHNATHAN NATHANIAL BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK, DECEASED, RONALD DAVID BURK, JR. SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK, DECEASED, AMBER LEE CHRISTIAN SOLELY IN HER CAPACITY AS HEIR OF JACK L. BURK, DECEASED, LINDSEY DANIELLE FARMER SOLELY IN HER CAPACITY AS HEIR OF JACK L. BURK, DECEASED, SUSAN BURK A/K/A SUSAN RUST SOLELY IN HER CAPACITY AS HEIR OF JACK L. BURK, DECEASED Docket Number: 2019-SU-000232. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

BRYAN BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED
CHARLES BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED
DONALD BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED
WILLIAM BURK SOLELY IN HIS

CAPACITY AS HEIR OF JACK L. BURK DECEASED
JOHNATHAN NATHANIAL BURK SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED
RONALD DAVID BURK, JR. SOLELY IN HIS CAPACITY AS HEIR OF JACK L. BURK DECEASED
AMBER LEE CHRISTIAN SOLELY IN HER CAPACITY AS HEIR OF JACK L. BURK DECEASED
LINDSEY DANIELLE FARMER SOLELY IN HER CAPACITY AS HEIR OF JACK L. BURK DECEASED
SUSAN BURK A/K/A SUSAN RUST SOLELY IN HER CAPACITY AS HEIR OF JACK L. BURK DECEASED

Being the Owner(s) of property situate in Peach Bottom Township, York County and State of Pennsylvania, being

6851 WOODBINE ROAD, DELTA, PA 17314

PARCEL #: 43000BP0002A000000

Improvements thereon: Residential Dwelling

Judgment Amount: \$94,339.05

Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 6851 WOODBINE ROAD, DELTA, PA 17314

UPI# 43-000-BP-0002.A0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of M&T BANK vs. JAMES D. BYRNE and MARY C. BYRNE Docket Number: 2019-SU-001585. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JAMES D. BYRNE
MARY C. BYRNE

ALL that certain lot or piece of ground situate in the Township of Fawn, County of York, Commonwealth of Pennsylvania. Being more fully

described in Deed Book 1921, Page 8119 dated 09/12/2007, recorded 09/17/2007, in the York County Recorder of Deeds.

Address: 387 Garvine Mill Road, Fawn Grove, PA 17321

Parcel No.: 28-000-BN-0006.F0-00000

PROPERTY ADDRESS: 387 GARVINE MILL ROAD, FAWN GROVE, PA 17321

UPI# 28-000-BN-0006.F0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PNC BANK, NATIONAL ASSOCIATION vs. MARCIA A. CAPUTO, IN HER CAPACITY AS ADMINISTRATRIX OF THE ESTATE OF JAMES CAPUTO A/K/A JAMES DANIEL CAPUTO UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JAMES CAPUTO, DECEASED Docket Number: 2019-SU-001342. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MARCIA A. CAPUTO,
IN HER CAPACITY AS ADMINISTRATRIX OF THE ESTATE OF JAMES CAPUTO A/K/A JAMES DANIEL CAPUTO UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JAMES CAPUTO, DECEASED

By virtue of a Writ of Execution No. 2019-SU-001342

PNC Bank, National Association
v.

Marcia A. Caputo, in Her Capacity as Administratrix of The Estate of James Caputo a/k/a James Daniel Caputo, Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest From or Under James Caputo, Deceased

owner(s) of property situate in the NEW FREE-

DOM BOROUGH, YORK County, Pennsylvania, being

199 South Front Street,
New Freedom, PA 17349-9726
Parcel No. 78-000-AI00350000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$230,888.37

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 199 SOUTH FRONT STREET, NEW FREEDOM, PA 17349

UPI# 78-000-AI-0035.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of VILLAGE CAPITAL & INVESTMENT, LLC vs. JASON D. CLAY and LAURA K. CLAY Docket Number: 2018-SU-001373. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JASON D. CLAY
LAURA K. CLAY

ALL THAT CERTAIN lot or piece of ground situate in Penn Township, County of York, and Commonwealth of Pennsylvania

TAX PARCEL NO: 44-000-09-0019.00-00000

PROPERTY ADDRESS: 1280 Westminster Avenue, Hanover, PA 17331

IMPROVEMENTS: a Residential Dwelling

SOLD AS THE PROPERTY OF: Jason D. Clay and Laura K. Clay

ATTORNEY'S NAME: Roger Fay, Esquire

SHERIFF'S NAME: York County Sheriff

PROPERTY ADDRESS: 1280 WESTMINSTER AVENUE, HANOVER, PA 17331

UPI# 44-000-09-0019.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT INDIVIDUALLY BUT SOLELY AS TRUSTEE OF RMF BUYOUT ACQUISITION TRUST 2018-1 vs. DENISE A. CONNERS, IN HER CAPACITY AS KNOWN HEIR OF JOHN C. SHREVE, II, SHERRY L. MARCH, EXECUTOR OF THE ESTATE OF JOHN C. SHREVE, II, UNKNOWN HEIRS, SUCCESSORS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOHN C. SHREVE, II, JOHN SHREVE III IN HIS CAPACITY AS KNOWN HEIR OF JOHN C. SHREVE, II Docket Number: 2017-SU-003373. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DENISE A. CONNERS, IN HER CAPACITY AS KNOWN HEIR OF JOHN C. SHREVE, II SHERRY L. MARCH, EXECUTOR OF THE ESTATE OF JOHN C. SHREVE, II UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOHN C. SHREVE, II JOHN SHREVE III IN HIS CAPACITY AS KNOWN HEIR OF JOHN C. SHREVE, II

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF WASHINGTON, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 370 KRALLTOWN ROAD WASHINGTON TOWNSHIP (WELLSVILLE), PA 17365

PARCEL NUMBER: 50-000-LD-0052.H0-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 370 KRALLTOWN ROAD, WELLSVILLE, PA 17365

UPI# 50-000-LD-0052.H0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION vs. AMIR D. COOPER and SARUN S. COOPER Docket Number: 2018-SU-000631. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

AMIR D. COOPER
SARUN S. COOPER

ALL THAT CERTAIN tract of land with the improvements thereon erected, situate in Springettsbury Township, York County, Pennsylvania, as shown on a plan of lots prepared for John Harvey, by Daugherty & Smyser, Registered Engineers, and recorded in Plan Book K, page 143, and as shown on an unrecorded plan attached herein, bounded and described as follows, to wit:

Property Address: 1401 East 11th Avenue, York, PA 17402

Parcel No. 46-000-06-0107.00-00000

Improvements: Residential Dwelling

Subject to Mortgage: No

Subject to Rent: No

C.P. NO. 2018-SU-000631

Judgment: \$185,558.23

Attorney: Katherine M. Wolf, Esquire

To be sold as the Property Of: Amir D. Cooper and Sarun S. Cooper

PROPERTY ADDRESS: 1401 EAST 11TH AVENUE, YORK, PA 17402

UPI# 46-000-06-0107.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

AS THE REAL ESTATE OF:

AMANDA D. DANUSKI

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FREEDOM MORTGAGE CORPORATION vs. EDWARD F. DABNEY and ANGELEA M. DABNEY AKA ANGELEA M. JONES Docket Number: 2018-SU-002866. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

EDWARD F. DABNEY
 ANGELEA M. DABNEY
 AKA ANGELEA M. JONES

Owner(s) of property situate in the WINDSOR TOWNSHIP, YORK County, Pennsylvania, being

1590 Pleader Lane York, PA 17402
 PARCEL #: 530003301720000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$270,786.22

Attorneys for Plaintiff
 KML Law Group P.C.

PROPERTY ADDRESS: 1590 PLEADER LANE, YORK, PA 17402

UPI# 53-000-33-0172.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of MIDFIRST BANK vs. AMANDA D. DANUSKI Docket Number: 2019-SU-000862. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

Owner(s) of property situate in The Township of Dover, York County, Pennsylvania, being

3000 BARLEY CIRCLE UNIT 23 A/K/A
 3000 BARLEY CIRCLE, DOVER, PA 17315

Parcel No.: 24000JG007900C0023

Improvements thereon: Residential Dwelling

Judgment Amount: \$129,751.07

Attorneys for Plaintiff:
 KML LAW GROUP P.C.

PROPERTY ADDRESS: 3000 BARLEY CIRCLE UNIT 23, A/K/A 3000 BARLEY CIRCLE, DOVER, PA 17315

UPI# 24-000-JG-0079.00-C0023

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF LONG BEACH MORTGAGE LOAN TRUST 2006-6, ASSET-BACKED CERTIFICATES, SERIES 2006-6 vs. CURTIS L. DEVANCE, DARCY L. DEVANCE AKA DARCY DEVANCE, THE UNITED STATES OF AMERICA C/O THE U.S. ATTORNEY FOR THE MIDDLE DISTRICT OF PENNSYLVANIA Docket Number: 2017-SU-002332. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CURTIS L. DEVANCE
 DARCY L. DEVANCE
 AKA DARCY DEVANCE
 THE UNITED STATES OF AMERICA C/O
 THE U.S. ATTORNEY FOR THE MIDDLE
 DISTRICT OF PENNSYLVANIA

ALL THOSE CERTAIN Units (each, being referred to as a "Unit"), being Unit No. 77 (47-000-09-0277.00-00000); each of Logan's Reserve, A Planned Community (the "Community"), such

Community being located partly in Springfield Township and partly in Loganville Borough, York County, Pennsylvania, which Unit is designated in the Declaration of Covenants and Restrictions for Logan's Reserve, a Planned Community (the "Declaration") and Declaration Plats and Plans recorded as an exhibit thereto in the Office of the York County Recorder of Deeds in Identification Number 2004045223, Record Book 1653, Page 8882, together with any and all amendments thereto.

Said property is in fee.

Title to said Premises vested in Darcy L. DeVance and Curtis L. DeVance by Deed from U.S. Home Corp. D/B/A Lennar dated May 30, 2006 and recorded on June 5, 2006 in the York County Recorder of Deeds in Book 1815, Page 6414 as Instrument No. 2006042322.

Being known as: 1097 Silver Maple Circle, Seven Valleys, PA 17360

Tax Parcel Number: 47-000-09-0277.00-00000

PROPERTY ADDRESS: 1097 SILVER MAPLE CIRCLE, SEVEN VALLEYS, PA 17360

UPI# 47-000-09-0277.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. LEBRON E. DICKERSON Docket Number: 2019-SU-001955. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

LEBRON E. DICKERSON

By virtue of a Writ of Execution No. 2019-SU-001955

Wells Fargo Bank, N.A.
 v.
 Lebron E. Dickerson

owner(s) of property situate in the WINDSOR TOWNSHIP, YORK County, Pennsylvania, being

280 Palomino Drive, York, PA 17402-7595
Parcel No. 530003300610000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$272,485.03

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 280 PALOMINO DRIVE, YORK, PA 17402

UPI# 53-000-33-0061.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FULTON BANK, N.A. vs. PEGGY A. DIETZ Docket Number: 2019-SU-001258. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

PEGGY A. DIETZ

By virtue of a Writ of Execution No. 2019-SU-001258

Fulton Bank, N.A.

v.
Peggy A. Dietz

owner(s) of property situate in the YORK TOWNSHIP, YORK County, Pennsylvania, being

2440 Brillhart Station Road,
a/k/a 2440 Brillharts Station Road and Brillhart Station Road, York, PA 17403-9303
Parcel No. 54000HH00760000000

Brillhart Station Road, York, PA 17403-9303
Parcel No. 54000HH00750000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$101,062.04

Attorneys for Plaintiff

Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 2440 BRILLHART STATION ROAD, A/K/A 2440 BRILLHARTS STATION ROAD, YORK, PA 17403

UPI# 54-000-HH-0076.00-00000

PROPERTY ADDRESS: BRILLHART STATION ROAD, YORK, PA 17403

UPI# 54-000-HH-0075.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NEWREZ LLC D/B/A SHELL-POINT MORTGAGE SERVICING vs. DANIELLE L. DODDS Docket Number: 2019-SU-001116. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DANIELLE L. DODDS

ALL THAT CERTAIN following plot of ground, with improvements, lying, situate and being in York Township, York County, Pennsylvania, more particularly described as follows, to wit:

BEGINNING at a point at the northwest corner of two 50 foot wide streets known as Rushmore Drive and Whitney Drive; thence along the north side of said Rushmore Drive, South 75 degrees 42 minutes 00 seconds West, 95.42 feet to a point; thence along the east side of Lot No. 100, North 14 degrees 18 minutes 00 seconds West, 135.00 feet to a point; thence by the south side of Lot No. 98, North 75 degrees 42 minutes 00 seconds East, 95.42 feet to a point on the west side of the above mentioned Whitney Drive; thence along the west side of said Whitney Drive South 14 degrees 18 minutes 00 seconds East, 135.00 feet to a point the place of BEGINNING.

The improvements thereon being known as 457 Rushmore Drive, York, Pennsylvania - 17402.

BEING the same premises which CitiBank, N.A. S/B/M to Citibank Federal Savings Bank, by its Attorney in Fact National Default REO Services, a Delaware Limited Liability company DBA First American Asset Closing Services (FAACS), by Deed dated July 11, 2010,

and recorded August 18, 2010, in the Office of the Recorder of deeds in and for the County of York, Pennsylvania, in Book 2088, Page 1593, as Instrument No. 2010039482, granted and conveyed unto Danielle L. Dodds, in fee.

PARCEL No. 54-000-10-0099.00-00000

PROPERTY ADDRESS: 457 RUSHMORE DRIVE, YORK, PA 17402

UPI# 54-000-10-0099.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. ANGELA L. EDER Docket Number: 2019-SU-001934. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ANGELA L. EDER

By virtue of a Writ of Execution No. 2019-SU-001934

Wells Fargo Bank, N.A.
v.
Angela L. Eder

owner(s) of property situate in the SPRINGGETTSBURY TOWNSHIP, YORK County, Pennsylvania, being

541 Haines Road, York, PA 17402-3505
Parcel No. 46-000-05-0060-00-00000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$127,054.63

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 541 HAINES ROAD, YORK, PA 17402

UPI# 46-000-05-0060.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

bution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of MTGLQ INVESTORS, L.P. vs. JEREMIAH L. FIRTH Docket Number: 2019-SU-000810. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JEREMIAH L. FIRTH

owner of property situate in TOWNSHIP OF NEWBERRY, York County, Pennsylvania, being

133 JUNIPER DRIVE, ETTERS, PA 17319
Parcel No. 39-000-17-0349.00-00000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$122,428.36

Attorneys for Plaintiff
Romano, Garubo & Argentieri, LLC

PROPERTY ADDRESS: 133 JUNIPER DRIVE, ETTERS, PA 17319

UPI# 39-000-17-0349.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of J.P. MORGAN MORTGAGE ACQUISITION CORP. vs. JAMES W. FOSTER and AMANDA MYERS Docket Number: 2019-

SU-001586. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JAMES W. FOSTER
AMANDA MYERS

ALL THAT CERTAIN tract of land, together with the improvements thereon erected, situate on the Western side of Fallsview Street, also known as Falls Street, located in the Borough of York Haven, York County, Pennsylvania, known in a General Plan of a Series of Lots laid out by H.F. Metzler, as the southern one-half of Lot No. 14, more particularly described as follows, to wit:

BEING Parcel ID 94-000-02-0038.00-00000

BEING KNOWN for informational purposes only as 108 Fallsview Road, York Haven, PA 17370

BEING THE SAME PREMISES as conveyed in Deed to James W. Foster, a single man and Amanda Myers, a single woman, as joint tenants with the right of survivorship, as tenants by the entirety by deed from Hillside Financial, LLC, a Pennsylvania Limited Liability Company dated July 9, 2010 and recorded July 13, 2010, Book 2083, Page 2426 in York County Recorder of Deeds office, in fee.

PROPERTY ADDRESS: 108 FALLSVIEW ROAD, YORK HAVEN, PA 17370

UPI# 94-000-02-0038.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NEW RESIDENTIAL MORTGAGE LLC vs. WILLIAM E. FUHRMAN and DIANNE FUHRMAN A/K/A DIANNE J. FUHRMAN Docket Number: 2019-SU-000529. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

WILLIAM E. FUHRMAN
DIANNE FUHRMAN

A/K/A DIANNE J. FUHRMAN

By virtue of a Writ of Execution No. 2019-SU-000529

New Residential Mortgage LLC

v.
William E. Fuhrman
Dianne Fuhrman a/k/a Dianne J. Fuhrman

owner(s) of property situate in the CONEWAGO TOWNSHIP, YORK County, Pennsylvania, being

2265 Greenbriar Road, York, PA 17404-9128
Parcel No. 23000LG0154G000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$140,226.97

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 2265 GREENBRIAR ROAD, YORK, PA 17404

UPI# 23-000-LG-0154.G0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF16, ASSET-BACKED CERTIFICATES, SERIES 2006-FF16 C/O SPECIALIZED LOAN SERVICING, LLC vs. DENNIS FULWOOD and LAKEA R. WALKER A/K/A LAKEA R. WALKER Docket Number: 2019-SU-001412. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DENNIS FULWOOD
LAKEA R. WALKER
A/K/A LAKEA R. FULWOOD

owners of property situate in MANCHESTER TOWNSHIP, York County, Pennsylvania, being

510 GROUSE LANE, YORK, PA 17404

Parcel No. 36-000-28-0041.00-00000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$262,127.85

Attorneys for Plaintiff
Parker McCay, PA

PROPERTY ADDRESS: 510 GROUSE LANE,
YORK, PA 17404

UPI# 36-000-28-0041.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of GRAND AVENUE MORTGAGE LOAN TRUST 2017-RPL1 vs. SHERRY A. GARNER, DAVID B. GARNER and THE UNITED STATES OF AMERICA Docket Number: 2019-SU-001866. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

SHERRY A. GARNER
DAVID B. GARNER
THE UNITED STATES OF AMERICA

Owner(s) of property situate in the TOWNSHIP OF WINDSOR, YORK County, Pennsylvania, being

1305 Delta Road, Red Lion, Pa 17356
PARCEL #: 53000GL0134K000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$122,192.66

Attorneys for Plaintiff
KML Law Group P.C.

PROPERTY ADDRESS: 1305 DELTA ROAD,
RED LION, PA 17356

UPI# 53-000-GL-0134.K0-00000

Notice is further given that all parties in interest

and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BRANCH BANKING AND TRUST COMPANY vs. WHITNEY GEIMAN KNOWN SURVIVING HEIR OF ANGELA Y. SLIKER, LEVI STRAUSBAUGH KNOWN SURVIVING HEIR OF ANGELA Y. SLIKER, ZACKARY STRAUSBAUGH KNOWN SURVIVING HEIR OF ANGELA Y. SLIKER, UNKNOWN SURVIVING HEIRS OF ANGELA Y. SLIKER Docket Number: 2019-SU-001202. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

WHITNEY GEIMAN KNOWN
SURVIVING HEIR OF ANGELA Y. SLIKER
LEVI STRAUSBAUGH KNOWN
SURVIVING HEIR OF ANGELA Y. SLIKER
ZACKARY STRAUSBAUGH KNOWN
SURVIVING HEIR OF ANGELA Y. SLIKER
UNKNOWN SURVIVING HEIRS OF
ANGELA Y. SLIKER

All that certain piece or parcel or Tract of land situate in the Township of Paradise, York County, Pennsylvania, and being known as 39 Beaver Creek Road, Abbottstown, Pennsylvania 17301.

TAX MAP AND PARCEL NUMBER: 42-000-GD-0005.C0-00000

THE IMPROVEMENTS THEREON ARE:
Residential Dwelling

REAL DEBT: \$25,032.93

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Whitney Geiman Known Surviving Heir of Angela Y. Sliker, Zackary Strausbaugh Known Surviving Heir of Angela Y. Sliker, Levi Strausbaugh Known Surviving Heir of Angela Y. Sliker, and Unknown Surviving Heirs of Angela Y. Sliker

McCabe, Weisberg & Conway, LLC
123 South Broad Street, Suite 1400
Philadelphia, PA 19109

PROPERTY ADDRESS: 39 BEAVER CREEK ROAD, ABBOTTSTOWN, PA 17301

UPI# 42-000-GD-0005.C0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of MIDFIRST BANK vs. CHRISTOPHER GRIFFIN, AKA CHRISTOPHER B. GRIFFIN and KRYSTLE GRIFFIN Docket Number: 2019-SU-001647. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CHRISTOPHER GRIFFIN,
AKA CHRISTOPHER B. GRIFFIN
KRYSTLE GRIFFIN

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE a township OF DOVER, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 3690 DAVIDSBURG ROAD, DOVER, PA 17315

UPIN NUMBER 24-000-20-0114.00-00000

PROPERTY ADDRESS: 3690 DAVIDSBURG ROAD, DOVER, PA 17315

UPI# 24-000-20-0114.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER vs. RONALD GROSS AKA RONALD S. GROSS Docket Number:

2019-SU-001432. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

RONALD GROSS
AKA RONALD S. GROSS

Owner(s) of property situate in Hallam Borough, York County, Pennsylvania, being

503 EAST MARKET STREET,
YORK, PA 17406

Parcel No.: 660000200200000000

Improvements thereon: Residential Dwelling
Judgment Amount: \$143,502.32

Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 503 EAST MARKET STREET, YORK, PA 17406

UPI# 66-000-02-0020.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY vs. NATALIE A. GROSS Docket Number: 2017-SU-000177. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

NATALIE A. GROSS

Owner(s) of property situate in DOVER TOWNSHIP, York County, Pennsylvania, being

3185 BARLEY CIRCLE, DOVER, PA 17315

Parcel No.: 24000JG007900C0041

Improvements thereon: Residential Dwelling

Judgment Amount: \$147,609.91

Attorneys for Plaintiff:

KML LAW GROUP P.C.

PROPERTY ADDRESS: 3185 BARLEY CIRCLE, DOVER, PA 17315

UPI# 24-000-JG-0079.00-C0041

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GSA TRUST 2004-3, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2004-3 vs. RONALD J. GROSS, JENNIFER K. GROSS and UNITED STATES OF AMERICA Docket Number: 2019-SU-001719. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

RONALD J. GROSS
JENNIFER K. GROSS
UNITED STATES OF AMERICA

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF SPRING GARDEN, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 1129 SMALLBROOK LANE, YORK, PA 17403

PARCEL NUMBER: 48-000-32-0108.00-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 1129 SMALLBROOK LANE, YORK, PA 17403

UPI# 48-000-32-0108.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of LSF9 MASTER PARTICIPATION TRUST vs. SUE GROTHE Docket Number: 2018-SU-000317. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

SUE GROTHE

All that certain piece or parcel or Tract of land situate in Lower Windsor Township, York County, Pennsylvania, and being known as 1900 Manor Road, York, Pennsylvania 17406.

TAX MAP AND PARCEL NUMBER: 35-000-JL-0043.C0-00000

THE IMPROVEMENTS THEREON ARE:
Residential Dwelling

REAL DEBT: \$232,164.30

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Sue Grothe

McCabe, Weisberg & Conway, LLC
123 South Broad Street, Suite 1400
Philadelphia, PA 19109

PROPERTY ADDRESS: 1900 MANOR ROAD, YORK, PA 17406

UPI# 35-000-JL-0043.C0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST vs. JOHN M. HAMME, EXECUTOR OF THE ESTATE OF CAROL A. STEEPE, DECEASED Docket Number: 2019-

SU-000097. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JOHN M. HAMME,
EXECUTOR OF THE ESTATE OF
CAROL A. STEEPE, DECEASED

ALL THAT UNIMPROVED parcel or tract of land known as Lot #18 on a plan of lots of the Third Addition to Trimmer Manor, prepared by Gordon L. Brown, R.S., dated 11/9/1969 and recorded in the Office of the Recorder of Deeds for York county, Pennsylvania, in Plan Book T page 418, Situate on the South side of Cedar Road in the Township of West Manchester; County of York, Commonwealth of Pennsylvania, more fully bounded and described as follows, to wit:

Property Address: 2208 Cedar Road, York, PA 17404

Parcel No. 51-000-10-0231.00-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2019-SU-000097

Judgment: \$163,234.00
Attorney: Katherine M. Wolf, Esquire
To be sold as the Property Of: John M. Hamme, Executor of the Estate of Carol A. Steepe, Deceased

PROPERTY ADDRESS: 2208 CEDAR ROAD, YORK, PA 17404

UPI# 51-000-10-0231.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of UNION HOME MORTGAGE CORP. vs. JOSHUA HARDESTY Docket Number: 2019-SU-001977. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JOSHUA HARDESTY

By virtue of a Writ of Execution No. 2019-SU-

001977

Union Home Mortgage Corp.
v.
Joshua Hardesty

owner(s) of property situate in the PENN TOWNSHIP, YORK County, Pennsylvania, being

20 Oneill Avenue,
a/k/a 20 O Neill Avenue,
Hanover, PA 17331-4117
Parcel No. 44000030015C000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$117,906.77

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 20 ONEILL AVENUE, A/K/A 20 O NEILL AVENUE, HANOVER, PA 17331

UPI# 44-000-03-0015.C0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE") vs. ROBERT D. HARMON Docket Number: 2019-SU-000101. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ROBERT D. HARMON

ALL that certain piece, parcel or tract of land situate, lying and being in Peach Bottom Township, York County, Pennsylvania, bounded, limited and describes follows, to wit:

BEGINNING at a point in the center of a thirty (30) feet wide road right-of-way, said point marking the corner of Lots No. 16 and No. 22 of this development; thence continuing along Lot No. 22, North fifty-three (53) degrees fifty-two (52) minutes East two hundred nine and five tenths (209.5) feet to a stake; thence along Lot

No. 23 of this development, North eight (08) degrees five (05) minutes West two hundred (200) feet to a stake; thence along land now or formerly of Arthur Kahoe, South seventy (70) degrees West three hundred thirty-five and five tenths (335.5) feet to a stake; thence along Lot No. 20 of this development, South thirty-one (31) degrees ten (10) minutes East two hundred forty-two (242) feet to a point; thence along Lot No. 16 of this development, South eighty-five (85) degrees twelve (12) minutes East forty-seven (47) feet to a point and place of BEGINNING. Containing 1.522 acres, more or less, and being known and numbered as Lot No. 21 on a plan of lots surveyed by David R. Wilson and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania.

BEING KNOWN AS: 122 Jonquil Road, Delta, PA 17314

TITLE TO SAID PREMISES IS VESTED IN Robert D. Harmon

PROPERTY ADDRESS: 122 JONQUIL ROAD, DELTA, PA 17314

UPI# 43-000-04-0421.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER vs. ILLYA O. HARRISON Docket Number: 2019-SU-001703. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ILLYA O. HARRISON

ALL that certain tract or parcel of land situate in the Township of Newberry, County of York and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

Property Address: 45 North Conley Lane a/k/a 45 Conley Lane, Eters, PA 17319

Parcel No. 39-000-08-0515.00-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2019-SU-001703

Judgment: \$120,709.89
 Attorney: Katherine M. Wolf, Esquire
 To be sold as the Property Of: Illya O. Harrison

PROPERTY ADDRESS: 45 NORTH CONLEY LANE, A/K/A 45 CONLEY LANE, ETTERS, PA 17319

UPI# 39-000-08-0515.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, NA vs. KOMOA D.N HAWKINS Docket Number: 2018-SU-000764. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

KOMOA D.N HAWKINS

By virtue of a Writ of Execution No. 2018-SU-000764

Wells Fargo Bank, NA
 v.
 Komoa D.N Hawkins

owner(s) of property situate in the WEST MANCHESTER TOWNSHIP, YORK County, Pennsylvania, being

2152 High Street, York, PA 17408-1524
 Parcel No. 510000800040000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$137,324.94

Attorneys for Plaintiff
 Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 2152 HIGH STREET, YORK, PA 17408

UPI# 51-000-08-0004.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and

Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE (CWABS 2006-SD3) vs. VIRGINIA HENDERSON Docket Number: 2019-SU-002046. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

VIRGINIA HENDERSON

Being the Owner(s) of property situate in WEST MANCHESTER TOWNSHIP, York County and State of Pennsylvania, being

2450 MARION STREET, YORK, PA 17408

PARCEL #: 510000600600000000

Improvements thereon: Residential Dwelling
 Judgment Amount: \$27,135.98

Attorneys for Plaintiff:
 KML LAW GROUP P.C.

PROPERTY ADDRESS: 2450 MARION STREET, YORK, PA 17408

UPI# 51-000-06-0060.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of THE BANK OF NEW YORK MELLON AS TRUSTEE FOR CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2007-2 vs. KENNETH E. HIPPI Docket Num-

ber: 2019-SU-000787. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

KENNETH E. HIPPI

ALL THAT CERTAIN lot of ground lying and being situate in North Codorus Township, York County, Pennsylvania, described as Lot No. 24 on a final subdivision plan of Spring Meadows dated April 5, 1990, recorded at Plan Book LL, Page 800, York County Records, and more fully described as follows:

BEGINNING at a point on the eastern dedicated right-of-way line of Stoverstown Road (S.R. 3042) at the northern most corner of Lot No. 25 on the aforesaid plan; thence along Stoverstown Road North twenty-four (24) degrees eighty-seven (87) minutes eighteen (18) seconds east, one hundred one and zero hundredths (101.00) feet to a point; thence along Lot no. 23 sixty-five (65) degrees thirty-four (34) minutes zero (00) seconds East, Three Hundred and zero hundredths (300.00) feet to a point; thence along Lot No. 10 south twenty-four (24) degrees fifty-seven (57) minutes eighteen (18) seconds west, one hundred one and zero hundredths (101.00) feet to a point; thence along Lot No. 25 north sixty-five (65) degrees thirty-four (34) minutes zero (00) seconds west, three hundred and zero hundredths (300.00) feet to the point and place of beginning. Containing 30,299 square feet.

Title to said Premises vested in Kenneth E. Hipp and Katherine Hipp by Deed from CFR Development Inc. dated October 21, 2004 and recorded on October 26, 2004 in the York County Recorder of Deeds in Book 1684, Page 8044 as Instrument No. 2004091836.

The said Katherine Hipp departed this life on June 18, 2014 whereupon title vested in Kenneth E. Hipp, her husband.

Being known as: 2227 Stoverstown Road, Spring Grove, PA 17362

Tax Parcel Number: 40-000-FG-0097.Z0-00000

PROPERTY ADDRESS: 2227 STOVERSTOWN ROAD, SPRING GROVE, PA 17362

UPI# 40-000-FG-0097.Z0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BAYVIEW LOAN SERVICING, LLC vs. MICHAEL D. KALE Docket Number: 2019-SU-001928. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MICHAEL D. KALE

Owner(s) of property situate in the Hanover Borough, YORK County, Pennsylvania, being

16 West Hanover Street, Hanover PA 17331
PARCEL #: : 67-000-06.0133-00-00000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount \$153,654.65

Attorneys for Plaintiff
KML Law Group P.C.

PROPERTY ADDRESS: 16 WEST HANOVER STREET, HANOVER, PA 17331

UPI# 67-000-06-0133.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of MIDFIRST BANK vs. HOLLY L. KING Docket Number: 2019-SU-001466. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

HOLLY L. KING

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF PEACH BOTTOM, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 245

PINE TRAIL, DELTA, PA 17314

UPIN NUMBER 43-000-01-0418.00-00000

PROPERTY ADDRESS: 245 PINE TRAIL, DELTA, PA 17314

UPI# 43-000-01-0418.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER vs. EVAN D. KLINEDINST and CRYSTALYN KLINEDINST Docket Number: 2019-SU-001428. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

EVAN D. KLINEDINST
CRYSTALYN KLINEDINST

ALL THAT CERTAIN lot, piece or parcel of land situate in Jackson Township, York County, Pennsylvania, known as 51 Farm House Lane, being Lot No. 2 as shown on the Final Subdivision Plan, "Farm Lane Estates", as said plan is of record in the Office of the Recorder of Deeds in and for York County, State of Pennsylvania, and recorded in Plan Book 1763, Page 7688, and being more particularly bounded and described in accordance with the said Final Subdivision Plan, Sheet 4 of 5, as prepared by Stahlman & Stahlman, Inc., York, Pennsylvania, as follows to wit:

Property Address: 51 Farm House Lane
York, PA 17408

Parcel No. 33-000-11-0002.00-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2019-SU-001428
Judgment: \$272,443.17
Attorney: Katherine M. Wolf, Esquire
To be sold as the Property Of: Evan D. Klinedinst and Crystalyn Klinedinst

PROPERTY ADDRESS: 51 FARM HOUSE LANE, YORK, PA 17408

UPI# 33-000-11-0002.00-00000

Notice is further given that all parties in interest

and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. GEORGE A. KNAUB, III Docket Number: 2019-SU-001584. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

GEORGE A. KNAUB, III

By virtue of a Writ of Execution No. 2019-SU-001584

Wells Fargo Bank, N.A.
v.
George A. Knaub, III

owner(s) of property situate in the SPRINGGETTSBURY TOWNSHIP, YORK County, Pennsylvania, being

255 Heistand Road, York, PA 17402-2713
Parcel No. 460001302310000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$159,283.06

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 255 HEISTAND ROAD, YORK, PA 17402

UPI# 46-000-13-0231.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PENNSYLVANIA HOUSING FINANCE AGENCY vs. CATHERINE A. KREBS Docket Number: 2018-SU-003315. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CATHERINE A. KREBS

ALL that tract in Windsor Township, York County, Pennsylvania, being approximately 100 x 189.5. HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 227 MANOR ROAD, RED LION, PA 17356

PARCEL 53-000-HK-0146.B0-00000
York Instrument No. 2010059161

TO BE SOLD AS THE PROPERTY OF CATHERINE A. KREBS ON JUDGMENT NO. No. 2018-SU-003315

PROPERTY ADDRESS: 227 MANOR ROAD, RED LION, PA 17356

UPI# 53-000-HK-0146.B0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FREEDOM MORTGAGE CORPORATION vs. RICHARD KRIPPS Docket Number: 2019-SU-001531. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

RICHARD KRIPPS

Owner(s) of property situate in Windsor Township, County of York and State of Pennsylvania, being

70 BUCKINGHAM DRIVE,
RED LION, PA 17356

Parcel #: 530002800010000000

Improvements thereon: Residential Dwelling
Judgment Amount: \$175,710.16

Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 70 BUCKINGHAM DRIVE, RED LION, PA 17356

UPI# 53-000-28-0001.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. JOSEPH W. LANGREHR and NOEMI L. LANGREHR Docket Number: 2019-SU-001506. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JOSEPH W. LANGREHR
NOEMI L. LANGREHR

By virtue of a Writ of Execution No. 2019-SU-001506

Wells Fargo Bank, N.A.
v.
Joseph W. Langrehr
Noemi L. Langrehr

owner(s) of property situate in the WEST MANCHESTER TOWNSHIP, YORK County, Pennsylvania, being

1755 Ivy Pump Lane, York, PA 17408-4157
Parcel No. 510004400110000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$236,607.48

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 1755 IVY PUMP LANE, YORK, PA 17408

UPI# 51-000-44-0011.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER vs. TRACEY LAURICE LEDBETTER Docket Number: 2019-SU-000169. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

TRACEY LAURICE LEDBETTER

ALL THAT CERTAIN piece, parcel, or tract of land situated in Dover Township, York County, Pennsylvania, being known as Lot 10 as shown on a revised final subdivision plan of Brownstone Manor Phase I Final prepared by Johnston and Associates, Inc. Drawing No. 2004-15 for Altieri Enterprises, Inc. Sheet 2 as revised 09/07/2004 and recorded in the Office of the Recorder of Deeds in and for York County on 02/24/2005 in Plan Book 1707, page 4370 and bounded and described as follows:

BEGINNING at a point along the eastern right-of-way line of Carriage Lane approximately 100.00' northeast of its intersection with Stonehouse Lane; thence N. 40 degrees 11'00" E. 75.00' to a point; thence S. 49 degrees 49'00" E. 108.00' to a point; thence S. 40 degrees 11'00" W. 75.00' to a point; thence N. 49 degrees 49'00" W. 75.00' to a point; thence N. 49 degrees 49'00" W. 108.00' to the point of BEGINNING.

SUBJECT to a 10' sanitary sewer easement along the side (northeast) property line and a sanitary sewer easement of varying dimensions along the rear (northeast) corner of the property as shown on Johnston and Associates, Inc. Drawing No. 2004-15 Sheet 2, latest revision date 09/07/2004.

Title to said Premises vested in Harold L. Ledbetter, Jr. and Tracey Laurice Ledbetter by Deed from Richmond American Homes of Maryland, Inc. dated December 12, 2006 and recorded on December 15, 2006 in the York County Recorder of Deeds in Book 1862, Page 2894 as Instrument No. 2006099062.

The said Harold L. Ledbetter, Jr. departed this life on June 7, 2012, whereupon, title vested in

Tracey Laurice Ledbetter, his wife.

Being known as: 2560 Carriage Lane, Dover, PA 17315

Tax Parcel Number: 24-000-35-0010.00-00000

PROPERTY ADDRESS: 2560 CARRIAGE LANE, DOVER, PA 17315

UPI# 24-000-35-0010.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE--NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. JACQUELINE C. LEDGER A/K/A JACQUELINE LEDGER and JULIAN K. LEDGER Docket Number: 2019-SU-001665. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JACQUELINE C. LEDGER
A/K/A JACQUELINE LEDGER
JULIAN K. LEDGER

By virtue of a Writ of Execution No. 2019-SU-001665

Wells Fargo Bank, N.A.

v.
Jacqueline C. Ledger a/k/a Jacqueline Ledger
Julian K. Ledger

owner(s) of property situate in the GOLDSBORO BOROUGH, YORK County, Pennsylvania, being

28 North Kister Street, Etters, PA 17319-8843
Parcel No. 650000101530000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$51,353.36

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 28 NORTH KISTER STREET, ETTERS, PA 17319

UPI# 65-000-01-0153.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE--NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PENNYMAC LOAN SERVICES LLC vs. LATICE LEE Docket Number: 2019-SU-001306. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

LATICE LEE

Owner(s) of property situate in Springfield Township, York County, Pennsylvania, being

435 LAUREL OAK LANE, SEVEN VALLEYS, PA 17360

Parcel No.: 470000904570000000

Improvements thereon: Residential Dwelling
Judgment Amount: \$199,603.10

Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 435 LAUREL OAK LANE, SEVEN VALLEYS, PA 17360

UPI# 47-000-09-0457.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE--NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on

Judgment of WELLS FARGO BANK, N.A. vs. SHEILA LESKOVEC Docket Number: 2019-SU-001856. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

SHEILA LESKOVEC

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE a township OF SPRING GARDEN, YORK, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 1137 SOUTHERN ROAD, YORK, PA 17403

UPIN NUMBER 480001600590000000

PROPERTY ADDRESS: 1137 SOUTHERN ROAD, YORK, PA 17403

UPI# 48-000-16-0059.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE--NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of RELIANCE FIRST CAPITAL, LLC vs. ANDREW F. LEVINDOSKI and CELESTE E. LEVINDOSKI Docket Number: 2019-SU-001381. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ANDREW F. LEVINDOSKI
CELESTE E. LEVINDOSKI

PARCEL NO.: 27-000-PF-0020.L0-00000

ALL THAT CERTAIN piece or parcel of land, with buildings and improvements thereon erected, situate in Fairview Township, York County, Pennsylvania, more fully bounded and described as follows:

BEGINNING at a point in Old Quaker Road (T-917), at a common property corner of Lot #1 and Lot #2 of the Final Subdivision Plan of 748 Old Quaker Road for Craig A. and Jennifer A. Warden; thence from said point of beginning, through Old Quaker Road (T-917) and along said Lot #1 the following 4 courses: (1) North 40 de-

grees 59 minutes 00 seconds East, a distance of 77.26 feet to a point; thence (2) North 64 degrees 03 minutes 27 seconds East, a distance of 191.37 feet to a point; thence (3) North 40 degrees 59 minutes 00 seconds East, a distance of 227.35 feet to a point; thence (4) North 47 degrees 07 minutes 44 seconds West, a distance of 342.08 feet to a point at a common property corner of Lot #1, Lot #2 and lands now or late of Raymond L. and Darlene J. Skoloda; thence along said lands now or late of Raymond L. and Darlene J. Skoloda, North 40 degrees 47 minutes 00 seconds East, a distance of 303.26 feet to a point at a common property corner of Lot #2, lands now or late of Raymond L. and Darlene J. Skoloda and lands now or late of Mary E. Keat; thence along said lands now or late of Mary E. Keat, South 82 degrees 49 minutes 00 seconds East, a distance of 512.76 feet to a point at a common property corner of Lot #2, lands now or late of Mary E. Keat and lands now or late of Larry G. Brothers; thence along said lands now or late of Larry G. Brothers the following 2 courses: (1) South 52 degrees 59 minutes 00 seconds West, a distance of 279.65 feet to a point; thence (2) South 40 degrees 59 minutes 00 seconds West, a distance of 779.65 feet to a point in Old Quaker Road (T-917); thence through said Old Quaker Road (T-917), North 64 degrees 16 minutes 00 seconds West, a distance of 103.65 feet to a point, said point being the place of beginning.

TOGETHER with all and singular the buildings and improvements, ways, streets, alleys, drive-ways, passages, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever unto the hereby granted premises belonging, or in anywise appertaining, and the reversions and remainders, rents, issues, and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of them, the said grantors, as well at law as in equity, of, in and to the same.

ALSO KNOWN AS 752 Old Quaker Road, Lewisberry, PA 17339

Fee Simple Title Vested in Andrew F. Levin-doski and Celeste E. Levindoski by deed from Daniel R. Whetstone and Gioviana Whetstone, Husband and Wife, dated 9/30/2014, recorded 10/2/2014, in the York County Clerk's Office in Deed Book 2294, Page 4662, as Instrument No. 201404322.

PROPERTY ADDRESS: 752 OLD QUAKER ROAD, LEWISBERRY, PA 17339

UPI# 27-000-PF-0020.L0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST A vs. JEANNE D. LILLEY and THE UNITED STATES OF AMERICA Docket Number: 2019-SU-001445. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JEANNE D. LILLEY
 THE UNITED STATES OF AMERICA

Docket No. 2019-SU-1445

Description: ALL THE FOLLOWING described tract of real estate, situate, lying and being in Dover township, York County, Pennsylvania, known as Lots 22 and 23, as shown on a Plan of Lots of "Parkview", which Plan is recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Deed Book 22 -V, page 701.

Parcel No. 24-000-KG-0135.C0-00000

Property: 1810 Poplar Road, Dover, PA 17315

Improvements: Residential Property

PROPERTY ADDRESS: 1810 POPLAR ROAD, DOVER, PA 17315

UPI# 24-000-KG-0135.C0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PENNYMAC LOAN SERVICES LLC vs. RICHARD E. LUCKABAUGH Docket Number: 2019-SU-001456. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

RICHARD E. LUCKABAUGH

Owner(s) of property situate in the Township of Lower Windsor, County of York and State of Pennsylvania, being

1148 CANADOCHLY ROAD,
 YORK, PA 17406

PARCEL #: 35000JL01150000000

Improvements thereon: Residential Dwelling

Judgment Amount: \$183,501.59
 Attorneys for Plaintiff:
 KML LAW GROUP P.C.

PROPERTY ADDRESS: 1148 CANADOCHLY ROAD, YORK, PA 17406

UPI# 35-000-JL-0115.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of LSF10 MASTER PARTICIPATION TRUST vs. CATHERINE A. LUMM A/K/A CATHERINE A. TSCHUDIN and WILLIAM D. LUMM Docket Number: 2018-SU-000268. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CATHERINE A. LUMM
 A/K/A CATHERINE A. TSCHUDIN
 WILLIAM D. LUMM

By virtue of a Writ of Execution No. 2018-SU-000268

LSF10 MASTER PARTICIPATION TRUST
 v.
 Catherine A. Lumm a/k/a Catherine A. Tschudin
 William D. Lumm

owner(s) of property situate in the MANCHES-TER TOWNSHIP, YORK County, Pennsylvania, being

581 Church Road, York, PA 17404-9604
 Parcel No. 36000050044B000000

(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$103,075.68

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 581 CHURCH ROAD,
YORK, PA 17404

UPI# 36-000-05-0044.B0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of CENTRIC BANK vs. JOHN J. MALONE and VERONICA A. MALONE Docket Number: 2019-NO-002172. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JOHN J. MALONE
VERONICA A. MALONE

John J. Malone and Veronica A. Malone, owners of property situate in Jackson Township, York County and Commonwealth of Pennsylvania, being

140 Acorn Road,
Spring Grove, Pennsylvania 17362
Tax Parcel No. 33-000-08-0089.00-00000

Improvements Thereon: Residential Dwelling

Judgment Amount: \$852,054.36

Attorneys for Plaintiff: Marc A. Hess, Esquire of Henry & Beaver LLP

PROPERTY ADDRESS: 140 ACORN ROAD,
SPRING GROVE, PA 17362

UPI# 33-000-08-0089.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of M&T BANK vs. DANIELLE MANSER AKA DANIELLE F. TROTT, SOLEY IN HER CAPACITY AS HEIR OF RHONDA S. MANSER, DECEASED, RONALD MANSER SOLEY IN HIS CAPACITY AS HEIR OF RHONDA S. MANSER, DECEASED Docket Number: 2019-SU-000024. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DANIELLE MANSER
AKA DANIELLE F. TROTT,
SOLEY IN HER CAPACITY AS HEIR OF
RHONDA S. MANSER, DECEASED
RONALD MANSER
SOLEY IN HIS CAPACITY AS HEIR OF
RHONDA S. MANSER, DECEASED

Owner(s) of property situate in the BOROUGH OF STEWARTSTOWN, York County, Pennsylvania, being

31 TROUT LANE, STEWARTSTOWN, PA 17363

Parcel No.: 86000020007K000000

Improvements thereon: Residential Dwelling

Judgment Amount: \$154,954.88

Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 31 TROUT LANE,
STEWARTSTOWN, PA 17363

UPI# 86-000-02-0007.K0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs.

EVELYN M. MARTIN and GARY L. MARTIN, AKA GARY L. MARTIN, SR. Docket Number: 2019-SU-000803. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

EVELYN M. MARTIN
GARY L. MARTIN,
AKA GARY L. MARTIN, SR.

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF SHREWSBURY, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 3963 FISSELS CHURCH ROAD, GLEN ROCK, PA 17327

UPIN NUMBER 45-000-BH-0057.00-00000

PROPERTY ADDRESS: 3963 FISSELS
CHURCH ROAD, GLEN ROCK, PA 17327

UPI# 45-000-BH-0057.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BANKUNITED, N.A. vs. SUSAN E. MATHEWS Docket Number: 2019-SU-001679. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

SUSAN E. MATHEWS

ALL THAT CERTAIN tract of land, with the improvements thereon erected, situate, lying and being in Penn Township, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a corner on Baltimore Street at a stake at Lot No. 2; thence with said Lot No. 2, North 48 degrees 58 minutes East, 175 feet to a stake for a corner at a 20 feet wide public alley; thence along said alley, South 41 degrees 02 minutes East, 30 feet to a stake as a corner at Lot No. 4; thence along said Lot No. 4, South 48 degrees 58 minutes West, 175 feet to a corner

at Baltimore Street aforesaid; thence with said Baltimore Street, North 41 degrees 02 minutes West, 30 feet to a stake for a corner at Lot No. 2, the place of BEGINNING.

KNOWN on a plan of series of lots laid out as "N.P. Ninneman Subdivision No. 5, Hanover, Pa." as Lot No. 3, Block C, which said plan is recorded in the Recorder's Office in and for York County, Pennsylvania, in Record Book 22-W, Page 701.

BEING Parcel ID 44-000-03-0155.00-00000

BEING KNOWN for informational purposes only as 744 Baltimore Street Hanover, PA 17331.

BEING THE SAME PREMISES as conveyed in Deed to Susan E. Mathews, adult individual by deed from Martin E. Rummel, adult individual dated June 9, 2014 and recorded June 11, 2014, Book 2281 Page 426 Instrument Number 2014022471 in York County Recorder of Deeds office, in fee.

PROPERTY ADDRESS: 744 BALTIMORE STREET, HANOVER, PA 17331

UPI# 44-000-03-0155.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,

11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BRANCH BANKING AND TRUST COMPANY vs. CHERIE MILLER Docket Number: 2019-SU-001470. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CHERIE MILLER

ALL THAT CERTAIN PIECE OR PARCEL OR TRACT OF LAND SITUATE IN NEWBERRY TOWNSHIP, YORK COUNTY, PENNSYLVANIA, AND BEING KNOWN AS 85 YORK HILL ROAD, ETTERS, PENNSYLVANIA 17319.

TAX MAP AND PARCEL NUMBER: 39-000-08-0046.00-00000

THE IMPROVEMENTS THEREON ARE: Residential Dwelling

REAL DEBT: \$119,043.61

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Cherie Miller

McCabe, Weisberg & Conway, LLC
123 South Broad Street, Suite 1400
Philadelphia, PA 19109

PROPERTY ADDRESS: 85 YORK HILL ROAD, ETTERS, PA 17319

UPI# 39-000-08-0046.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,

11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of LAKEVIEW LOAN SERVICING, LLC vs. CHRISTINA MOWREY and BENJAMIN MOWREY Docket Number: 2019-SU-001793. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CHRISTINA MOWREY
BENJAMIN MOWREY

All that certain piece or parcel or Tract of land situate in the Township of Newberry, York County, Pennsylvania, and being known as 20 Ridgeview Drive, Etters, Pennsylvania 17319.

TAX MAP AND PARCEL NUMBER: 39-000-27-0149.00-00000

THE IMPROVEMENTS THEREON ARE: Residential Dwelling

REAL DEBT: \$224,251.27

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: Christina Mowrey and Benjamin Mowrey

PROPERTY ADDRESS: 20 RIDGEVIEW DRIVE, ETTERS, PA 17319

UPI# 39-000-27-0149.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the

schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,

11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BAYVIEW LOAN SERVICING, LLC vs. CRYSTAL L. MOYER, KNOWN HEIR OF WALTER S. TYSON, DECEASED, WALTER S. TYSON, JR KNOWN HEIR OF WALTER S. TYSON, DECEASED, UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER WALTER S. TYSON, DECEASED Docket Number: 2018-SU-000442. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CRYSTAL L. MOYER, KNOWN HEIR OF
WALTER S. TYSON, DECEASED
WALTER S. TYSON, JR KNOWN HEIR OF
WALTER S. TYSON, DECEASED
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS AND ALL PERSONS, FIRMS, OR
ASSOCIATIONS CLAIMING RIGHT, TITLE
OR INTEREST FROM OR UNDER
WALTER S. TYSON, DECEASED

ALL the following described lot of ground, situate in the Borough of Red Lion, County of York and State of Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a point on the Southern curblineline of East Broadway, a corner of lot of ground of Harry Bales; thence along line or lot of same, in a Southerly direction, through the center line of a double dwelling and through a garage erected upon lots of ground of the said Harry Bales and one hereby conveyed unto the grantee hereto, one hundred thirty-six (136) feet more or less to a point on the Northern edge of a sixteen feet wide public alley, known as Newton Alley; thence along edge of said Alley in a Westerly direction twenty (20) feet more or less, to a point on the inside edge of sidewalk along East Avenue; thence along inside of edge of said sidewalk, in a Northerly direction, one hundred thirty-five and one-half (135 1/2) feet, more or less, to a point on the Southern curblineline of said East Broadway, thence along curblineline of said East Broadway in an Easterly direction, eighteen feet more or less to point and the place of BEGINNING.

Title to said Premises vested in Walter S. Tyson and Betty R. Tyson by Deed from Iva N. Welty Grimm and William H. Grimm dated February 25, 1956 and recorded on February 27, 1956 in the York County Recorder of Deeds in Book 42-J, Page 249.

Being known as: 200 East Broadway, Red Lion, PA 17356

Tax Parcel Number: 82-000-02-0138.00-00000

PROPERTY ADDRESS: 200 EAST BROADWAY, RED LION, PA 17356

UPI# 82-000-02-0138.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. DAVID L. MUELLER Docket Number: 2019-SU-001924. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DAVID L. MUELLER

By virtue of a Writ of Execution No. 2019-SU-001924

Wells Fargo Bank, N.A.
v.
David L. Mueller

owner(s) of property situate in the SPRINGGETTSBURY TOWNSHIP, YORK County, Pennsylvania, being

16 Windermere Court, York, PA 17402
Parcel No. 460001101270000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$104,572.16

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 16 WINDERMERE COURT, YORK, PA 17402

UPI# 46-000-11-0127.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and

Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of U.S BANK NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST SERIES 2016-CTT vs. SHANNA MUMMERT SOLELY IN HER CAPACITY AS HEIR OF JULIE MUMMERT A/K/A JULIE L. MUMMERT DECEASED, ANDREW E. SCOTT SOLELY IN HIS CAPACITY AS HEIR OF JULIE MUMMERT A/K/A JULIE L. MUMMERT DECEASED Docket Number: 2016-SU-003233. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

SHANNA MUMMERT SOLELY IN HER CAPACITY AS HEIR OF JULIE MUMMERT A/K/A JULIE L. MUMMERT DECEASED
ANDREW E. SCOTT SOLELY IN HIS CAPACITY AS HEIR OF JULIE MUMMERT A/K/A JULIE L. MUMMERT DECEASED

Being the Owner(s) of property situate in York Township, York County and State of Pennsylvania, being

328 FRANKLIN SQUARE DRIVE, DALLASTOWN, PA 17313

PARCEL #: 54-000-45-0044.A0-00000

Improvements thereon: Residential Dwelling

Judgment Amount: \$116,541.45

Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 328 FRANKLIN SQUARE DRIVE, DALLASTOWN, PA 17313

UPI# 54-000-45-0044.A0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE FIRST FRANKLIN MORTGAGE LOAN TRUST 2004-FFH4 ASSET-BACKED CERTIFICATES, SERIES 2004-FFH4 vs. MARIA N. MYERS Docket Number: 2019-SU-000256. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MARIA N. MYERS

Property of Maria N. Myers

Execution No. 2019-SU-000256

Judgment Amount: \$113,746.57

All the right title, interest and claim of Maria N. Myers, of in and to: Property located at 211 Ruth Avenue, within the Borough of Hanover, York County, PA. Having erected thereon a Single Family, Residential Dwelling. Being more fully described in York County Deed Book Volume 1685, at page 247, Instrument No. 04-092074.

Parcel Identification No. 67-000-07-0384.00-00000

Attorney: Hladik, Onorato & Federman, LLP
Address: 298 Wissahickon Avenue
North Wales, PA 19454

PROPERTY ADDRESS: 211 RUTH AVENUE, HANOVER, PA 17331

UPI# 67-000-07-0384.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of DANIEL E. GINGERICH

TIMOTHY R. WEAVER, and GINGERICH & WEAVER, LLC vs. MARK R. MYERS, MARK D. HIEBLER/HEIBLER and MARGARET R. HEIBLER/HIEBLER Docket Number: 2018-SU-003053. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MARK R. MYERS
MARK D. HIEBLER/HEIBLER
MARGARET R. HEIBLER/HIEBLER

UPI: 01-007-03-0014.00-00000

ALL that certain piece or parcel of land situate with the improvements thereon erected on the north side of East Cottage Place, in the First Ward of the City of York, York County, Pennsylvania, known and numbered as 43 East Cottage Place, and being more particularly bounded and described as follows, to wit:

BEGINNING at a point on the north side of said East Cottage Place ninety-eight (98) feet East on the eastern side of South Court Alley, and extending thence eastwardly, along the North side of said East Cottage Place, sixteen (16) feet and four (04) inches to a point; thence at right angles northwardly, along property now or formerly of John D. Bailey, one hundred thirty-eight (138) feet to a private alley; thence at a right angle westwardly, along the South side of said alley sixteen (16) feet, four (04) inches to a point; thence at a right angle southwardly along property now or formerly of William H. Grothe one hundred thirty-eight (138) feet to said East Cottage Place and the point of BEGINNING.

HAVING a frontage of sixteen (16) feet four (04) inches on said East Cottage Place and extending in length or depth northwardly of uniform width throughout one hundred thirty-eight (138) feet to said private alley.

IT BEING the same premises which WayPoint Bank, formerly known as York Federal Savings & Loan Association, by its deed dated November 19, 2001, and recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Record Book 1467, page 7770, granted and conveyed unto Daniel E. Gingerich and Timothy R. Weaver, co-partners.

PROPERTY ADDRESS: 43 EAST COTTAGE PLACE, YORK, PA 17401

UPI# 01-007-03-0014.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO WELLS FARGO BANK MINNESOTA, NATIONAL ASSOCIATION, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2005-HE5 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-HE5 vs. BRENDA S. OTTO and TIMOTHY P. MULLANEY Docket Number: 2019-SU-000285. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

BRENDA S. OTTO
TIMOTHY P. MULLANEY

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF LOWER CHANCEFORD, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 170 RIVERVIEW ROAD, DELTA (LOWER CHANCEFORD TOWNSHIP), PA 17314

PARCEL NUMBER: 34-000-02-0003.00-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 170 RIVERVIEW ROAD, DELTA, PA 17314

UPI# 34-000-02-0003.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of SIGNATURE FEDERAL CREDIT UNION FKA NAPUS FEDERAL CREDIT UNION vs. ANN L. PERRY Docket Number: 2019-SU-001988. And to me directed, I will ex-

pose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ANN L. PERRY

ALL THE RIGHT, TITLE, INTEREST AND CLAIM OF ANN L. PERRY, OF, IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COMMONWEALTH OF PENNSYLVANIA, COUNTY OF YORK, AND TOWNSHIP OF HOPEWELL, HAVING ERECTED THEREON A RESIDENTIAL SPLIT-LEVEL HOUSE BEING KNOWN AND NUMBERED AS 232 SAND PATCH LANE, STEWARTSTOWN, PA 17363 DEED BOOK VOLUME 2018, PAGE 31, TAX PARCEL NUMBER 32-000-BK-0818.00-00000.

PROPERTY ADDRESS: 232 SAND PATCH LANE, STEWARTSTOWN, PA 17363

UPI# 32-000-BK-0818.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. SANTOS RAMOS Docket Number: 2019-SU-001610. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

SANTOS RAMOS

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE A CITY OF YORK, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 462 PENNSYLVANIA AVENUE, YORK, PA 17404

UPIN NUMBER 14-470-11-0021.00-00000

PROPERTY ADDRESS: 462 PENNSYLVANIA AVENUE, YORK, PA 17404

UPI# 14-470-11-0021.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PNC BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST TO NATIONAL CITY REAL ESTATE SERVICES, LLC, SUCCESSOR BY MERGER TO NATIONAL CITY MORTGAGE, INC., FORMERLY KNOWN AS NATIONAL CITY MORTGAGE CO. vs. MICHAEL D. REMINGTON Docket Number: 2019-SU-001534. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MICHAEL D. REMINGTON

Owner(s) of property situate in Spring Garden Township, County of York and State of Pennsylvania, being

1230 EAST MAPLE STREET,
YORK, PA 17403

Parcel #: 480001301850000000

Improvements thereon: Residential Dwelling

Judgment Amount: \$56,791.74

Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 1230 EAST MAPLE STREET, YORK, PA 17403

UPI# 48-000-13-0185.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION vs. JANICE L. ROHRBAUGH and MARK ROHRBAUGH A/K/A MARK R. ROHRBAUGH Docket Number: 2017-SU-002992. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JANICE L. ROHRBAUGH
MARK ROHRBAUGH
A/K/A MARK R. ROHRBAUGH

ALL THAT CERTAIN described tract of land lying and being situate in the Township of Windsor, County of York and Commonwealth of Pennsylvania, designated as Lot No. 87 on a Final Subdivision Plan, Phase I, Indian Meadows, recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Plan Book II, Page 862, and as more fully bounded and described as follows to wit:

Property Address: 420 Appaloosa Way Red Lion, PA 17356

Parcel No. 53-000-20-0087.00-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2017-SU-002992
Judgment: \$250,455.64
Attorney: Katherine M. Wolf, Esquire
To be sold as the Property Of: Janice L. Rohrbaugh and Mark Rohrbaugh a/k/a Mark R. Rohrbaugh

PROPERTY ADDRESS: 420 APPALOOSA WAY, RED LION, PA 17356

UPI# 53-000-20-0087.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER vs. BRIAN M. SCHWARTZ Docket Number: 2019-SU-001001. And to me directed, I will expose at

public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

BRIAN M. SCHWARTZ

ALL THAT CERTAIN improved lot or tract of ground situate on Manor Road in Lower Windsor Township, York County, Pennsylvania, said tract being Lot 5 on a plan prepared by Gordon L. Brown & Associates dated August 19, 1996, approved by Lower Windsor Township on October 10, 1996 and recorded on October 16, 1996, on York County Plan Book 00 Page 403, said lot being bounded and described as follows:

Property Address: 1726 Manor Road, Windsor, PA 17366

Parcel No. 35-000-IL-0019.F0-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2019-SU-001001
Judgment: \$198,252.14
Attorney: Katherine M. Wolf, Esquire
To be sold as the Property Of: Brian M. Schwartz

PROPERTY ADDRESS: 1726 MANOR ROAD, WINDSOR, PA 17366

UPI# 35-000-IL-0019.F0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. STEVEN E. SCOTT, AS BELIEVED HEIR AND/OR ADMINISTRATOR TO THE ESTATE OF HELEN I. COX, UNKNOWN HEIRS AND/OR ADMINISTRATORS OF THE ESTATE OF HELEN I. COX Docket Number: 2019-SU-000184. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

STEVEN E. SCOTT, AS BELIEVED HEIR
AND/OR ADMINISTRATOR TO THE
ESTATE OF HELEN I. COX
UNKNOWN HEIRS AND/OR
ADMINISTRATORS OF THE
ESTATE OF HELEN I. COX

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE A CITY OF YORK, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 622 ELM TERRACE, YORK, PA 17404

UPIN NUMBER 14-470-11-0026.00-00000

PROPERTY ADDRESS: 622 ELM TERRACE, YORK, PA 17404

UPI# 14-470-11-0026.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of U.S. BANK NATIONAL ASSOCIATION vs. JOSEPH W. SERGOTICK and RUTH J. SERGOTICK Docket Number: 2017-SU-003111. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:
 JOSEPH W. SERGOTICK
 RUTH J. SERGOTICK

By virtue of a Writ of Execution No. 2017-SU-003111

U.S. Bank National Association
 v.
 Joseph W. Sergotick
 Ruth J. Sergotick

owner(s) of property situate in the WINDSOR TOWNSHIP, YORK County, Pennsylvania, being

395 Stabley Lane, Windsor, PA 17366-9014
 Parcel No. 530003401130000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$210,373.66

Attorneys for Plaintiff
 Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 395 STABLEY LANE, WINDSOR, PA 17366

UPI# 53-000-34-0113.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION vs. PENNY L. SHEARER Docket Number: 2019-SU-001453. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

PENNY L. SHEARER

ALL THOSE CERTAIN two (2) tracts of land with the improvements thereon erected, situate, lying and being in Spring Garden Township, York County, Pennsylvania, being more fully bounded and described as follows, to wit:

Property Address: 1230 South Albemarle Street, York, PA 17403

Parcel No. 48-000-18-0013.00-00000
 Improvements: Residential Dwelling
 Subject to Mortgage: No
 Subject to Rent: No
 C.P. NO. 2019-SU-001453
 Judgment: \$149,868.45
 Attorney: Katherine M. Wolf, Esquire
 To be sold as the Property Of: Penny L. Shearer

PROPERTY ADDRESS: 1230 SOUTH ALBEMARLE STREET, YORK, PA 17403

UPI# 48-000-18-0013.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00

O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of MECU-LIBERTY BAY CREDIT UNION vs. WANDA J. SHELTON Docket Number: 2019-SU-001541. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

WANDA J. SHELTON

By virtue of a Writ of Execution No. 2019-SU-001541
 Mecu-Liberty Bay Credit Union
 v.
 Wanda J. Shelton

owner(s) of property situate in the SHREWSBURY TOWNSHIP, YORK County, Pennsylvania, being

16607 Kennedy Circle,
 Shrewsbury, PA 17361-1871
 Parcel No. 450001100210000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$271,774.86

Attorneys for Plaintiff
 Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 16607 KENNEDY CIRCLE, SHREWSBURY, PA 17361

UPI# 45-000-11-0021.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of SANTANDER BANK, N.A. vs. MORRIS A. SHIREY, II and PAMELA J. DEL-LINGER Docket Number: 2017-SU-001542. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MORRIS A. SHIREY, II

PAMELA J. DELLINGER

By virtue of a Writ of Execution No. 2017-SU-001542

Santander Bank, N.A.
v.
Morris A. Shirey, II
Pamela J. Dellinger

owner(s) of property situate in the WEST MANCHESTER TOWNSHIP, YORK County, Pennsylvania, being

2153 Bannister Street, York, PA 17404-4803
Parcel No. 510000300930000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$44,412.59

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 2153 BANNISTER STREET, YORK, PA 17404

UPI# 51-000-03-0093.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC vs. ANDREA F. SHOFF Docket Number: 2017-SU-000578. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ANDREA F. SHOFF

ALL THAT CERTAIN tract of land known as Lot 74 of a Revised Final Subdivision Plan of Lots 74 & 765 - Dauberton Subdivision, as prepared by Staliman & Stahlman, Inc. York Pennsylvania, Drawing No. A-91-036, dated November 1, 1991, and recorded in Plan Book LL, Page 330, in the Office of the Recorder of Deeds in and for York County, Pennsylvania and situated in Manchester Borough, York County, Pennsylvania, more particularly described as follows to wit:

Property Address: 140 Boxwood Road
Manchester, PA 17345

Parcel No. 76-000-04-0074.00-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2017-SU-000578
Judgment: \$85,094.67
Attorney: Katherine M. Wolf, Esquire
To be sold as the Property Of: Andrea F. Shoff

PROPERTY ADDRESS: 140 BOXWOOD ROAD, MANCHESTER, PA 17345

UPI# 76-000-04-0074.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FLAGSTAR BANK, FSB vs. CARL S. SIDENSTRICKER, JR Docket Number: 2019-SU-000603. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CARL S. SIDENSTRICKER, JR

By virtue of a Writ of Execution No. 2019-SU-000603

Flagstar Bank, FSB
v.
Carl S. Sidenstricker, Jr

owner(s) of property situate in the PENN TOWNSHIP, YORK County, Pennsylvania, being

841 Hershey Heights Road, Hanover,
PA 17331-9461
Parcel No. 44000ED00930000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$186,778.86

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 841 HERSHEY HEIGHTS ROAD, HANOVER, PA 17331

UPI# 44-000-ED-0093.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of MIDFIRST BANK vs. KITTY L. SLOBOZIEN and JEFFRY S. SLOBOZIEN Docket Number: 2019-SU-001222. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

KITTY L. SLOBOZIEN
JEFFRY S. SLOBOZIEN

Owner(s) of property situate in the Township of North Codorus, County of York and State of Pennsylvania, being

5931 GLATFELTERS STATION ROAD AKA BOX 177, GLATFELTER STATION ROAD, SEVEN VALLEYS, PA 17360

PARCEL #: 40000FH00610000000

Improvements thereon: Residential Dwelling

Judgment Amount: \$32,035.09

Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 5931 GLATFELTERS STATION ROAD, AKA BOX 177, GLATFELTER STATION ROAD, SEVEN VALLEYS, PA 17360

UPI# 40-000-FH-0061.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

2830 FIESTA DRIVE, YORK, PA 17403
 PARCEL #: 54-000-21-004100
 Improvements thereon: Residential Dwelling

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of MIDFIRST BANK vs. BRADLEY S. SMITH and AMANDA M. MAUSE Docket Number: 2019-SU-001262. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

BRADLEY S. SMITH
 AMANDA M. MAUSE

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE a city OF YORK, YORK, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 205 NORTH HARTMAN STREET, YORK, PA 17403

UPIN NUMBER 12-364-04-0043.00-00000

PROPERTY ADDRESS: 205 NORTH HARTMAN STREET, YORK, PA 17403

UPI# 12-364-04-0043.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION vs. DONTE E. SMITH Docket Number: 2018-SU-001633. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DONTE E. SMITH

Being the Owner(s) of property situate in York Township, York County and State of Pennsylvania, being

Judgment Amount: \$270,113.07

Attorneys for Plaintiff:
 KML LAW GROUP P.C.

PROPERTY ADDRESS: 2830 FIESTA DRIVE, YORK, PA 17403

UPI# 54-000-21-0041.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FEDERAL NATIONAL MORTGAGE ASSOCIATION vs. GALLEN D. SMITH and PATRICIA A. SMITH Docket Number: 2018-SU-003254. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

GALLEN D. SMITH
 PATRICIA A. SMITH

ALL THAT CERTAIN parcel of real estate with improvements thereon located in Warrington Township, York County, Pennsylvania, and being known as Lot #2 on a plan of subdivision recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book FF, page 644, as follows:

BEGINNING at a point in the center of S.R. 4014 (formerly L.R. 66034), thence through the center of the aforementioned road, South thirty-nine (39) degrees forty-four (44) minutes fifty (50) seconds East, one hundred fifty-five (155) feet to a point; thence across the aforementioned S.R. 4014 and along lands now or formerly of Charles A. Hoff, Jr., and in particular being Lot #3 on the plan of subdivision at Plan Book FF, page 644, South sixty (60) degrees forty-nine (49) minutes forty-five (45) seconds West, four hundred ninety-eight and thirty-four hundredths (498.34) feet to a point at lands now or formerly of Annie Border; thence along lands of the same, North sixteen (16) degrees twenty (20) minutes zero (00) seconds West, seventy (70) feet to a point; thence along lands now or formerly of

Charles A. Hoff, Jr., and in particular being Lot #3 on the subdivision at Plan Book FF, page 544, North fifty (50) degrees seventeen (17) minutes fifty (50) seconds East, four hundred sixty-two and six hundredths (462.06) feet to a point in the center of S.R. 4014, the place of BEGINNING.

Title to said Premises vested in Gallen D. Smith and Patricia A. Smith by Deed from Emanuel S. Ruhlman et al dated December 15, 2006 and recorded on December 18, 2006 in the York County Recorder of Deeds in Book 1862, Page 5014 as Instrument No. 2006099299.

Being known as: 7270 Harmony Grove Road, Wellsville, PA 17365

Tax Parcel Number: 49-000-LE-0002.B0-00000

PROPERTY ADDRESS: 7270 HARMONY GROVE ROAD, WELLSVILLE, PA 17365

UPI# 49-000-LE-0002.B0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of LOANDEPOT.COM, LLC vs. JAMES H. SMITH Docket Number: 2019-SU-001746. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JAMES H. SMITH

By virtue of a Writ of Execution No. 2019-SU-001746

Loandepot.Com, LLC
 v.
 James H. Smith

owner(s) of property situate in the HALLAM BOROUGH, YORK County, Pennsylvania, being

444 Fitzpatrick Lane, York, PA 17406-1208
 Parcel No. 660000102130000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$116,212.54

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 444 FITZPATRICK
LANE, YORK, PA 17406

UPI# 66-000-01-0213.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of PENNYMAC LOAN SERVICES, LLC vs. BERLYN E. SNYDER and DAVID SCOTT EVANS, JR. Docket Number: 2019-SU-001346. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

BERLYN E. SNYDER
DAVID SCOTT EVANS, JR.

ALL THAT CERTAIN piece or parcel of land situate in Dallastown Borough, York County, Pennsylvania.

PARCEL No. 56-000-04-0172.00-00000

PROPERTY ADDRESS: 47 SOUTH PLEASANT AVENUE A/K/A 47 S. PLEASANT AVENUE, DALLASTOWN, PA 17313

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: BERLYN E. SNYDER and DAVID SCOTT EVANS, JR.

ATTORNEY FOR PLAINTIFF: POWERS KIRN, LLC

SHERIFF: Richard P. Keuerleber

PROPERTY ADDRESS: 47 SOUTH PLEASANT AVENUE, A/K/A 47 S. PLEASANT AVENUE, DALLASTOWN, PA 17313

UPI# 56-000-04-0172.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto with-

in ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of U.S. BANK NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST vs. COLIN J. SPEAKS, DEBORA SPEAKS A/K/A DEBORA H. SPEAKS and GENE SPEAKS A/K/A GENE P. SPEAKS Docket Number: 2018-SU-002188. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

COLIN J. SPEAKS
DEBORA SPEAKS
A/K/A DEBORA H. SPEAKS
GENE SPEAKS
A/K/A GENE P. SPEAKS

owner of property situate in TOWNSHIP OF WEST MANCHESTER, York County, Pennsylvania, being

38 NORTH SCOTT STREET, YORK, PA 17404
Parcel No. 51-000-04-0084.00-00000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$85,595.19

Attorneys for Plaintiff
Romano, Garubo & Argentieri, LLC

PROPERTY ADDRESS: 38 NORTH SCOTT STREET, YORK, PA 17404

UPI# 51-000-04-0084.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a

Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of M&T BANK vs. KATHY D. SPIELMAN, INDIVIDUALLY AND AS A EXECUTRIX OF THE ESTATE OF DONNA J. DEATRICK Docket Number: 2017-SU-002587. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

KATHY D. SPIELMAN,
INDIVIDUALLY AND AS A
EXECUTRIX OF THE ESTATE OF
DONNA J. DEATRICK

PARCEL NO.: 67-000-17-0025.00-00000

ALL the following described lot of ground, together with the buildings thereon erected, situate on Broadway, formerly Abbottstown Street, in the Borough of Hanover, York County, Pennsylvania, bounded and limited as follows, to wit: BEGINNING for a corner at a cut in the concrete on the inside pavement line of Broadway, where it intersects with a sixteen (16) feet wide alley; thence along said alley North sixty (60) degrees, ten (10) minutes, West one hundred sixty-four and ninety-eight hundredths (164.98) feet to an iron pin at another alley, twenty (20) feet wide; thence along last mentioned alley North ten (10) degrees, twenty (20) minutes, East thirty-three and eighty-three hundredths (33.83) feet to an iron pin at property now or formerly of Lida Bowman Meckley and husband; thence along last mentioned property South sixty-one (61) degrees, four (4) minutes, East forty-nine and ninety-five hundredths (49.95) feet to an iron pin: thence along last mentioned property South sixty-nine (69) degrees, East seventy-seven and eight-five hundredths (77.85) feet to an iron pin; thence along last mentioned property North twenty-one (21) degrees, East two and eighty-one hundredths (2.81) feet to an iron pin; thence along last mentioned property South sixty-seven (67) degrees, thirty-eight (38) minutes, East forty-four and one-tenth (44.1) feet to a stake in the concrete on the inside pavement line on said Broadway; thence along said Broadway South twenty-two (22) degrees, twenty-eight (28) minutes, West fifty-two and nine tenths (52.9) feet to the place of BEGINNING.

ALSO KNOWN AS 574 Broadway, Hanover, PA 17331

Fee Simple Title Vested in Kathy D. Spielman, single person by deed from, Kathy D. Spielman, Executrix of the Last Will and Testament of Donna J. Deatricks, dated 6/10/2010, recorded 6/18/2010, in the York County Recorder of deeds in Deed Book 2079, Page 8240.

PROPERTY ADDRESS: 574 BROADWAY, HANOVER, PA 17331

UPI# 67-000-17-0025.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto with-

in ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. JENNIFER L. STIFFLER A/K/A JENNIFER L. STARK Docket Number: 2019-SU-000933. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JENNIFER L. STIFFLER
 A/K/A JENNIFER L. STARK

By virtue of a Writ of Execution No. 2019-SU-000933

Wells Fargo Bank, N.A.
 v.

Jennifer L. Stiffler a/k/a Jennifer L. Stark owner(s) of property situate in the NEWBERY TOWNSHIP, YORK County, Pennsylvania, being

30 York Hill Road, Etters, PA 17319-9762
 Parcel No. 390000800500000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$70,649.85

Attorneys for Plaintiff
 Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 30 YORK HILL ROAD, ETTERS, PA 17319

UPI# 39-000-08-0050.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a

Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FREEDOM MORTGAGE CORPORATION vs. CHRISTOPHER STOLL and WENDY STOLL Docket Number: 2018-SU-003133. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

CHRISTOPHER STOLL
 WENDY STOLL

By virtue of a Writ of Execution No. 2018-SU-003133

Freedom Mortgage Corporation
 v.
 Christopher Stoll
 Wendy Stoll

owner(s) of property situate in the NEWBERY TOWNSHIP, YORK County, Pennsylvania, being

720 Yocumtown Road, Etters, PA 17319-9010
 Parcel No. 39000QGG0185J000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$251,618.37
 Attorneys for Plaintiff
 Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 720 YOCUMTOWN ROAD, ETTERS, PA 17319

UPI# 39-000-QG-0185.J0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NATIONSTAR MORTGAGE LLC vs. SCOTT A. SWEGON Docket Number: 2017-SU-000664. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

SCOTT A. SWEGON

ALL that certain piece, parcel or tract of land together with improvements thereon erected, situated, lying and being in Hopewell Township, York County, Pennsylvania, bounded and limited as-follows, to wit:

Property Address: 225 Jenny Lane, Stewartstown, PA 17363

Parcel No. 32-000-CK-0865.00-00000
 Improvements: Residential Dwelling
 Subject to Mortgage: No
 Subject to Rent: No
 C.P. NO. 2017-SU-000664
 Judgment: \$341,503.61
 Attorney: Katherine M. Wolf, Esquire
 To be sold as the Property Of: Scott A. Swegon

PROPERTY ADDRESS: 225 JENNY LANE, STEWARTSTOWN, PA 17363

UPI# 32-000-CK-0865.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 11.07-3t York County, Pennsylvania

SHERIFF'S SALE—NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of SANTANDER BANK, N.A. vs. LEANNE SWEIGART A/K/A LEANNE SHOFF Docket Number: 2018-SU-000366. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

LEANNE SWEIGART
 A/K/A LEANNE SHOFF

By virtue of a Writ of Execution No. 2018-SU-000366

Santander Bank, N.A.
 v.
 Leanne Sweigart a/k/a Leanne Shoff

owner(s) of property situate in the WINDSOR TOWNSHIP, YORK County, Pennsylvania, being

1450 Freysville Road, York, PA 17406-7733
 Parcel No. 53000JK00320000000
 (Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$134,635.62

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 1450 FREYSVILLE ROAD, YORK, PA 17406

UPI# 53-000-JK-0032.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of FINANCE OF AMERICA REVERSE LLC vs. LAURINDA E. TOME MORTGAGOR, OWNER AND ADMINISTRATRIX OF THE ESTATE OF DARRYLL E. TOME Docket Number: 2019-SU-001323. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

LAURINDA E. TOME MORTGAGOR,
OWNER AND ADMINISTRATRIX OF THE
ESTATE OF DARRYLL E. TOME

ALL THAT CERTAIN PIECE OR PARCEL OR TRACT OF LAND SITUATE IN EAST MANCHESTER TOWNSHIP, YORK COUNTY, PENNSYLVANIA, AND BEING KNOWN AS 205 ZIONS VIEW ROAD, MANCHESTER, PENNSYLVANIA 17345.

TAX MAP AND PARCEL NUMBER: 26-000-MH-0019.A0-00000

THE IMPROVEMENTS THEREON ARE:
RESIDENTIAL DWELLING

REAL DEBT: \$113,861.24

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF: LAURINDA E. TOME

MCCABE, WEISBERG & CONWAY, LLC
123 SOUTH BROAD STREET, SUITE 1400
PHILADELPHIA, PA 19109

PROPERTY ADDRESS: 205 ZIONS VIEW ROAD, MANCHESTER, PA 17345

UPI# 26-000-MH-0019.A0-00000

Notice is further given that all parties in interest

and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR OPTION ONE MORTGAGE LOAN TRUST 2005-5, ASSET-BACKED CERTIFICATES, SERIES 2005-5 vs. ANGELA L. TOME Docket Number: 2018-SU-001064. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ANGELA L. TOME

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE TOWNSHIP OF DOVER, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 3160 SKY TOP TRAIL, DOVER, PA 17315

PARCEL NUMBER: 24-000-KE-0133.00-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 3160 SKY TOP TRAIL, DOVER, PA 17315

UPI# 24-000-KE-0133.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on

Judgment of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR IXIS REAL ESTATE CAPITAL TRUST 2007-HE1 MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2007-HE1 vs. ANA TUALI and VALERIO KIBINDA Docket Number: 2019-SU-000043. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ANA TUALI
VALERIO KIBINDA

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE CITY OF YORK, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 700 ROOSEVELT AVE, YORK, PA 17404

PARCEL NUMBER: 14-477-11-0001.00-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 700 ROOSEVELT AVENUE, YORK, PA 17404

UPI# 14-477-11-0001.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST vs. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER TERRY R. MILLER, DECEASED KIM VEGA-REYES, KNOWN HEIR OF TERRY R. MILLER, DECEASED, TRACEE MILLER, KNOWN HEIR OF TERRY R. MILLER, DECEASED, CRAIG MILLER, KNOWN HEIR OF TERRY R. MILLER, DECEASED, DARREN MILLER, KNOWN HEIR OF TERRY R. MILLER, DECEASED Docket Number: 2018-SU-002951. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER TERRY R. MILLER, DECEASED KIM VEGA-REYES, KNOWN HEIR OF TERRY R. MILLER, DECEASED TRACEE MILLER, KNOWN HEIR OF TERRY R. MILLER, DECEASED CRAIG MILLER, KNOWN HEIR OF TERRY R. MILLER, DECEASED DARREN MILLER, KNOWN HEIR OF TERRY R. MILLER, DECEASED

ALL THAT CERTAIN lot of ground situate in the Township of West Manchester, County of York and State of Pennsylvania, known as Lot # 120 on a Plan of Lots known as Meadowbrook, Section E, recorded in Plan Book Q page 180, York County Records, more particularly bounded, limited and described as follows, to wit:

Property Address: 2431 Opal Road, York, PA 17404

Parcel No. 51-000-25-0120.00-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2018-SU-002951
Judgment: \$211,473.28

Attorney: Katherine M. Wolf, Esquire
To be sold as the Property Of: Unknown Heirs, Successors, Assigns and all Persons, Firms, or Associations claiming Right, Title or Interest from or under Terry R. Miller, Deceased, Kim Vega-Reyes, Known Heir of Terry R. Miller, deceased, Tracee Miller, Known Heir of Terry R. Miller, deceased, Craig Miller, Known Heir of Terry R. Miller, deceased and Darren Miller, Known Heir of Terry R. Miller, deceased

PROPERTY ADDRESS: 2431 OPAL ROAD, YORK, PA 17404

UPI# 51-000-25-0120.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSET MANAGEMENT SERIES I TRUST vs. UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PER-

SONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SYLVIA WELLS, DECEASED, KERI NICHOLS, KNOWN HEIR OF SYLVIA WELLS, DECEASED, JULIE ROTH, KNOWN HEIR OF SYLVIA WELLS, DECEASED, JOSEPH WELLS, KNOWN HEIR OF SYLVIA WELLS, DECEASED Docket Number: 2018-SU-001016. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER SYLVIA WELLS, DECEASED KERI NICHOLS, KNOWN HEIR OF SYLVIA WELLS, DECEASED JULIE ROTH, KNOWN HEIR OF SYLVIA WELLS, DECEASED JOSEPH WELLS, KNOWN HEIR OF SYLVIA WELLS, DECEASED

ALL THAT CERTAIN tract of land, with the improvements thereon erected, situate in the Township of Manchester, County of York and Commonwealth of Pennsylvania, being known as Lot #114 as shown on a Plan of "Woodland View", the Plan of said lot being more particularly shown on a survey made by Gordon L. Brown, Registered Surveyor, on 7/1/1954, bounded and described as follows, to wit:

Property Address: 112 Rockwood Avenue, York, PA 17402

Parcel No. 36-000-04-0045.00-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2018-SU-001016
Judgment: \$83,020.27

Attorney: Katherine M. Wolf, Esquire

To be sold as the Property Of: Unknown Heirs, Successors, Assigns, and All Persons, Firms, or Associations Claiming Right, Title or Interest from or under Sylvia Wells, deceased, Keri Nichols, known Heir of Sylvia Wells, deceased, Julie Roth, known Heir of Sylvia Wells, deceased and Joseph Wells, known Heir of Sylvia Wells, deceased

PROPERTY ADDRESS: 112 ROCKWOOD AVENUE, YORK, PA 17402

UPI# 36-000-04-0045.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of U.S. BANK NATIONAL ASSOCIATION vs. ANN L. VON KROGE and DAVID K. VON KROGE Docket Number: 2019-SU-001260. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ANN L. VON KROGE
DAVID K. VON KROGE

ALL THAT TRACT OF LAND SITUATE, LYING AND BEING IN THE a township OF LOWER WINDSOR, YORK COUNTY, PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 2522 CRALEY ROAD, WRIGHTSVILLE, PA 17368

UPIN NUMBER 35-000-IM-0113.00-00000

PROPERTY ADDRESS: 2522 CRALEY ROAD, WRIGHTSVILLE, PA 17368

UPI# 35-000-IM-0113.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of HOME POINT FINANCIAL CORPORATION vs. STACEY WEBER Docket Number: 2019-SU-000141. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

STACEY WEBER

By virtue of a Writ of Execution No. 2019-SU-000141

Home Point Financial Corporation
v.
Stacey Weber

owner(s) of property situate in the SPRING GARDEN TOWNSHIP, YORK County, Pennsylvania, being

1220 Mount Rose Avenue,
a/k/a 1220 Mt. Rose Avenue,
York, PA 17403-2904
Parcel No. 480001302050000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$115,137.83

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 1220 MOUNT ROSE AVENUE, A/K/A 1220 MT. ROSE AVENUE, YORK, PA 17403

UPI# 48-000-13-0205.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

OR INTEREST FROM OR UNDER
ODESSA MABLE CASIMIRO A/K/A
MABEL ODESSA CASIMIRO-WHITMIRE
A/K/A ODESSA CASIMIRO, DECEASED

ALL THOSE CERTAIN LOTS OR PIECES OF GROUND SITUATE IN THE CITY OF YORK, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS: 609 EAST CHESTNUT STREET, YORK, PA 17403

PARCEL NUMBER: 12-354-02-0067.00-00000

IMPROVEMENTS: RESIDENTIAL PROPERTY

PROPERTY ADDRESS: 609 EAST

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

thence extending East along said last mentioned land one hundred sixty-three and one-half (163 1/2) feet to a point on the west die of an alley; thence extending North along the west side of said alley thirty-eight (38) feet to land now or formerly of Glenn O. Baumgardner and Evelyn R. Baumgardner, his wife; thence West along said last mentioned land one hundred sixty-three and one-half (163 1/2) feet to a point and place of Beginning. Containing in front on said North Harrison Street thirty-nine (39) feet, and extending east of varying width one hundred sixty-three and one-half (163 1/2) feet to the west side of the above-mentioned alley.

Title to said Premises vested in David C. Whittaker and Suzette L. Whittaker by Deed from Patricia J. Harbaugh et al dated April 9, 2004 and recorded on June 17, 2004 in the York County Recorder of Deeds in Book 1659, Page 3856 as Instrument No. 2004052729.

Being known as: 71 N Harrison Street, York, PA 17403

Tax Parcel Number: 12-366-05-0040.00-00000

PROPERTY ADDRESS: 71 NORTH HARRISON STREET, YORK, PA 17403

UPI# 12-366-05-0040.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE UNDER POOLING AND SERVICING AGREEMENT DATED AS OF AUGUST 1, 2004 FINANCE AMERICA MORTGAGE LOAN TRUST 2004-2 vs. ORLANDO LOUIS WHITMIRE A/K/A ORLANDO L. WHITMIRE, IN HIS CAPACITY AS HEIR OF ODESSA MABLE CASIMIRO A/K/A MABEL ODESSA CASIMIRO-WHITMIRE A/K/A ODESSA CASIMIRO UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER ODESSA MABLE CASIMIRO A/K/A MABEL ODESSA CASIMIRO-WHITMIRE A/K/A ODESSA CASIMIRO, DECEASED Docket Number: 2018-SU-003317. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ORLANDO LOUIS WHITMIRE
A/K/A ORLANDO L. WHITMIRE,
IN HIS CAPACITY AS HEIR OF
ODESSA MABLE CASIMIRO A/K/A
MABEL ODESSA CASIMIRO-WHITMIRE
A/K/A ODESSA CASIMIRO,
UNKNOWN HEIRS, SUCCESSORS,
ASSIGNS AND ALL PERSONS, FIRMS OR
ASSOCIATIONS CLAIMING RIGHT, TITLE

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of U.S. BANK NA, SUCCESSOR TRUSTEE TO WACHOVIA BANK, N.A. AS TRUSTEE, ON BEHALF OF THE HOLDERS OF CHASE FUNDING LOAN ACQUISITION TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2004-AQ1 vs. DAVID C. WHITTAKER and SUZETTE L. WHITTAKER Docket Number: 2019-SU-000788. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DAVID C. WHITTAKER
SUZETTE L. WHITTAKER

ALL that certain lot of ground with the improvements thereon erected, situate on the east side of North Harrison Street, in the City of York, County of York and State of Pennsylvania, and known as No. 71 North Harrison Street, bounded and limited as follows, to wit:

BEGINNING at a point on the east side of North Harrison Street, which point of beginning is measured on hundred nineteen (119) feet south from the southeast corner of the intersection of east Philadelphia Street and North Harrison Street; thence extending South along the east side of North Harrison Street thirty-nine (39) feet to land now or formerly of Robert S. Stayman and Dorothy M. Stayman, his wife;

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of NEW RESIDENTIAL MORTGAGE LLC vs. DENNIS A. WILDBERGER Docket Number: 2019-SU-001530. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

DENNIS A. WILDBERGER

Owner(s) of property situate in The Borough of Stewartstown, York County, Pennsylvania, being 34 SOUTH MAIN STREET, STEWARTSTOWN, PA 17363
Parcel No.: 860000202360000000
Improvements thereon: Residential Dwelling
Judgment Amount: \$181,118.45
Attorneys for Plaintiff:
KML LAW GROUP P.C.

PROPERTY ADDRESS: 34 SOUTH MAIN STREET, STEWARTSTOWN, PA 17363

UPI# 86-000-02-0236.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

in ten (10) days after posting.

Seized, levied upon and taken into execution As the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
11.07-3t York County, Pennsylvania

SHERIFF'S SALE-NOTICE IS HEREBY GIVEN THAT on December 09, 2019 At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of WELLS FARGO BANK, NA vs. RICHARD E. WRIGHTSTONE, JR and KIMBERLY A. WRIGHTSTONE Docket Number: 2018-SU-002164. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

RICHARD E. WRIGHTSTONE, JR
KIMBERLY A. WRIGHTSTONE

By virtue of a Writ of Execution No. 2018-SU-002164

Wells Fargo Bank, NA
v.
Richard E. Wrightstone, Jr
Kimberly A. Wrightstone

owner(s) of property situate in the NEWBERY TOWNSHIP, YORK County, Pennsylvania, being

155 Iroquois Trail, York Haven, PA 17370-9402
Parcel No. 390002600940000000
(Acreage or street address)

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$83,647.28

Attorneys for Plaintiff
Phelan Hallinan Diamond & Jones, LLP

PROPERTY ADDRESS: 155 IROQUOIS TRAIL, YORK HAVEN, PA 17370

UPI# 39-000-26-0094.00-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto with-

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