

# York Legal Record

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

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Vol. 126

YORK, PA, THURSDAY, September 13, 2012

No. 23

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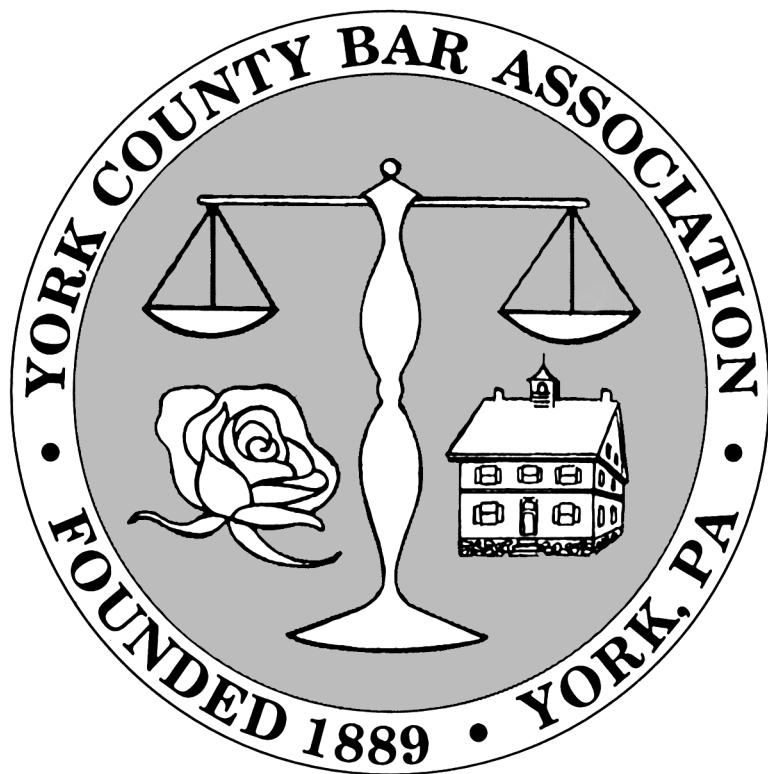
## CASES REPORTED

IN RE: ESTATE OF JOSEPH H. KUHN, DECEASED

Estate – Imposition of Surcharge Against Executrix - Attorney's Fees

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**Dated Material Do Not Delay**

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## ESTATE NOTICES

**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 OF MARIE L. BANHAM a/k/a MARIE L. SMITH, DECEASED

Late of York City, York County, PA.

Executrix: Holly A. Dalton c/o Elder Law Firm of Robert Clofine, 120 Pine Grove Commons, York, PA 17403

Attorney: Erin J. Miller, Esquire, Elder Law Firm of Robert Clofine, 120 Pine Grove Commons, York, PA 17403 09.13-3t

ESTATE OF IRENE N. BARNDT, DECEASED

Late of Warrington Twp., York County, PA.

Executor: Michael J. Barndt c/o 129 East Market Street, York, PA 17401

Attorney: Suzanne H. Griest, Esquire, 129 East Market Street, York, PA 17401 09.13-3t

ESTATE OF BETTY W. BLAHUSCH, DECEASED

Late of Fairview Twp., York County, PA.

Executors: Elizabeth M. Blahusch and Thomas George Blahusch, Jr. c/o 2331 Market Street, Camp Hill, PA 17011

Attorney: Susan H. Confair, Esquire, Reager & Adler, PC, 2331 Market Street, Camp Hill, PA 17011 09.13-3t

ESTATE OF JEAN E. BOYER a/k/a JEAN E. SMITH, DECEASED

Late of Dover Twp., York County, PA.

Executor: Michael R. Boyer, 125 Lisa Drive, York, PA 17406

Attorney: L.C. Heim, Esquire, Katherman, Heim & Perry, Attorneys at Law, 345 East Market Street, York, PA 17403 09.13-3t

ESTATE OF WILLIAM D. CARLSON, DECEASED

Late of Jackson Twp., York County, PA.

Executor: Melinda Carlson, 3400 East Berlin Rd., York, PA 17408

Attorney: L.C. Heim, Esquire, Katherman, Heim & Perry, Attorneys at Law, 345 East Market Street, York, PA 17403 09.13-3t

ESTATE OF GENEVIEVE H. COOK, DECEASED

Late of York County, PA.

Administrator-Executor: PNC Bank, NA, Douglas M. Cook and Thomas McK Cook, IV, 1 E. Pratt St., Baltimore, MD 21202

Attorney: Susan B. Hughes, Esquire, 10 Colonial Oaks Ct., Phoenix, MD, 21131 09.13-3t

ESTATE OF MAMIE E. COX, a/k/a MAMIE H. COX, DECEASED

Late of West Manheim Twp., York County, PA. Executrix: Judy Lee Cox, 2960 Harford Circle, York, PA 17404

Attorney: Crabbs & Crabbs, 202 Broadway Hanover, PA 17331 09.13-3t

ESTATE OF EDITH M. FISHER a/k/a EDITH M. DIEHL FISHER a/k/a EDITH M. GRIM, DECEASED

Late of York Township, York County, PA.

Co-Executors: Charles W. Diehl, 2267 Furnace Road, Felton, PA 17322 and Robert L. Diehl, 653 Colonial Drive, Dallastown, PA 17313

Attorney: David M. Laucks, Esquire, LAUCKS & LAUCKS, LLP, 105 W. Broadway, Red Lion, PA 17356 09.13-3t

ESTATE OF GLORIA S. FUHRMAN, DECEASED

Late of Hanover Borough, York County, PA.

Executrix: Susan A. Byers, 857 Broadway, Hanover, PA 17331

Attorney: Matthew L. Guthrie, Esquire, Guthrie, Nonemaker, Yingst & Hart, LLP, 40 York Street, Hanover, PA 17331 09.13-3t

ESTATE OF VERNETTA A. FUHRMAN, DECEASED

Late of Spring Garden Twp., York County, PA.

Executor: Russell E. Fuhrman c/o Eveler & Eveler LLC, 2997 Cape Horn Rd., Suite A 6 Red Lion, PA 17356

Attorney: Eveler & Eveler LLC, 2997 Cape Horn Rd., Suite A 6, Red Lion, PA 17356 09.13-3t

ESTATE OF MAURICE J. GISE a/k/a MAURICE JAY GISE, DECEASED

Late of Paradise Twp., York County, PA.

Executrix: Karen S. Beck c/o 141 Broadway, Suite 310, Hanover, PA 17331

Attorney: Alan M. Cashman, Esquire, 141 Broadway, Suite 310, Hanover, PA 17331 09.13-3t

ESTATE OF ROBERT E. JABLONSKI, a/k/a ROBERT EUGENE JABLONSKI, DECEASED

Late of Springfield Twp., York County, PA.

Executrix: Joan Roberta Potito, a/k/a Joan Roberta Jablonski, c/o MPL LAW FIRM, LLP, 137 East Philadelphia Street, York, PA 17401-2424

Attorney: John D. Miller, Jr., Esquire, MPL

- LAW FIRM, LLP, 137 East Philadelphia Street, York, PA 17401 2424 09.13-3t
- ESTATE OF ELSIE KLINEDINST a/k/a ELSIE F. KLINEDINST, DECEASED  
Late of Hanover Borough, York County, PA.  
Executrix: Janet Smith, 428 Baltimore Street Hanover, PA 17331  
Attorney: Stonesifer and Kelley, P.C., 209 Broadway, Hanover, PA 17331 09.13-3t
- ESTATE OF ROY JAMES LEMASTER, DECEASED  
Late of Shrewsbury Twp., York County, PA.  
Co-Administratrices: Barbara A. Matthai, 260 M Street, Littlestown PA 17340 and Dora Jean Porter, 111 Orchard Street, West Union WV 26456  
Attorney: James T. Yingst Esquire, Guthrie, Nonemaker, Yingst & Hart, LLP, 40 York Street, Hanover, PA 17331 09.13-3t
- ESTATE OF GAIL MARCUM a/k/a GAIL L. MARCUM, DECEASED  
Late of Windsor Twp., York County, PA.  
Administrator-Executor: Jean Stokes c/o Bellomo & Associates, LLC, 10 Wyntre Brooke Drive, York, PA 17403  
Attorney: Jeffrey R. Bellomo, Esquire, Bellomo & Associates, LLC, 10 Wyntre Brooke Drive, York, PA 17403 09.13-3t
- ESTATE OF CLARK L. McWILLIAMS, DECEASED  
Late of York Twp., York County, PA.  
Executrix: Virginia R. McWilliams c/o Senior Commons at Powder Mill, 1765 Powder Mill Road, York, Pennsylvania 17403  
Attorney: Joseph C. Korsak, Esquire, 33 North Queen Street, York, PA 17403 09.13-3t
- ESTATE OF ELSIE E. ROBINSON a/k/a ELSIE ROBINSON, DECEASED  
Late of Chanceford Twp., York County, PA.  
Co-Executors: Connie Joines, Terrie Robinson, Janie Lentz and Jeffrey Robinson, c/o Eveler & Eveler LLC, 2997 Cape Horn Rd., Suite A 6, Red Lion, PA 17356  
Attorney: Eveler & Eveler LLC, 2997 Cape Horn Rd., Suite A 6, Red Lion, PA 17356 09.13-3t
- ESTATE OF MYRTLE E. SHEARER, DECEASED  
Late of Hanover, York County, PA.  
Executor: Troy A. Shearer, 125 Centennial Avenue, Hanover, PA 17331  
Attorney: Larry W. Wolf, P.C., 215 Broadway, Hanover PA 17331 09.13-3t
- ESTATE OF JEFFREY SCOTT SMITH, SR., DECEASED  
Late of York, York County, PA.  
Executor/Administrator: Jeffrey Smith, Jr., 700 Salem Rd. Lot 75, Eppers, PA  
Attorney: Robin J. Marzella, Esquire, R.J. Marzella & Associates, 3513 North Front Street, Harrisburg, PA 17110 09.13-3t
- ESTATE OF HENRY G. STOVER, DECEASED  
Late of York Twp., York County, PA.  
Executrix: Betsy S. Granger c/o Elder Law Firm of Robert Clofine, 120 Pine Grove Commons, York, PA 17403  
Attorney: Robert Clofine, Esquire, Elder Law Firm of Robert Clofine, 120 Pine Grove Commons, York, PA 17403 09.13-3t
- ESTATE OF FLORENCE H. TRANSUE, DECEASED  
Late of York Twp., York County, PA.  
Administratrix: Amy L Cross c/o Law Offices of Craig A. Diehl, 119A West Hanover Street, Spring Grove, PA 17362  
Attorney: Craig A. Diehl Esquire, CPA, 119A West Hanover Street, Spring Grove, PA 17362 09.13-3t
- ESTATE OF CARRIE A. WERNER, DECEASED  
Late of Penn Twp., York County, PA.  
Administrator: Scott L. Kelley, Esquire, 209 Broadway, Hanover, PA 17331  
Attorney: Scott L. Kelley, Esquire, Stonesifer and Kelley, P.C., 209 Broadway, Hanover, PA 17331 09.13-3t

## SECOND PUBLICATION

- ESTATE OF IRA J. ALLIGOOD, a/k/a IRA JOYNER ALLIGOOD, JR., a/k/a JIM ALLIGOOD, DECEASED  
Late of Spring Garden Twp., York County, PA.  
Executrix: Gary Alligood, c/o Goldfein and Joseph, P.C., 138 East Market Street, York, PA 17401  
Attorney: Leo E. Gribbin, Esquire, Goldfein and Joseph, P.C. 138 East Market Street, York, PA 17401 09.06-3t
- ESTATE OF VERONICA C. BYORICK, DECEASED  
Late of Springettsbury Twp., York County, PA.  
Administrator-Executor: William Byorick, 1759 San Gabriel Dr., York, PA 17406 and Theodore Byorick 09.06-3t
- ESTATE OF JOAN M. CRONE, DECEASED  
Late of Paradise Township, York County, PA.  
Executor: Bradley W. Crone c/o Elinor Albright Rebert, Esquire, 515 Carlisle Street, Hanover, PA 17331  
Attorney: Elinor Albright Rebert, Esquire 515 Carlisle Street, Hanover, PA 17331 09.06-3t
- ESTATE OF WESLEY M. EVANS, DECEASED  
Late of Springettsbury Twp., York County, PA.  
Executrix: Paula Evans c/o Zimmerman, Pfannebecker, Nuffort & Albert, 22 South Duke Street, Lancaster, PA 17602  
Attorney: Zimmerman, Pfannebecker, Nuffort & Albert, 22 South Duke Street, Lancaster, PA 17602 09.06-3t



ESTATE OF JOSEPH FREEMAN FOLTZ, JR.,  
DECEASED

Late of New Freedom, York County, PA.  
Executrix: Linda C. Martin, 2220 Eastern  
Blvd., York, PA 17402 09.06-3t

## ESTATE OF NORMA J. HAMME, DECEASED

Late of York Township, York County, PA.  
Co-Executors: Jeffrey E. Hamme, Sr. and Jill  
A. Tome c/o John M. Hamme, Esq., 1946  
Carlisle Road, York, PA 17408  
Attorney: John M. Hamme, Esquire, 1946  
Carlisle Road, York, PA 17408 09.06-3t

## ESTATE OF CARRIE I. HAUGH, DECEASED

Late of North Hopewell Twp., York County, PA.  
Co-Executors: Ray E. Haugh, 335 Edgewood  
Road, York, PA 17402 or Doris E. Ellis, 280  
West Broad Street, Dallastown, PA 17313  
Attorney: Harry L. McNeal, Jr., Esquire, 34 E.  
Princess Street, York, PA 17401 09.06-3t

ESTATE OF IRENE L. JOCHEN, a/k/a IRENE  
LUISE JOCHEN, DECEASED

Late of Penn Township, York County, PA.  
Executor: Albert E. Jochen, Jr., 13 Rebecca  
Lane, Hanover, PA 17331  
Attorney: Thomas E. Miller, Esquire, 249 York  
Street, Hanover, PA 17331 09.06-3t

## ESTATE OF WILLIAM C. LANIUS, DECEASED

Late of York Twp., York County, PA.  
Administrator-Executor: Elaine L. Curtis, 6489  
KenMar Drive, Sykesville, MD 21784  
09.06-3t

## ESTATE OF JANE E. LEIGHTY, DECEASED

Late of West Manchester Twp., York County, PA.  
Co-Executors: Jane E. Altland, 4009 Robin  
Hood Drive, York, PA 17408 and Scott A.  
Leighty, 130 Mt. Airy Road, Lewisberry, PA  
17339 and Timothy J. Leighty, 2038 Ridge  
Road, Glenville, PA 17329  
Attorney: Stonesifer and Kelley, P.C., 209  
Broadway, Hanover, PA 17331 09.06-3t

## ESTATE OF ANNA MAY MILLER, DECEASED

Late of West Manheim Twp., York County, PA.  
Executrix: Mary Catherine Adams, c/o Elinor  
Albright Rebert, Esquire, 515 Carlisle  
Street, Hanover, PA 17331  
Attorney: Elinor Albright Rebert, Esquire, 515  
Carlisle Street, Hanover, PA 17331 09.06-3t

## ESTATE OF WILLIAM L. MILLER, DECEASED

Late of York Township, York County, PA.  
Executors: William James Miller and Michael  
Ray Miller, c/o MPL LAW FIRM, LLP, 137  
East Philadelphia Street, York, PA 17401-  
2424  
Attorney: John D. Miller, Jr., Esquire, MPL  
LAW FIRM, LLP, 137 East Philadelphia  
Street, York, PA 17401-2424 09.06-3t

## ESTATE OF CLARK E. NESS, DECEASED

Late of Windsor Borough, York County, PA.  
Executrix: Lisa A. Byers a/k/a Lisa A. Ritter

c/o Eveler & Eveler LLC, 2997 Cape Horn  
Rd., Suite A-6, Red Lion, PA 17356  
Attorney: Eveler & Eveler LLC, 2997 Cape  
Horn Rd., Suite A-6, Red Lion, PA 17356  
09.06-3t

## ESTATE OF BETTY L. NEWCOMER, DECEASED

Late of Spring Garden Twp., York County, PA.  
Executrix: Beverly Ann Ehrhart c/o 48 South  
Duke Street, York, PA 17401  
Attorney: Bruce C. Bankenstein, Esquire, 48  
South Duke Street, York, PA 17401 09.06-3t

ESTATE OF CLARENCE NICHOLAS  
PATTERSON, JR., DECEASED

Late of York, York County, PA.  
Administrator-Executor: Clarence E. Allen, 18  
S. George St., Suite 615, York, PA 17401  
Attorney: Clarence E. Allen, Esquire, 18 S.  
George St., Suite 615, York, PA 17401  
09.06-3t

ESTATE OF PAUL E. RITCHEY a/k/a PAUL E.  
RITCHEY, SR., DECEASED

Late of West York Borough, York County, PA.  
Co-Executors: Paul E. Ritchey, Jr., Timothy  
A. Ritchey and David L. Ritchey c/o Eveler  
& Eveler LLC, 2997 Cape Horn Rd., Suite  
A-6, Red Lion, PA 17356  
Attorney: Eveler & Eveler LLC, 2997 Cape  
Horn Rd., Suite A-6, Red Lion, PA 17356  
09.06-3t

ESTATE OF ARTHUR V. ROBINSON,  
DECEASED

Late of Lower Windsor Twp., York County, PA.  
Executrix: Renee Dettinger c/o Eveler &  
Eveler LLC, 2997 Cape Horn Rd., Suite  
A-6, Red Lion, PA 17356  
Attorney: Eveler & Eveler LLC, 2997 Cape  
Horn Rd., Suite A-6, Red Lion, PA 17356  
09.06-3t

ESTATE OF KATHERINE J. RUVOLIS, DE-  
CEASED

Late of York City, York County, PA.  
Executrix: Cheryl J. O'Brien c/o Elder Law  
Firm of Robert Clofine, 120 Pine Grove  
Commons, York, PA 17403  
Attorney: Erin J. Miller, Esquire, Elder Law  
Firm of Robert Clofine, 120 Pine Grove  
Commons, York, PA 17403 09.06-3t

ESTATE OF GARNET E. SCHELLHASE,  
DECEASED

Late of Manchester Twp., York County, PA.  
Personal Representative: Jan B. Schellhase,  
1603 Devers Rd., York, PA 17404  
Attorney: G. Steven McKonly, Esquire, 119  
Baltimore Street, Hanover, PA 17331  
09.06-3t

## ESTATE OF GEORGE P. SIER, DECEASED

Late of West Manchester Twp., York County, PA.  
Executor: Lisa Geyer and Roxann Geyer c/o  
Eveler & Eveler LLC, 2997 Cape Horn Rd.,  
Suite A-6, Red Lion, PA 17356

- Attorney: Eveler & Eveler LLC, 2997 Cape Horn Rd., Suite A-6, Red Lion, PA 17356  
09.06-3t
- ESTATE OF JOHN A. SNELL, DECEASED  
Late of Windsor Township, York County, PA.  
Administrator: Lydia Weisensale c/o Paul G. Lutz, Esquire, 110 South Northern Way, York, PA 17402  
Attorney: Paul G. Lutz, Esquire, 110 South Northern Way, York, PA 17402 09.06-3t
- ESTATE OF DELORIS L. SPAHR, DECEASED  
Late of Dover Township, York County, PA.  
Executor: Harry E. Spahr c/o John M. Hamme, Esquire, 1946 Carlisle Road, York, PA 17408  
Attorney: John M. Hamme, Esquire, 1946 Carlisle Road, York, PA 17408 09.06-3t
- ESTATE OF ARABELLE KERR SPICER a/k/a ARABELLE LOCKERMAN SPICER, DECEASED  
Late of Shrewsbury Borough, York County, PA.  
Executrix: Deborah J. Spicer-Obenstine c/o Elder Law Firm of Robent Clofine, 120 Pine Grove Commons, York, PA 17403  
Attorney: Erin J. Miller, Esquire, Elder Law Firm of Robent Clofine, 120 Pine Grove Commons, York, PA 17403 09.06-3t
- ESTATE OF LOUISE I. STALEY, DECEASED  
Late of York Township, York County, PA.  
Executor: Lynn A. Staley c/o Elder Law Firm of Robent Clofine, 120 Pine Grove Commons, York, PA 17403  
Attorney: Robert Clofine, Esquire, Elder Law Firm of Robent Clofine, 120 Pine Grove Commons, York, PA 17403 09.06-3t
- ESTATE OF BARBARA A. WALTON, DECEASED  
Late of Windsor Township, York County, PA.  
Executrix: Wendy J. Smith c/o Eveler & Eveler LLC, 2997 Cape Horn Rd., Suite A-6, Red Lion, PA 17356  
Attorney: Eveler & Eveler LLC, 2997 Cape Horn Rd., Suite A-6, Red Lion, PA 17356  
09.06-3t
- ESTATE OF ELIZABETH BROOKS WILKERSON, DECEASED  
Late of Manheim Twp., York County, PA.  
Executors: Diane Louise Bizzarri and Jeffrey Alan Boggs, c/o Elinor Albright Rebert, Esquire, 515 Carlisle Street, Hanover, PA 17331  
Attorney: Elinor Albright Rebert, Esquire, 515 Carlisle Street, Hanover, PA 17331 09.06-3t
- TRUST NOTICE**
- Notice is hereby given of the death of Jasmine Sky Myers, late of Penn Twp., Lancaster County, PA. All persons having claims against the Irrevocable Trust for the benefit of Jasmine Sky Myers are requested to make them known to the Trustee or the Trustee's attorney and all persons indebted to said decedent or her Trust are requested to make payment without delay to BNY Mellon Wealth Management, Trustee, c/o Trevor Hoffmann, 204 N. George St., York, PA 17401. Or to Trustee's Atty.: George M. Riter, Timoney Knox, LLP, 400 Maryland Dr., P.O. Box 7544, Ft. Washington, PA 19034-7544 09.06-3t
- THIRD PUBLICATION**
- ESTATE OF CYNTHIA J. BARTON, DECEASED  
Late of Township of Newberry, York County, PA.  
Administrator: Timothy A. Barton, 85 Persian Lilac Drive, Etters, PA 17319  
Attorney: Theresa L. Shade Wix, Esquire, Wix, Wenger & Weidner, 4705 Duke Street, Harrisburg, PA 17109-3099 08.30-3t
- ESTATE OF BEULAH BUCHANAN, DECEASED  
Late of Codorus Township, York County, PA.  
Executor: Eddie Buchanan, 14997 Bon Air Road, Glen Rock, PA 17327  
Attorney: Thomas E. Miller, Esquire, 249 York Street, Hanover, PA 17331 08.30-3t
- ESTATE OF MARYBELLE BROTHERS, DECEASED  
Late of West Manchester Twp., York County, PA.  
Co-Executors: Michael V. Brothers & Lois E. Modrell, c/o Richard R. Reilly, Esquire, 56 S. Duke St., York, PA 17401-1402  
Attorney: Richard R. Reilly, Esquire, 56 S. Duke St., York, PA 17401-1402 08.30-3t
- ESTATE OF JANE E. BUCHER, DECEASED  
Late of Dover Township, York County, PA.  
Executrix's: Nancy A. Stough and Sadie Mae Kress, c/o Alan M. Cashman, Esquire, 141 Broadway, Suite 310, Hanover, PA 17331  
Attorney: Alan M. Cashman, Esquire, 141 Broadway, Suite 310, Hanover, PA 17331 08.30-3t
- ESTATE OF CREDIA M. COOPER, DECEASED  
Late of Dover Twp., York County, PA.  
Administrator-Executor: Donna E. Veihsdfer, 85 Elizabeth Street, Curwensville, PA 16833 08.30-3t
- ESTATE OF GERALD L. FROCK, DECEASED  
Late of West Manheim Twp., York County, PA.  
Co-Executors: Dixie L. Noble, 1466 Grand Valley Rd., Hanover, PA 17331 and/or Jeffrey G. Frock, 1480 Grand Valley Rd., Hanover, PA 17331  
Attorney: Keith R Nonemaker, Esquire, Guthrie, Nonemaker, Yingst & Hart, LLP, 40 York Street, Hanover, PA 17331 08.30-3t
- ESTATE OF THERESA A. HYDER, DECEASED  
Late of The City of York, York County, PA.

- Executrix: Tina Hyder c/o Richard R. Reilly,  
Esquire, 56 S. Duke St., York, PA 17401-1402  
Attorney: Richard R. Reilly, Esquire, 56 S.  
Duke St., York, PA 17401-1402 08.30-3t
- ESTATE OF MADALINE C. KNISELY,  
DECEASED  
Late of York Township, York County, PA.  
Administrators-Executors: Edward E. Knisely,  
2645 Southern Hills Rd., York, PA 17403,  
Bradley L. Knisely and Barbara R. Roth  
08.30-3t
- ESTATE OF THELMA L. LANDIS, DECEASED  
Late of Manchester Twp., York County, PA.  
Executor: Gary L. Landis c/o Eveler & Eveler  
LLC, 2997 Cape Horn Rd., Suite A-6,  
Red Lion, PA 17356  
Attorney: Eveler & Eveler LLC,  
2997 Cape Horn Rd., Suite A-6,  
Red Lion, PA 17356 08.30-3t
- ESTATE OF ULISES N. PLAZA, DECEASED  
Late of Hellam, York County, PA.  
Executor: Jose Antonio Plaza, c/o Nikolaus &  
Hohenadel, LLP, 212 North Queen Street,  
Lancaster PA 17603  
Attorney: Barbara Reist Dillon, Esquire, Niko-  
laus & Hohenadel, LLP, 212 North Queen  
Street, Lancaster PA 17603 08.30-3t
- ESTATE OF DAISY G. REXROTH, DECEASED  
Late of Chanceford Twp., York County, PA.  
Executors: Joanne E. McDernott, 12571  
Collinsville Road, Brogue, PA 17309 and  
Jeffrey W. Rexroth, 3175 Rexroth Road,  
Airville, PA 17302  
Attorney: Jennifer Denchak Wetzel, Esquire,  
Persun & Heim, P.C., P.O. Box 659,  
Mechanicsburg, PA 17055-0659 08.30-3t
- ESTATE OF CHARLES RUSSELL SEITZ, SR.  
a/k/a C. RUSSELL SEITZ, DECEASED  
Late of Hanover Borough, York County, PA.  
Executor: Calvin Russell Seitz, 5225 St. Paul's  
Road, Millers, MD 21102  
Attorney: Crabbs & Crabbs, Attorneys for the  
Estate, 202 Broadway, Hanover, PA 17331  
08.30-3t
- ESTATE OF EDNA M. SHUGARS, DECEASED  
Late of Springettsbury Twp., York County, PA.  
Executor: Thomas U. Shugars, 25 South Rock-  
burn Street, York, PA 17402  
Attorney: Ronald L. Hershner, Esquire,  
STOCK AND LEADER, Susquehanna  
Commerce Center East, 221 West Philadel-  
phia Street, Suite E600, York, PA 17401-  
2994 08.30-3t
- ESTATE OF RUTH ELAINE SMITH, DECEASED  
Late of York Twp., York County, PA.  
Executor: B. Susan Brown, 220 S. Mountain  
Valley Hwy., Montville, ME 04941-4342  
08.30-3t
- ESTATE OF MARIE L. SMYSER, DECEASED  
Late of Dover Township, York County, PA.  
Executors: Robert L. Smyser and Rodney R.  
Smyser c/o 120 Pine Grove Commons,  
York, PA 17403  
Attorney: Robert Clofine, Esquire, Elder Law  
Firm of Robert Clofine, 120 Pine Grove  
Commons, York, PA 17403 08.30-3t
- ESTATE OF FLORENCE L. SPREngle, DE-  
CEASED  
Late of York City, York County, PA.  
Executrix: Oona L. Raffensberger c/o 120 Pine  
Grove Commons, York, PA 17403  
Attorney: Robert Clofine, Esquire, Elder Law  
Firm of Robert Clofine, 120 Pine Grove  
Commons, York, PA 17403 08.30-3t
- ESTATE OF TROY LEE SUMMEY, JR.,  
DECEASED  
Late of Warrington Twp., York County, PA.  
Administrator: Troy L. Summey, III, 503  
Miller Road, Halifax, PA 17032  
Attorney: Jill M. Wineka, Esquire, Purcell,  
Krug & Haller, 1719 North Front Street,  
Harrisburg, PA 17102 08.30-3t
- ESTATE OF ESTHER CHARLOTTE D. VARN-  
ER, a/k/a CHARLOTTE VARNER, DECEASED  
Late of Manchester Twp., York County, PA.  
Executor: John E. Varner c/o 2025 E. Market  
Street, York, PA 17402  
Attorney: Richard H. Mylin, III, Esquire, 2025  
E. Market Street, York, PA 17402 08.30-3t
- ESTATE OF MARGARET M. WEAVER,  
DECEASED  
Late of York Township, York County, PA.  
Executor: Ivan M. Wernig 2067 New Brid-  
geville Road, Red Lion, Pa 17356  
Attorney: Timothy E. Kane, Esquire, 474 W.  
Market St., York, PA 17401 08.30-3t

#### ESTATE & TRUSTEE'S NOTICE

Estate of MARLIN C. KESSLER, deceased  
Late of THE CITY OF YORK, York County, PA

The undersigned Trustee of the Marlin C. Kessler Revocable Trust Agreement dated December 24<sup>th</sup>, 1996, hereby gives notice that as a result of the death of Marlin C. Kessler, it has assumed title to the assets held in said trust. Additionally, Letters Testamentary on such estate have been granted to the undersigned. All persons indebted to Marlin C. Kessler are requested to make immediate payment without delay, and those having claims or demands against the same shall present them without delay for settlement to:

Donna L. Ryan, Executor & Trustee  
c/o Richard R. Reilly, Esquire  
56 SOUTH DUKE STREET  
YORK PA 17401-1402

Richard R. Reilly, Esquire

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**CIVIL NOTICES**


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**ACTION IN MORTGAGE  
FORECLOSURE**


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IN THE COURT OF COMMON PLEAS  
OF YORK COUNTY, PENNSYLVANIA  
CIVIL ACTION LAW

NO. 2012-SU-000538-06

Notice of Action in Mortgage Foreclosure

**WELLS FARGO BANK, NATIONAL  
ASSOCIATION, AS TRUSTEE  
UNDER POOLING AND SERVICING  
AGREEMENT DATED AS OF  
SEPTEMBER 1, 2006 SECURITIZED  
ASSET BACKED RECEIVABLES LLC  
TRUST 2006-HE2 MORTGAGE PASS-  
THROUGH CERTIFICATES, SERIES  
2006-HE2, PLAINTIFF  
VS.**

**JANE L DUNN, DEFENDANT**

Notice of Sale of Real Property  
To: Jane L. Dunn, Defendant, whose last known  
address is 56 Springers Lane, New Cumberland,  
PA 17070.

Your house (real estate) at 56 Springers Lane,  
New Cumberland, PA 17070, is scheduled to be  
sold at the Sheriff's Sale on October 15, 2012  
at 2:00 p.m. in the York County Judicial Center,  
45 N. George St., York, PA, to enforce the court  
judgment of \$139,963.56, obtained by Plaintiff  
above (the mortgagee) against you. If the sale  
is postponed, the property will be relisted for the  
Next Available Sale. **PROPERTY DESCRIPTION:** ALL THAT CERTAIN tract or parcel of  
land and premises, situate, lying and being in the  
Township of Fairview, in the County of York,  
Commonwealth of Pennsylvania, more particu-  
larly described as follows: beginning at a point  
on the center of Danner Road, commonly called  
Springer's Lane, said point being eleven hundred  
forty-nine (1149) feet in a Southeasterly direc-  
tion from the stone abutment of a bridge across  
said Danner Road and marked by a wooden  
stake; thence South fifty-six (56) degrees West  
along lands of Russel F. Rudy and wife, eight  
hundred forty-four (844) feet to a stake at land of  
Thompson Martin fifty-one (51) ten (10) inches  
to a point or stake; thence North fifty-nine (59)  
degrees East along lands of Luther F. Zeiders  
and wife, eighty hundred fifty-five feet (855)  
feet to a point in the center of said Danner Road;  
and thence North fifty-seven (57) degrees West  
along the center of said Danner road, one hun-  
dred (100) feet to a point, the place of beginning.  
Tax ID No.:27-000-SF-0035. The improvements  
thereon being commonly known as 56 Springers  
Lane, New Cumberland, Pennsylvania, 17070.

Being the same lot or parcel of ground which by  
Deed dated July 27, 2001 and recorded among  
the Land Records of York County in Book 1450,  
page 2977, was granted and conveyed by Ellen  
Marie Bowen, widow, unto Jane L. Dunn. Udren  
Law Offices, P.C., Attorneys for Plaintiff, 111  
Woodcrest Rd., Ste. 200, Cherry Hill, NJ 08003,  
856.482.6900.

09.13-1t

Solicitor

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IN THE COURT OF COMMON PLEAS  
OF YORK COUNTY, PENNSYLVANIA  
CIVIL ACTION LAW

NO. 2012-SU-002002-06

Notice of Action in Mortgage Foreclosure

**WELLS FARGO BANK, N.A.  
VS.  
MARK A. NORTON**

**NOTICE**

TO MARK A. NORTON:

You are hereby notified that on 5/9/12, Plain-  
tiff, WELLS FARGO BANK, N.A., filed a  
Mortgage Foreclosure Complaint endorsed with  
a Notice to Defend, against you in the Court of  
Common Pleas of YORK County Pennsylvania,  
docketed to No. 2012-SU-002002-06. Wherein  
Plaintiff seeks to foreclose on the mortgage se-  
cured on your property located at 140 NORTH  
MAIN STREET, RED LION, PA 17356-1709  
whereupon your property would be sold by the  
Sheriff of YORK County.

You are hereby notified to plead to the above  
referenced Complaint on or before 20 days from  
the date of this publication or a Judgment will be  
entered against you.

**NOTICE**

If you wish to defend, you must enter a writ-  
ten appearance personally or by attorney and file  
your defenses or objections in writing with the  
court. You are warned that if you fail to do so  
the case may proceed without you and a judg-  
ment may be entered against you without further  
notice for the relief requested by the plaintiff.  
You may lose money or property or other rights  
important to you.

**YOU SHOULD TAKE THIS NOTICE TO  
YOUR LAWYER AT ONCE. IF YOU DO NOT  
HAVE A LAWYER, GO TO OR TELEPHONE  
THE OFFICE SET FORTH BELOW. THIS OF-  
FICE CAN PROVIDE YOU WITH INFORMA-  
TION 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.

YORK COUNTY  
LAWYER REFERRAL SERVICE  
YORK LEGAL REFERRAL  
137 EAST MARKET STREET  
YORK, PA 17401  
717-854-8755 x201

09.13-1t

Solicitor

IN THE COURT OF COMMON PLEAS OF  
YORK COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

Number 2012-SU-002061-06

**OneWest Bank, FSB, Plaintiff**

v.

**Scott Pangburn, Known Surviving Heir of Ileta M. Pangburn, Deceased Mortgagor and Real Owner, Lisa Helfrich, Known Surviving Heir of Ileta M. Pangburn, Deceased Mortgagor and Real Owner, George E. Pangburn III, Known Surviving Heir of Ileta M. Pangburn, Deceased Mortgagor and Real Owner, Michael Pangburn, Known Surviving Heir of Ileta M. Pangburn, Deceased Mortgagor and Real Owner, Altheda Champman, Known Surviving Heir of Ileta M. Pangburn, Deceased Mortgagor and Real Owner, and All Unknown Surviving Heirs of Ileta M. Pangburn, Deceased Mortgagor and Real Owner, Defendants**

TO: ALL UNKNOWN SURVIVING HEIRS OF ILETA M. PANGURN, DECEASED MORTGAGOR AND REAL OWNER

**TYPE OF ACTION: CIVIL ACTION/COMPLAINT IN MORTGAGE FORECLOSURE**

**PREMISES SUBJECT TO FORECLOSURE: 211 SOUTH MAIN STREET, YOE, PENNSYLVANIA 17313**

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE 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  
137 East Market Street  
York, Pennsylvania 17401  
(717) 854 8755

McCABE, WEISBERG AND CONWAY, P.C.  
TERRENCE J. McCABE, ESQUIRE  
MARC S. WEISBERG, ESQUIRE  
EDWARD D. CONWAY, ESQUIRE  
MARGARET GAIRO, ESQUIRE  
123 South Broad Street, Suite 1400  
Philadelphia, Pennsylvania 19109  
(215) 790 1010

09.13-1t

Solicitor

IN THE COURT OF COMMON PLEAS OF  
YORK COUNTY, PENNSYLVANIA  
CIVIL ACTION - LAW

Number 2012-SU-001873-06

**Cenlar FSB, Plaintiff**

v.

**Keith A. French and Mamie C. French,  
Defendants**

TO: KEITH A. FRENCH

**TYPE OF ACTION: CIVIL ACTION/COMPLAINT IN MORTGAGE FORECLOSURE**

**PREMISES SUBJECT TO FORECLOSURE: 25 CLAYSTONE ROAD, YORK, PENNSYLVANIA 17404**

**NOTICE**

If you wish to defend, you must enter a written appearance personally or by attorney and file your defenses or objections in writing with the court. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE 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  
137 East Market Street  
York, Pennsylvania 17401  
(717) 854 8755

McCABE, WEISBERG AND CONWAY, P.C.  
TERRENCE J. McCABE, ESQUIRE  
MARC S. WEISBERG, ESQUIRE  
EDWARD D. CONWAY, ESQUIRE  
MARGARET GAIRO, ESQUIRE  
123 South Broad Street, Suite 1400  
Philadelphia, Pennsylvania 19109  
(215) 790 1010

09.13-1t Solicitor

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## ADOPTION NOTICE

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### PUBLIC NOTICE TO BOBBIE JO BECKLEY

#### IN RE: Adoption of Sierra Marie Ann Beckley, 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, **Sierra Marie Ann Beckley**. An Involuntary Termination of Parental Rights hearing has been scheduled for October 29, 2012 at 1:30 p.m. in Courtroom to be determined, of the York County Judicial Center, 45 North George Street, York, Pennsylvania 17401, to terminate your parental rights to **Sierra Marie Ann Beckley** (DOB August 25, 2009), whose Mother is Bobbie Jo Beckley, and whose Father is unknown. 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.

Jane Madison  
York County Court of Common Pleas  
York County Judicial Center  
45 North George Street  
York, Pennsylvania 17401  
Tel. No. (717) 771-9360

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

09.13-3t Solicitor

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## ARTICLES OF INCORPORATION

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Notice is hereby given that Articles of Incorporation were filed August 28, 2012 for a nonprofit corporation known as **PHI Quincy Village Condominium Association** formed pursuant to the provision of the Nonprofit Corporation Law of 1988.

The purposes for which the Association is formed include to provide for preservation and aesthetic control of the Units, as more fully described in the Declaration, to regulate the use, maintenance, repair, replacement and modification of Common Elements in accordance with the Declaration and Plats and Plans, and to enforce Unit maintenance in accordance with the Declaration.

WANDA S. WHARE, ESQUIRE  
Nikolaus & Hohenadel, LLP.

09.13-1t Solicitor

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Notice is hereby given that a business corporation known as **Northampton Place at Easton GP, Inc.** Has been incorporated under the provisions of the Business Corporation Law of 1988

WANDA S. WHARE, ESQUIRE  
Nikolaus & Hohenadel, LLP.

09.13-1t Solicitor

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### CHANGE OF NAME

IN THE COURT OF COMMON PLEAS OF  
YORK COUNTY, PENNSYLVANIA

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#### NOTICE

Notice is hereby given that on August 24, 2012, the Petitions of ELIJAH FRANCIS FORSHEY and BENJAMIN MOSES FORSHEY were filed in the Court of Common Pleas of York County, Pennsylvania, praying for a decree to change their names to ELIJAH FRANCIS ECKENRODE-FORSHEY and BENJAMIN MOSES ECKENRODE-FORSHEY, respectively.

The Court has fixed the 3rd day of October, 2012, at 11:30 a.m., in Court Room No. 6 (6th floor) of the York County Judicial Center as the time and place for the hearing of said Petitions, when and where all persons interested may appear and show cause, if any they have, why the request for change of name contained in the said Petitions should not be granted.

SARAH E. BUHITE, ESQUIRE  
Attorney for Petitioner,  
Kendra R. Eckenrode

09.13-1t

Solicitor

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### NOTICE

Please take notice that Salem United Church of Christ has filed a petition in court to obtain ownership of a blue and steel 2004 Hyundai Santa Fe, with vehicle identification number KM8SC73D64U825588. The action is pending in the Court of Common Pleas of York County, Pennsylvania at docket number 2012-SU-003164-49. An evidentiary hearing on the petition will be held on October 30, 2012 at 10:30 a.m. in Courtroom #9 of the York County Judicial Center.

09.13-1t

Solicitor

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### FICTITIOUS NAME

**NOTICE IS HEREBY GIVEN** that the Application for Registration of Fictitious Name was filed by **BIRD'S NEST CAMP** with the Department of State of the Commonwealth of Pennsylvania, at Harrisburg, Pennsylvania on August 2, 2012, for the purpose of registering under 54 Pa.C.S. Section 311 (g), relating to fictitious names.

WM. D. SCHRACK III, ESQUIRE  
SCHRACK LAW OFFICE  
124 West Harrisburg Street  
Dillsburg, PA 17019 1268

09.13-1t

Solicitor

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**SHERIFF SALES**

SHERIFF’S SALE–Notice is hereby given that on October 15, 2012 at 2:00 O’Clock, P.M., 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 AMERICA, N.A. vs. JAMES M. ABRAMCZYK Docket Number: 2012-SU-1057-06. 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:

JAMES M. ABRAMCZYK

ALL that certain piece, parcel or tract of land, together with the improvements thereon erected, situate, lying and being in Heidelberg Township, York County, Pennsylvania, more particularly bounded, limited and described as follows, to-wit:

BEGINNING fur a corner at a steel pin at or near the Eastern edge of Township Road No. T-390 at lands now or formerly of The United Telephone Company of Pennsylvania; thence along with and across said Township Road NO. T-390 South forty-four (44) degrees fifty-five (55) minutes West, one hundred thirty-eight a d ninety-five hundredths (138.95) feet to a steel pin at an iron pin set near the Western edge of said Township Road No. T-390; thence along with and across said Township Road No. T-390 South nineteen (19) degrees eighteen (18) minutes twenty-five (25) seconds West, five hundred twenty-five and eighty-one hundredths (525.81) feet to an iron pipe at stones near the Eastern edge of said Township Road T390; thence across said Township Road and along lands now or formerly of St, Matthew’s Lutheran Church North thirty-nine (39) degrees forty-six (46) minutes West, five hundred twenty-three and forty hundredths (523.40) feet to an iron pipe; thence along other lands of another North forty-three (43) degrees twenty-four (24) minutes twenty-six (26) seconds East, three hundred ninety (390) feet to a steel pin at the aforesaid lands of The United Telephone Company of Pennsylvania; thence along said lands of The United Telephone Company of Pennsylvania South seventy-four (74) degrees fifty-eight (58) minutes thirty-nine (39) seconds East, three hundred fifty and eighty-four hundredths (350.84) feet to a steel pin at or near the Eastern edge of Township Road No. T-390, the point and place of BEGINNING. CONTAINING 4.5607 acres. The foregoing description was taken from a survey prepared by J.H. Rife, Registered Engineer, for Kenneth B. Keyton and Geraleen P. Keyton,

his wife, dated July 19,1968 and recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Plan Book\_ page\_

Parcel# 30-000-FD-0014-B0-00000

Property address: 702 N. High Rock Road, Hanover, PA 17331

PROPERTY ADDRESS: 702 NORTH HIGH ROCK ROAD, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff’s Office,  
09.13-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on October 15, 2012 at 2:00 O’Clock, P.M., 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. LAWRENCE JEFFREY AGULNICK A/K/A LAWRENCE J. AGULNICK and DENISE MARIE JOHNSTON A/K/A DENISE M. JOHNSTON Docket Number: 2012-SU-961-06. 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:

LAWRENCE JEFFREY AGULNICK  
A/K/A LAWRENCE J. AGULNICK  
DENISE MARIE JOHNSTON  
A/K/A DENISE M. JOHNSTON

owner(s) of property situate in the BOROUGH OF SHREWSBURY, York County, Pennsylvania, being 26 TREE HOLLOW DRIVE, SHREWSBURY, PA 17361-1349

Parcel No. 84-000-10-0008.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 26 TREE HOLLOW DRIVE, SHREWSBURY, PA 17361

UPI# 84-000-10-0008.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. ROLFE T. ALDRIDGE, III. and DEBORAH C. ALDRIDGE Docket Number: 2012-SU-1097-06. 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:

ROLFE T. ALDRIDGE, III.  
 DEBORAH C. ALDRIDGE

owner(s) of property situate in the BOROUGH OF JEFFERSON, York County, Pennsylvania, being TRACTS 1 & 2 SUNSET VIEW STREET, AKA 11 EAST SUNSET VIEW STREET, CODORUS, PA 17311

Parcel No. 73-000-02-0015.00-00000

Improvements thereon; RESIDENTIAL DWELLING

Judgment Amount: \$144,520.09

Attorneys for Plaintiff  
 Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: TRACTS 1 & 2 SUNSET VIEW STREET, AKA 11 EAST SUNSET VIEW STREET, CODORUS, PA 17311

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of VANDERBILT MORTGAGE AND FINANCE, INC. vs. ALL OTHER HEIRS, KNOWN AND UNKNOWN, AND ALL OTHER ADMINISTRATORS, SUCCESSORS, ASSIGNS, AND ALL OTHER PERSONS CLAIMING ANY RIGHT, TITLE AND INTEREST UNDER THE ESTATE OF ALMA M. KOHLER, DECEASED, ROBIN D. SAYLOR AS HEIR TO THE ESTATE OF ALMA M. KOHLER, DECEASED Docket Number: 2012-SU-685-06. 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:

ALL OTHER HEIRS, KNOWN AND UNKNOWN, AND ALL OTHER ADMINISTRATORS, SUCCESSORS, ASSIGNS, AND ALL OTHER PERSONS CLAIMING ANY RIGHT, TITLE AND INTEREST UNDER THE ESTATE OF ALMA M. KOHLER, DECEASED, ROBIN D. SAYLOR AS HEIR TO THE ESTATE OF ALMA M. KOHLER, DECEASED

ALL THE FOLLOWING tract of land with the improvements thereon erected, situate in NEWBERRY TOWNSHIP, York County, Pennsylvania, described in accord with a plan drawn by Clark Bentzel, Registered Surveyor, dated May 14, 1964, as follows, to wit:

BEGINNING at a spike in the center of Township Road 944 which spike is located four hundred twenty-eight (428) feet from the juncture of the center line of Township Road 944 with the Northern line of Pennsylvania Route No. 24; thence in and through the center of Township Road 944, North twenty-two (22) degrees thirty-six (36) minutes West, ninety-five (25) feet to the spike to a corner formed of the center line of Township Road 944 and the Easterly edge of a proposed fifty (50) foot wide road; thence along the Easterly side of said proposed road, North seventeen (17) degrees forty-four (44) minutes East, one hundred thirty (130) feet to a point; thence along other lands now or formerly of Gary Lee Grove and Lori J. Grove, South seventy-two (72) degrees sixteen (16) minutes East, two hundred (200) feet to a pin; thence by the same, South eighty-six (86) degrees eighteen (18) minutes East, forty and nine-tenths (40.9) feet to a pin and the lands now or formerly of Laverne Linthurst; thence along the lands now or formerly of Laverne Linthurst, South forty-five

(45) degrees fourteen (14) minutes West, two hundred fifteen and nine-tenths (215.9) feet to a spike at the center line of Township Road 944, the place of BEGINNING.

COMMONLY known as 795 Pleasant Grove Road, York Haven, PA 17370 TAX PARCEL NO. 39-000-23-0004.00-00000

BEING the same premises which Gary Lee Grove and Lori J. Grove granted and conveyed unto Charles Kohler and Alma Kohler by Deed dated 3/4/1982 and recorded 3/4/1982 in the Office of the Recorder of Deeds of York County, Pennsylvania in Deed Book 84C, Page 332.

PROPERTY ADDRESS: 795 PLEASANT GROVE ROAD, YORK HAVEN, PA 17370

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 CHASE BANK, NATIONAL ASSOCIATION vs. CANDELARIO ALVAREZ Docket Number: 2012-SU-689-06. 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:

CANDELARIO ALVAREZ

owner(s) of property situate in the TOWNSHIP OF DOVER, York County, Pennsylvania, being 3045 SOLAR DRIVE, DOVER, PA 17315-4599

Parcel No. 24-000-19-0321.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 3045 SOLAR DRIVE, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. KIMBERLY M. AMEREIHN and WILLIAM AMEREIHN Docket Number: 2011-SU-1481-06. 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:

KIMBERLY M. AMEREIHN  
WILLIAM AMEREIHN

ALL THAT CERTAIN LOT OF LAND SITUATE IN RED LION BOROUGH, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 430 North Franklin Street, Red Lion, Pa 17356

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 430 NORTH FRANKLIN STREET, RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE BENEFIT OF THE CERTIFICATEHOLDERS OF POPULAR ABS, INC. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-A vs. BRENDA ARNOLD and GARY L. ARNOLD Docket Number: 2010-SU-3359-06. 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:

BRENDA ARNOLD  
GARY L. ARNOLD

ALL THAT CERTAIN LOT OF LAND SITUATE IN WARRINGTON TOWNSHIP, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 240 Quaker Meeting Rd., Wellsville, PA 17365

PARCEL NUMBER: 49-000-ME-0021.A0

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 240 QUAKER MEETING ROAD, WELLSVILLE, PA 17365

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 F/K/A MANUFACTURERS AND TRADERS TRUST COMPANY vs. AURTHER HASLAM, ADMINISTRATOR OF THE ESTATE OF TAMARA HASLAM, A/K/A TANARA R. HASLAM, DECEASED MORTGAGOR AND REAL OWNER Docket Number: 2011-SU-3222-06. 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:

AURTHER HASLAM,  
ADMINISTRATOR OF THE ESTATE OF  
TAMARA HASLAM, A/K/A  
TANARA R. HASLAM, DECEASED  
MORTGAGOR AND REAL OWNER

ALL that certain tract of land, with the improvements thereon erected, Pennsylvania, bounded and described as follows:

BEGINNING at a point in Pennsylvania State Route 2450, known as New Park Road, at corner of lands now or formerly of Theodore M. Clegg; thence in and through New Park Road South 58 degrees 43 minutes 00 seconds West 56.07 feet to a point at corner of lands now or formerly of George G. Jamison; thence along lands now or formerly of George G. Jamison, passing through a rebar set 13.27 feet from the beginning of this course, North 48 degrees 34 minutes 00 seconds West 123.33 to a point; thence continuing along same lands North 48 degrees 34 minutes 00 seconds West 10.08 feet to a rebar set at lands now or formerly of Douglas C. Jenkins; thence along lands now or formerly of Douglas C. Jenkins North 48 degrees 26 minutes 00 seconds East 75.05 feet to a rebar set; thence continuing along same lands North 56 degrees 15 minutes 00 seconds East 10.22 feet to a rebar set at corner of aforementioned lands now or formerly of Theodore M. Clegg; thence along lands now or formerly of Theodore M. Clegg South 36 degrees 00 minutes 00 seconds East 10.01 feet to an iron pipe found; thence continuing along same lands, passing through an iron pipe found 12.25 feet from the terminus of this course, South 36 degrees 00 minutes 00 seconds East 131.69 feet to the point in New Park Road and the place of beginning; containing 0.22 of an acre, more or less;

TOGETHER with all and singular the rights, liberties, privileges, hereditaments, and appurtenances whatsoever thereunto 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 the said Bessie M. Jones, deceased, at and immediately before the time of her decease, in law or equity or otherwise howsoever of, in, to, or out of the same;

TO HAVE 100 TO HOLD the said granted premises to the said Grantee, her heirs and assigns, forever.

Property being known as 694 New Park Road, New Park, Pennsylvania 17352.

Title to said premises is vested in Tamara Haslam, married women by deed from Kenneth Jones, Executor under the Last Will and Testament of

Bessie M. Jones, late, dated March 30, 1998 and recorded April 1, 1998 in Deed Book 1319, Page 2611, as Instrument No 1998021152.

AND thereafter Tamara Haslam departed this life on 09/22/2008 whereupon title to said premises solely vested Arthur Haslam, Administrator of The Estate of Tamara Haslam A/K/A Tanara R. Haslam, Deceased Mortgagor and Real Owner.

PROPERTY ADDRESS: 694 NEW PARK ROAD, NEW PARK, PA 17352

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. ELI BAALHANESS Docket Number: 2012-SU-924-06. 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:

ELI BAALHANESS

owner(s) of property situate in the THIRTEENTH WARD OF THE CITY OF YORK, York County, Pennsylvania, being 605 NORTH PERSHING AVENUE, YORK, PA 17404-2731

Parcel No. 134420200020000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 605 NORTH PERSHING AVENUE, YORK, PA 17402

UPI#

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 (30) days after the sale and

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

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION TRUST 2007-EQ1 vs. PHILIP EUGENE BALDWIN, TIMOTHY WARREN CARR and LEE ANN BALDWIN Docket Number: 2011-SU-4814-06. 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:

PHILIP EUGENE BALDWIN  
TIMOTHY WARREN CARR  
LEE ANN BALDWIN

owner(s) of property situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being 212 WINTERSTOWN ROAD, RED LION, PA 17356-8632

Parcel NO. 53-000-02-0107.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$240,743.89

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 212 WINTERSTOWN ROAD, RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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



RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 NA vs. BALESTRINI ENTERPRISES, LLC Docket Number: 2012-NO-2595-30. 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:

BALESTRINI ENTERPRISES, LLC

TRACT NO. 1: Parcel ID# 86-000-02-0178

ALL THAT CERTAIN tract of land, with the improvements thereon erected, situate in the Borough of Stewartstown, York County, Pennsylvania, being described in accordance with a survey by Joseph W. Shaw for D & D Scarborough, Inc., dated March 10, 1982, as follows, to wit:

BEGINNING at a point on South Main Street, marked with a railroad spike; thence along property now or formerly of Dominic J. Gioiso, South eighty-six (86) degrees fifty-six (56) minutes forty-five (45) seconds East, a distance of one hundred fifty and seventy-one one-hundredths (150.71) feet to a wood post; thence along land now or formerly of John L. Mann and James H. Jessup, South eighty-six (86) degrees forty-five (45) minutes twenty (20) seconds East, a distance of three hundred fourteen and zero one-hundredths (314.00) feet to an iron pipe; thence along land now or formerly of Randy L. Reisinger, South three (03) degrees thirty (30) minutes West, a distance of forty-seven and fifteen one-hundredths (47.15) feet to an iron pipe; thence along lands now or formerly of David M. Herr, the following four (4) courses and distances: [1] north eighty-seven (87) degrees zero (00) minutes West, a distance of three hundred twenty-one and zero one-hundredths (321.00) feet to an iron pipe; [2] South seventy-five (75) degrees thirty-six (36) minutes West thirty and zero one-hundredths (30.00) feet to a railroad spike; [3] North eighty-six (86) degrees thirty-three (33) minutes West, a distance of sixty-two and seventy one-hundredths (62.70) feet to a railroad spike; [4] North eighty-eight (88) degrees twenty-seven (27) minutes seventeen (17) seconds West, fifty-three and seventy-six one-hundredths (53.76) feet to a bolt; thence along South Main Street, North four (04) degrees forty-four (44) minutes forty (40) seconds East, a distance of fifty-eight and fifty one-hundredths (58.50) feet to a railroad spike and the place of BEGINNING. Containing 0.540 acres more or less.

UNDER AND SUBJECT to a right-of-way over the easterly end of said Tract No. 1; extending from a private driveway on the South side of Tract No. 1 to lands now or formerly of Bessie B. Ramsay situate on the North side of Tract No. 1 as said right-of-way is more particularly described in a deed from Anderson-Ramsay Auto Co., to Libbie M. Evans, as recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 27-S, page, 528.

TOGETHER with the free and uninterrupted use, liberty and privilege of, and passage in and along a certain private alley or passageway, of twelve feet in breadth by one hundred and seventy (175) feet in depth, starting at the curbline on Main Street and extending one hundred seventy-five (175) feet in an easterly direction as more particularly described in a deed from Paul Hammers to Anderson-Ramsay Auto Co., as recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 24-E, page 361.

TRACT NO. 2: Parcel ID#: 86-000-02-0179

ALL THAT CERTAIN tract of land situate in Stewartstown Borough, York County, Pennsylvania, bounded, limited and described in accordance with a certain subdivision plan prepared by C.S. Davidson, Inc., dated April 28, 1989, and recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Plan Book JJ, page 463, as follows, to wit:

BEGINNING at a point in line of lands now or formerly of D & D Scarborough, Inc., at the Northeast corner of Lot No. 1; thence along said lands now or formerly of D & D Scarborough, Inc., South eighty-seven (87) degrees East, two hundred fifty-six and twelve one-hundredths (256.12) feet to an iron pipe; thence along lands now or formerly of Kenneth R. Kitzmiller and continuing along lands now or formerly of Charles E. Godfrey, South four (04) degrees forty-six (46) minutes West, one hundred forty-nine and zero one-hundredths (149.00) feet to an iron pipe; thence along lands now or formerly of Harry P. Sprow, North eighty-seven (87) degrees four (04) minutes forty (40) seconds West, two hundred fifty-four and eighty-five one-hundredths (254.85) feet to an iron post; thence along lands now or formerly of Rick A. Culbertson, lands now or formerly of Myrtle H. Kilbourne, and Lot No. 1, North four (04) degrees sixteen (16) minutes thirty (30) seconds East, one hundred forty-nine and thirty-one one-hundredths (149.31) feet to a point, being the point and place of BEGINNING. CONTAINING an area of 0.874 Acres and being Lot No. 2 on the aforesaid subdivision plan.

TOGETHER WITH a certain easement twenty-five (25) feet in width running from the curbline of South Main Street Eastwardly across Lot No. 1 to the premises above described as more particularly set forth in a certain deed from D & D Scarborough, Inc., to Richard A. Doyle and Karen

F. Doyle, husband and wife, dated October 4, 1989 and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Deed Book 104-E, page 1089.

BEING THE SAME premises which William E. Schilling, Jr. and Brenda D. Schilling, husband and wife, by deed dated 4/5/00 and recorded 4/25/00 in Record Book 1396-5840, granted and conveyed unto Balestrini Enterprises, LLC.

SEIZED IN EXECUTION as the property of Balestrini Enterprises, LLC on Judgment No. 2012NO-002595-30.

PROPERTY ADDRESS: 5 SOUTH MAIN STREET AND SOUTH MAIN STREET, STEWARTSTOWN, PA 17363

UPI# 86-000-02-0178.00-00000,86000-02-0179.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of ONEWEST BANK, FSB vs. MURIEL MAE BARBARITO Docket Number: 2012-SU-1469-06. 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:

MURIEL MAE BARBARITO

ALL THAT CERTAIN TRACT OF REAL ESTATE, with improvements thereon erected, situate in the City of York, County of York, Commonwealth of Pennsylvania, being Lot No. 242 described on a plan of Lots of Park Village, and being known and numbered as 721 June Street, bounded and limited as follows, to wit:

Beginning at a point at the north side of June Street, said point being located 267.70 feet westwardly as measured along the north side of June Street from the northwest corner of the Intersec-

tion of June Street and Pennsylvania Avenue; Thence along the north side of June Street South 82° 07' 40" West, 50 feet to a point; Thence North 07° 52' 20" West, 100 feet to a point;

Thence North 82° 07' 40" East 50 feet to a point;

Thence South 07° 52' 20" East, 100 feet to a point and place of beginning.

Property being known as 721 June Street, York, Pennsylvania 17404.

Title to said premises is vested in Muriel Mae Barbarito, widow by deed from Muriel Mae Barbarito, widow dated April 7, 2008 and recorded April 21, 2008 in Deed Book 1959, Page 8813, as Instrument No. 2008024214.

PROPERTY ADDRESS: 721 JUNE STREET, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR DEUTSCHE ALT-B SECURITIES MORTGAGE LOAN TRUST, SERIES 2006-AB1 vs. ROLAND M. BARNHART and KELLY M. BARNHART Docket Number: 2012-SU-85-06. 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:

ROLAND M. BARNHART  
KELLY M. BARNHART

ALL THAT CERTAIN TRACT OF LAND SITUATE, LYING AND BEING IN JACKSON TOWNSHIP, YORK COUNTY, PENNSYLVANIA, BOUNDED AND LIMITED AS FOLLOWS, TO WIT:



BEGINNING FOR A POINT ON THE CENTERLINE OR PIGEON HILL ROAD (S.R. 3047) AND LOT NO. 3 OF THE HEREINAFTER REFERENCED SUBDIVISION PLAN; THENCE ALONG SAID CENTERLINE OF PIGEON HILL ROAD BY A CURVE TO THE LEFT WHOSE RADIUS IS SIX HUNDRED FORTY-SEVEN AND FIFTY HUNDREDTHS (647.50) FEET AND WHOSE LONG CHORD BEARING IS NORTH FORTY-THREE (43) DEGREES TWENTY-SEVEN (27) MINUTES THIRTEEN (13) SECONDS WEST, THREE HUNDRED SIXTY-TWO AND FORTY-FOUR HUNDREDTHS (362.44) FEET FOR AN ARC DISTANCE OF ONE HUNDRED NINETY-FIVE AND SIXTY-FOUR HUNDREDTHS (195.64) FEET TO A POINT AT LOT NO. 1 OF THE HEREINAFTER REFERENCED SUBDIVISION PLAN; THENCE ALONG SAME THE FOLLOWING TWO (2) COURSES AND DISTANCES: 1) THROUGH A STEEL PIN SET BACK THIRTY AND THIRTY-SIX HUNDREDTHS (30.36) FEET FROM SAID STARTING POINT NORTH FORTY-SIX (46) DEGREES FORTY-NINE (49) MINUTES THIRTY-FOUR (34) SECONDS EAST, TWO HUNDRED THIRTY-SEVEN AND THIRTY-SIX HUNDREDTHS (237.36) FEET TO A STEEL PIN; THENCE 2) SOUTH FORTY-THREE (43) DEGREES THIRTY-TWO (32) MINUTES FORTY-NINE (49) SECONDS EAST, TWO HUNDRED TWENTY-NINE AND NINETY-FOUR HUNDREDTHS (229.94) FEET TO A STEEL PIN AT LOT NO. 3 OF SAID PLAN; THENCE ALONG SAME AND THROUGH A STEEL PIN ON LINE SET BACK THIRTY AND ZERO HUNDREDTHS (30.00) FEET FROM THE TERMINATION OF THIS COURSE SOUTH FIFTY-FIVE (55) DEGREES TWELVE (12) MINUTES TEN (10) SECONDS WEST, TWO HUNDRED FORTY AND FORTY-SEVEN HUNDREDTHS (240.47) FEET TO A POINT ON THE CENTERLINE OF PIGEON HILL ROAD, THE POINT AND PLACE OF BEGINNING. IDENTIFIED AS LOT NO. 2 ON A PLAN OF LOTS PREPARED BY HANOVER LAND SERVICES, INC., TRADING A WORLEY SURVEYING, ON JANUARY 15, 2001 AND AS REVISED ON FEBRUARY 19, 2001. SAID PLAN IS RECORDED IN THE RECORDER OF DEEDS OFFICE OF YORK COUNTY, PENNSYLVANIA, IN PLAN BOOK RR, PAGE 213.

SUBJECT TO A RIGHT-OF-WAY TWENTY (20) FEET IN WIDTH, WHICH IS TO BE USED FOR INGRESS, EGRESS AND REGRESS TO PROPERTIED SHOWN AS LOT NO. 1 OF THE ABOVE REFERENCED PLAN TO BE RETAINED BY GRANTORS HEREIN AND TO LANDS NOW OR FORMERLY OWNED BY JOHN S. ROYER AS DESCRIBED IN A DEED RECORDED IN THE RECORDER OF DEEDS OFFICE IN AND FOR YORK COUNTY, PENNSYLVANIA IN DEEDS BOOK 99-A, PAGE 322. SAID RIGHT-OF-WAY SHALL INSURE TO THE BENEFIT OF THE HEIRS, EXECUTORS AND ASSIGNS OF THE THOUGH PARTIES.

BEING KNOWN AND NUMBERED AS 6589 PIGEON HILL ROAD, HANOVER, PA, 17331 BEING THE SAME PREMISES WHICH MARK B. HINKLE AND BRIDGET K. HINKLE, BY DEED DATED OCTOBER 27, 2005 AND RECORDED NOVEMBER 10, 2005 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DOCUMENT # 1769, PAGE 6632, GRANTED AND CONVEYED UNTO ROLAND M. BARNHART, III AND KELLY M. BARNHART, HUSBAND AND WIFE.

PROPERTY ADDRESS: 6589 PIGEON HILL ROAD, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of WALTER E. HENRY, JR., CONTRACTOR, INC. vs. MARTINE T. BARTON EXECUTOR OF THE ESTATE OF FREDERICK L. BARTON, WILLIAM E. BARTON EXECUTOR OF THE ESTATE OF FREDERICK L. BARTON and GARY C. BENDER EXECUTOR OF THE ESTATE OF FREDERICK L. BARTON Docket Number: 2012-SU-1318-06. 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:

MARTINE T. BARTON  
EXECUTOR OF THE ESTATE OF  
FREDERICK L. BARTON  
WILLIAM E. BARTON  
EXECUTOR OF THE ESTATE OF  
FREDERICK L. BARTON  
GARY C. BENDER  
EXECUTOR OF THE ESTATE OF  
FREDERICK L. BARTON

ALL that certain tract of land situate in West Manchester Township, York County, Pennsylvania, as shown on the Final Subdivision Plan of Little Creek, known as Lot #17, Dwg. No. L-4248-3, as

recorded May 12, 2003, in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book SS, Page125 (the "Plan") and more fully set forth as follows, to wit:

BEGINNING at a point at the northwest corner of Lot No. 16, on the southern side of a 50' foot wide public street known as Farm Cross Way; thence along Lot No. 16, South forty-eight (48) degrees, fifty-four (54) minutes, four (04) seconds East, one hundred thirty and zero one-hundredths (130.00) feet to a point at Lot No. 131; thence along said Lot No. 131, South forty-one (41) degrees, five (05) minutes, fifty-six (56) seconds West, eighty and zero one-hundredths (80.00) feet to a point at Lot No. 18; thence along said Lot No. 18, North forty-eight (48) degrees, fifty-four (54) minutes, four (04) seconds West, one hundred thirty and zero one-hundredths (130.00) feet to a point on the southern side of above mentioned Farm Cross Way; thence along the southern side of said Farm Cross Way, North forty-one (41) degrees, five (05) minutes, fifty-six (56) seconds East, eighty and zero one-hundredths (80.00) feet to a point at the northwest corner of Lot No. 16, the place of BEGINNING. Containing 10,400 sq. ft.

BEING KNOWN AND NUMBERED AS 1458 Farm Cross Way, York, PA 17408.

PROPERTY ADDRESS: 1458 FARM CROSS WAY, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., S/B/M TO BAC vs. HOME LOANS SERVICING, LP F/K/A COUNTRY-WIDE HOME LOANS SERVICING, LP PATSY F. BARTON Docket Number: 2012-SU-1185-06. 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:

PATSY F. BARTON

ALL THAT CERTAIN TRACT OF LAND, TOGETHER WITH THE IMPROVEMENTS THEREON ERECTED, BEING KNOWN AND NUMBERED AS 1430 NORTH SHERMAN STREET, YORK, PENNSYLVANIA, SITUATED, LYING AND BEING IN THE TOWNSHIP OF SPRINGETTSBURY, YORK COUNTY, PENNSYLVANIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING at a point in the west line of said North Sherman Street (formerly known as the York and Pleasureville Road), said point being at the southeast corner of property now or formerly of Wayne E. H. Hively and Edith Hively, his wife (said property being formerly a part of the premises hereby conveyed), extending thence Westwardly along the south side of said property now or formerly of Wayne E. H. Hively and Edith M. Hively, his wife, one hundred forty (140) feet to a point in the east line of a sixteen (16) feet wide public alley (said point being at the southeast corner of said property now or formerly of Wayne E. H. Hively and Edith M. Hively, his wife); thence Southwardly along the east line of said sixteen (16) feet wide alley, forty-six (46) feet to a point in said line; thence Eastwardly along the north side of property now or formerly of L. W. Myers, one hundred forty (140) feet to a point in the west line of said North Sherman Street (formerly known as the York and Pleasureville Road); thence Northwardly along the west line of said North Sherman Street (formerly known as York and Pleasureville Road), forty-six (46) feet to a point and place of BEGINNING.

Parcel# 46-000-06-0192-00-00000

Property address: 1430 North Sherman Street, York, PA 17406

PROPERTY ADDRESS: 1430 NORTH SHERMAN STREET, YORK, PA 17406

UPI# 46-000-06-0192.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., pre-

vailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE LOAN TRUST 2007-WF1 vs. SHERRI LEE BAVIS, CHARLES FRANCIS BAVIS, AKA CHARLES F. BAVIS AKA CHARLES BAVIS Docket Number: 2012-SU-312-06. 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:

SHERRI LEE BAVIS  
CHARLES FRANCIS BAVIS  
AKA CHARLES F. BAVIS  
AKA CHARLES BAVIS

ALL THAT CERTAIN TRACT OF LAND WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE IN SPRINGETTSBURY TOWNSHIP, YORK COUNTY, PENNSYLVANIA, KNOWN AS LOT NO. 79, BOUNDED AND LIMITED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT, SAID POINT BEING AT LOT NO. 78 AND THE FIFTY (50.00) FOOT WIDE RIGHT-OF-WAY OF CHERRY BLOSSOM COURT, THENCE BY THE SAID RIGHT-OF-WAY OF CHERRY BLOSSOM COURT, BY A CURVE TO THE LEFT, HAVING A RADIUS OF THREE HUNDRED THIRTY-FIVE (335.00) FEET, AN ARC LENGTH OF ONE HUNDRED EIGHT AND EIGHT HUNDREDTHS (108.08) FEET, A CHORD BEARING OF SOUTH SIXTY-THREE (63) DEGREES ZERO (00) MINUTES FIFTY-SEVEN (57) SECONDS WEST, A CHORD DISTANCE OF ONE HUNDRED SEVEN AND SIXTY-ONE HUNDREDTHS (107.61) FEET TO A POINT AT LOT NO. 80, THENCE BY SAID LOT NO. 80, NORTH THIRTY-SIX (36) DEGREES THIRTEEN (13) MINUTES THIRTY-FIVE (35) SECONDS WEST, A DISTANCE OF TWO HUNDRED NINE AND FORTY-ONE HUNDREDTHS (209.41) FEET TO A POINT, THENCE BY SAME, NORTH SEVENTY-FOUR (74) DEGREES SEVENTEEN (17) MINUTES THIRTY-FOUR (34) SECONDS EAST, A DISTANCE OF ONE HUNDRED SEVENTY- AND SEVENTY- SEVEN HUNDREDTHS (170.77) FEET TO A POINT AT LOT NO. 78, THENCE BY SAID LOT NO. 78, SOUTH EIGHTEEN (18) DEGREES TWENTY-TWO (22) MINUTES THIRTY-SEVEN (37) SECONDS EAST, A DISTANCE OF ONE HUNDRED SEVENTY-FIVE AND TWENTY-SEVEN HUNDREDTHS (175.27) FEET TO THE POINT OF BEGINNING.

CONTAINING IN AREA TWENTY-FIVE THOUSAND SEVEN HUNDRED FIFTY-SEVEN AND FIVE TENTHS (25,757.50) SQUARE FEET OR FIFTY-NINE HUNDREDTHS (0.59) ACRES.

THIS DESCRIPTION IS AS SHOWN ON A FINAL SUBDIVISION PLAN PREPARED FOR ORCHARD HILLS BY JAMES R. HOLLEY & ASSOCIATES, INC., KNOWN AS PROJECT NO. 04711.

BEING KNOWN AND NUMBERED AS 570 CHERRY BLOSSOM COURT, YORK, PA, 17402

BEING THE SAME PREMISES WHICH CONEWAGO CONTRACTORS, INC. AND CAMPBELL ROAD ASSOCIATES, LLC. EQUITABLE OWNER, A PENNSYLVANIA LIMITED LIABILITY COMPANY, BY ITS ATTORNEY-IN-FACT, ROBERT V. ARGENTO, DULY CONSTITUTED BY A LIMITED POWER OF ATTORNEY DATED THE JANUARY 20, 2005 AND RECORDED IN THE RECORDER'S OFFICE IN AND FOR YORK COUNTY, PENNSYLVANIA, IN BOOK 1703, PAGE 4377, AND EG STOLTZFUS HOMES, L.L.C., BY ITS ATTORNEY-IN-FACT, ROBERT V. ARGENTO, DULY CONSTITUTED BY A POWER OF ATTORNEY DATED JULY 7, 2005 AND RECORDED IN THE RECORDER'S OFFICE IN AND FOR YORK COUNTY, PENNSYLVANIA, IN BOOK 1738, PAGE 3634, BY DEED DATED OCTOBER 17, 2006 AND RECORDED NOVEMBER 15, 2006 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN BOOK # 1855, PAGE 743, GRANTED AND CONVEYED UNTO CHARLES FRANCIS BAVIS AND SHERRI LEE BAVIS, HUSBAND AND WIFE.

PROPERTY ADDRESS: 570 CHERRY BLOSSOM COURT, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-8 vs. MARSHA A. BELL Docket Number:

2012-SU-231-06. 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:

MARSHA A. BELL

owner(s) of property situate in the 9th WARD OF THE CITY OF YORK, York County, Pennsylvania, being 579 WEST COLLEGE AVENUE, YORK, PA 17401-3868

Parcel No. 09-227-06-0059.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$68,678.34

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 579 WEST COLLEGE AVENUE, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 BY MERGER TO BLC BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO BANK OF HANOVER AND TRUST COMPANY vs. MICHAEL O. BENTZEL and WANDA L. BENTZEL Docket Number: 2012-SU-84-06. 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:

MICHAEL O. BENTZEL  
WANDA L. BENTZEL

owner(s) of property situate in the 12TH WARD OF THE CITY OF YORK, York County, Pennsylvania, being 843 EAST PHILADELPHIA STREET, YORK, PA 17403-1118

Parcel No. 123720700830000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 843 EAST PHILADELPHIA STREET, YORK, PA 17403

UPI# 12-372-07-0083.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of JP MORGAN CHASE BANK, NATIONAL ASSOCIATION vs. LAURIE J. BERNSTEIN A/K/A LAURIE J. KUTSCH Docket Number: 2012-SU-296-06. 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:

LAURIE J. BERNSTEIN  
A/K/A LAURIE J. KUTSCH

owner(s) of property situate in the TOWNSHIP OF WEST MANCHESTER, York County, Pennsylvania, being 2947 ROBIN ROAD, YORK, PA 17404-5769

Parcel No. 510004100070000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$107,560.08

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 2947 ROBIN ROAD, YORK, PA 17404



UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

Property address: 2670 Conewago Road, Dover, PA 17315

PROPERTY ADDRESS: 2670 CONEWAGO ROAD, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of HSBC BANK USA, NATIONAL ASSOCIATION FOR THE ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2006-NC3, ASSET BACKED PASS-THROUGH CERTIFICATES vs. CAROL M. BOHER, SOLEY IN HER CAPACITY AS HEIR OF ANDREW L. DOYLE, DECEASED Docket Number: 2010-SU-2606-06. 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:

CAROL M. BOHER,  
 SOLEY IN HER CAPACITY AS  
 HEIR OF ANDREW L. DOYLE, DECEASED

ALL THAT CERTAIN tract of land, with the improvements, thereon erected, situate, lying and being in the Township of Dover, York County, Pennsylvania, more particularly bounded, limited and described as follows:

BEGINNING at a point on public road T-803, better known as the Conewago Road; thence South sixty-four (64) degrees (30) minutes East, three hundred forty-one (341) feet to a pipe; thence continuing South twenty-five (25) degrees twenty-eight (28) minutes West, a distance of two hundred ninety-nine and twenty-five one hundredths (299.25) feet to a pin; thence North sixty-four (64) degrees thirty-four (34) minutes West, three hundred eighty-three and eighty one-hundredths (383.80) feet to a pipe; thence in and along said public road, North thirty (30) degrees twenty-six (26) minutes East, two hundred thirty-five and sixty-one hundredths (235.60) feet to a stake in the center of said road; thence continuing North forty-four (44) degrees thirty (30) minutes East, sixty-eight and seventy-one hundredths (68.70) feet to a spike, the point and place of Beginning.

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-2, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-2 vs. ERIC BOHN and JEANIE BOHN Docket Number: 2010-SU-1294-06. 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:

ERIC BOHN  
 JEANIE BOHN

All of the following described premises, with improvements thereon erected, Situate in Windsor Township, York County, Pennsylvania, being more fully bounded, limited and described as follows:

Property Address: 401 Blacksmith Avenue, Windsor, PA 17366  
 Improvements: Residential property  
 Subject to Mortgage: No  
 Subject to Rent: No  
 C.P.NO. 2010-SU-001294-06  
 Judgment: \$197,594.28  
 Attorney: Christopher A. DeNardo, Esquire  
 To be Sold as the property of Eric Bohn and Jeanie Bohn

PROPERTY ADDRESS: 401 BLACKSMITH AVENUE, WINDSOR, PA 17366

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. SHERIE I. BORING and GARY L. BORING, JR. Docket Number: 2012-SU-1701-06. 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:

SHERIE I. BORING  
GARY L. BORING, JR.

ALL THAT CERTAIN lot or tract of land situate in the Township of Chanceford, York County, Pennsylvania, being Lot No. 4, Final Subdivision Plan by Gordon L. Brown & Associates, Inc., Civil Engineers & Surveyors, of York, PA, dated 7/17/2000 and recorded 2/13/2001 Plan Book RR, Page 161. CONTAINING 44,907 sq. ft. and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 850 RICHMOND ROAD, WINDSOR, PA 17366

Reference York County Record Book 1821, Page 2418.

TO BE SOLD AS THE PROPERTY OF SHERIE I. BORING AND GARY L. BORING, JR. ON JUDGMENT NO. 2012-SU-001701-06

PROPERTY ADDRESS: 850 RICHMOND ROAD, WINDSOR, PA 17366

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2005-6 vs. WENDY A. BORRELL Docket Number: 2012-SU-1192-06. 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:

WENDY A. BORRELL

owner(s) of property situate in the BOROUGH OF RED LION, York County, Pennsylvania, being 214 SOUTH MAIN STREET, RED LION, PA 17356-2409

Parcel NO. 82-000-03-0261.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$136,865.34

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 214 SOUTH MAIN STREET, RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR BANC OF AMERICA FUNDING 2007-C TRUST vs. MICHELE DAWN BOTLEY and DAVID BOTLEY Docket Number: 2012-SU-26-06. 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:

MICHELE DAWN BOTLEY  
DAVID BOTLEY

ALL THAT CERTAIN TRACT OF LAND SITUATE IN FAWN TOWNSHIP, YORK COUNTY, PENNSYLVANIA, BEING IDENTIFIED AS LOT 17 AS SHOWN ON A PLAN OF LOTS KNOWN AS GARVINE MILL WOODS PREPARED FOR HARRY L. RAMAGE AND SHERRY A. RAMAGE AND JOHN F. GIFFORD BY HOOVER ENGINEERING SERVICES, INC., DATED JANUARY 20, 1998, APPROVED JUNE 8, 1998 BY THE FAWN TOWNSHIP BOARD OF SUPERVISORS AND RECORDED JUNE 10, 1998 IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR YORK COUNTY, PENNSYLVANIA IN PLAN BOOK PP ON PAGE 494 AND BEING MORE FULLY DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT IN THE CENTERLINE OF T-591 (GARVINE MILL ROAD) THENCE IN ALONG AND THROUGH THE CENTERLINE OF T-591 NORTH 50 DEGREES 21 MINUTES 29 SECONDS WEST A DISTANCE OF TWO HUNDRED FIFTY (250.00) FEET TO A POINT IN THE CENTERLINE OF T-591; THENCE BY LOT 12 OF THE AFOREMENTIONED SUBDIVISION NORTH 39 DEGREES 49 MINUTES 03 SECONDS EAST A DISTANCE OF FIVE HUNDRED EIGHTY-SIX AND SIXTY-EIGHT HUNDREDTHS (586.68) FEET TO AN IRON PIN; THENCE BY LAND NOW OR FORMERLY OF WILLIAM GARNETT SOUTH 87 DEGREES 03 MINUTES 04 SECONDS EAST A DISTANCE OF SIXTY-FOUR AND THREE HUNDREDTHS (64.03) FEET TO AN IRON PIN; THENCE BY LOT 3C OF A PLAN RECORDED IN PLAN BOOK DD AT PAGE 342, SOUTH 34 DEGREES 42 MINUTES 06 SECONDS EAST A DISTANCE OF ONE HUNDRED TWENTY-FOUR AND SEVENTEEN HUNDREDTHS (124.17) FEET TO AN IRON PIN; THENCE BY LOT 25 OF THE AFOREMENTIONED SUBDIVISION SOUTH 50 DEGREES 21 MINUTES 29 SECONDS EAST A DISTANCE OF NINETY-SIX AND FORTY-SEVEN HUNDREDTHS (96.47) FEET TO AN IRON PIN; THENCE BY LOT 16 OF THE AFOREMENTIONED SUBDIVISION SOUTH 39 DEGREES 49 MINUTES 03 SECONDS WEST A DISTANCE OF SIX HUNDRED NINETY-FIVE (695.00) FEET TO A POINT IN THE CENTERLINE OF T-591 (GARVINE MILL ROAD) AND PLACE OF BEGINNING.

CONTAINING 3.801 ACRES OF LAND AS SURVEYED.

THE IMPROVEMENTS THEREON BEING KNOWN AND DESIGNATED AS 671 GARVINE MILL ROAD, FAWN GROVE, PA, 17321-9441

UPIN NUMBER 28-000-BN0006U0-00000

BEING THE SAME PREMISES WHICH DONALD E. GUNDEN ALSO KNOWN AS DONALD GUNDEN, BY DEED DATED JUNE 14, 2004 AND RECORDED SEPTEMBER 3, 2004 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1675, PAGE 1355, GRANTED AND CONVEYED UNTO MICHELE DAWN BOTLEY.

PROPERTY ADDRESS: 671 GARVINE MILL ROAD, FAWN GROVE, PA 17321

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SUMMERCREST, INC. DEFEND BENEFIT PENSION PLAN & TRUST, vs. HOWARD R. BOWMAN, JR. and LINDA C. BOWMAN Docket Number: 2012-SU-2231-06. 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:

HOWARD R. BOWMAN, JR.  
LINDA C. BOWMAN

ALL that certain lot of ground, with the improvements thereon erected, known as 18 ORIOLE CIRCLE, situate, lying and being in CHANCEFORD TOWNSHIP, York County, Pennsylvania, as shown on the Final Plan of Chanceford Manor Village - Section A-2, as made by Weigle Engineering Co., C. E., dated October 27, 1977,



as Plan HS-7105-22, and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book Z, Page 933, and identified thereon as Lot 31, more fully bounded, limited and described as follows:

BEGINNING at a point on the eastern line of Oriole Circle, a fifty foot (50') wide public roadway, at Lot 32; thence on a division line between Lot 32 and the lot herein conveyed, North 75 degrees 09 minutes 15 seconds East, 92.50 feet to a point at lands now or formerly of the Chanceford Manor Village Sewage Company, Inc.; thence along line of lands now or formerly of same, South 14 degrees 50 minutes 45 seconds East, 100.00 feet to a point at line of Lot 30; thence on the division line between Lot 30 and the lot herein conveyed, South 75 degrees 09 minutes 15 seconds West, 92.50 feet to a point on the eastern line of Oriole Circle; thence along the eastern line of Oriole Circle, North 14 degrees 50 minutes 45 seconds West, 100.00 feet to a point and the place of BEGINNING. CONTAINING 0.2123 acres, neat measure.

BEING the same premises which L.A.S. Management, Inc., by Deed dated August 1, 1989, and recorded August 31, 1989, in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 103-V, Page 396, granted and conveyed unto Howard R. Bowman, Jr., single man, and Linda C. Danmyer, single woman, IT ALSO BEING the same premises which Howard R. Bowman, Jr. and Linda C. Danmyer, now by marriage, Linda C. Bowman, by their Deed dated August 15, 1991 and recorded August 19, 1991 in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 222, Page 335, granted and conveyed unto Howard R. Bowman, Jr. and Linda C. Bowman, husband and wife.

UNDER AND SUBJECT, NEVERTHELESS, to the Declaration of Easements, Covenants, Conditions and Restrictions as recorded in Record Book 70-14, page 1045, and as contained in prior deeds of record.

21-000-01-0031.00-00000  
18 Oriole Circle  
Felton, PA 17322  
Chanceford Township

PROPERTY ADDRESS: 18 ORIOLE CIRCLE,  
FELTON, PA 17322

UPI# 21-000-01-0031.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

Seized, levied upon and taken into execu-

tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SUNTRUST MORTGAGE, INC. vs. LINDA BOYCE Docket Number: 2012-SU-541-06. 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:

LINDA BOYCE

owner(s) of property situate in the TOWNSHIP OF MANCHESTER, York County, Pennsylvania, being 245 ROBIN HILL CIRCLE, YORK, PA 17404-8349

Parcel No. 36-000-26-0261.00-00000

Improvements thereon: TOWNHOUSE

Judgment Amount: \$153,893.17

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 245 ROBIN HILL CIRCLE, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 SOUNDVIEW

HOME LOAN TRUST 2006-WF1 vs. GEORGE R. BRANT and CATHY N. BRANT Docket Number: 2010-SU-2957-06. 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:

GEORGE R. BRANT  
CATHY N. BRANT

owner(s) of property situate in the TOWNSHIP OF MANHEIM, York County, Pennsylvania, being 6625 BLOOMING GROVE ROAD, GLENVILLE, PA 17329-9405

Parcel No. 37000BG0002A000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$380,678.83

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 6625 BLOOMING GROVE ROAD, GLENVILLE, PA 17329

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. ERIC E. BRENNER A/K/A ERIC BRENNER and BRANDY L. BRENNER A/K/A BRANDY BRENNER Docket Number: 2011-SU-3470-06. 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:

ERIC E. BRENNER  
A/K/A ERIC BRENNER  
BRANDY L. BRENNER  
A/K/A BRANDY BRENNER

owner(s) of property situate in the TOWNSHIP OF DOVER, York County, Pennsylvania, being 2460 ANITA DRIVE, DOVER, PA 17315-4608

Parcel No. 240001100680000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$129,207.94

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 2460 ANITA DRIVE, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SUNTRUST MORTGAGE, INC. vs. LAURETTA A. BURGOON Docket Number: 2012-SU-998-06. 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:

LAURETTA A. BURGOON

owner(s) of property situate in the BOROUGH OF SEVEN VALLEYS, York County, Pennsylvania, being 128 CHURCH STREET, SEVEN VALLEYS, PA 17360-8709

Parcel No. 83-000-02-0024.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 128 CHURCH STREET, SEVEN VALLEYS, PA 17360

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING LP FKA COUNTRYWIDE HOME LOANS SERVICING LP vs. SUSAN BUSH and JOHN A. SOBES-TANOVICH Docket Number: 2012-SU-883-06. 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:

SUSAN BUSH  
JOHN A. SOBESTANOVICH

ALL THAT CERTAIN unit in the property known, named and identified as Woodcrest Hills Condominium, located in the Township of Springettsbury, York County, Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Uniform Condominium Act, 68 PA. C. S. 3101 et seq by the recording in the York County Department of Records of a Declaration of Condominium dated 4/26/2005 and recorded on 05/04/2005 in Record Book 1722 page 483, as amended by First Amendment thereto dated 5/20/2005 and recorded 06/02/2005 in Record Book 1728 page 7464 being and designated as Unit 2121B together with a proportionate undivided interest in the Common Elements (as defined in such Declaration) of 1.25%.

Property address: 2121 Maple Crest Boulevard

Parcel# 46-000-K1-0233-A0-C2121

PROPERTY ADDRESS: 2121 MAPLE CREEST BOULEVARD, YORK, PA 17406

UPI#

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. JAMES L. BUSHEY Docket Number: 2012-SU-3-06. 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:

JAMES L. BUSHEY

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN DOVER TOWNSHIP, YORK COUNTY, PENNSYLVANIA, AND KNOWN AS LOT NO.38 ON THE REVISED FINAL PLAN OF DOVERTOWN ESTATES AS PREPARED BY STALLMAN & STAHLMAN, INC. AND RECORDED IN THE YORK COUNTY COURT HOUSE PLAN FILE HH, PAGE 397, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN AND COMMON CORNER OF LOTS 38 AND 39 NORTH NINE (09) DEGREES FORTY-FIVE (45) MINUTES FORTY (40) SECONDS EAST, SEVENTY-EIGHT AND THIRTY-SEVEN ONE-HUNDREDTHS (78.37) FEET FROM AN IRON PIN ON THE WEST R/W LINE OF GALAXY ROAD; THEN SOUTH NINE (09) DEGREES FORTY-FIVE (45) MINUTES FORTY (40) SECONDS WEST, NINETEEN AND ZERO ONE-HUNDREDTHS (19.00) FEET TO AN IRON PIN AND CORNER OF LOTS 37 AND 38; THEN ALONG THE NORTH SIDE OF LOT 37 NORTH EIGHTY (80) DEGREES FOURTEEN (14) MINUTES TWENTY (20) SECONDS WEST, ONE HUNDRED FIVE AND THIRTY ONE-HUNDREDTHS (105.30) FEET TO AN IRON PIN AND CORNER OF LOTS 37 AND 38; THEN NORTH NINE (09) DEGREES FORTY-FIVE (45) MINUTES FORTY (40) SECONDS EAST, NINETEEN AND ZERO ONE-HUNDREDTHS (19.00) FEET TO AN IRON PIN AND COMMON CORNER OF LOTS 38 AND 39; THEN ALONG THE SOUTH SIDE

OF LOT 39 SOUTH EIGHTY (80) DEGREES FOURTEEN (14) MINUTES TWENTY (20) SECONDS EAST, ONE HUNDRED FIVE AND THIRTY ONE-HUNDREDTHS (105.30) FEET TO AN IRON PIN AND PLACE OF BEGINNING. KNOWN AS 3112 GALAXY ROAD.

BEING KNOWN AND NUMBERED AS 3112 GALAXY ROAD, DOVER, PA, 17315-4574

UPIN NUMBER 67-24-000-19-0038-00-00000

BEING THE SAME PREMISES WHICH CASEY BRENNER, SINGLE MAN, BY DEED DATED MAY 12, 2008 AND RECORDED MAY 13, 2008 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1964, PAGE 6225, INSTRUMENT NO. 2008030242, GRANTED AND CONVEYED UNTO JAMES L. BUSHEY.

PROPERTY ADDRESS: 3112 GALAXY ROAD, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. LAURIE M. BUSS Docket Number: 2012-SU-88-06. 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:

LAURIE M. BUSS

ALL THE FOLLOWING DESCRIBED HOUSE AND LOT OF GROUND KNOWN AND NUMBERED AS 1427 THIRD AVENUE, SITUATE ON THE NORTH SIDE OF THIRD AVENUE, ELMWOOD, SPRING GARDEN TOWNSHIP, YORK COUNTY, PENNSYLVANIA, BOUND-ED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE NORTH LINE OF THIRD AVENUE AND EXTENDING THENCE EASTWARDLY THIRTY-SEVEN AND ONE-HALF (37 'A ) FEET TO THE POINT AT PROPERTY NOW OR FORMERLY OF EMMA W. BORTNER; THENCE EXTENDING AT A RIGHT ANGLE NORTHWARDLY ONE HUNDRED TWENTY (120) FEET TO A TWENTY (20) FEET WIDE ALLEY; THENCE AT A RIGHT ANGLE WESTWARDLY THIRTY-SEVEN AND ONE-HALF (37 'A) FEET TO A POINT AT PROPERTY NOW OR FORMERLY OF MR. SMALL; THENCE AT A RIGHT ANGLE SOUTHWARDLY ONE HUNDRED TWENTY (120) FEET TO A THIRD AVENUE AND THE PLACE OF BEGINNING.

BEING KNOWN AND NUMBERED AS 1427 THIRD AVENUE, YORK, PA, 17403-1906

BEING THE SAME PREMISES WHICH TRUSTED PROPERTY GROUP, LLC, A PENNSYLVANIA LIMITED LIABILITY COMPANY, BY DEED DATED MARCH 17, 2010 AND RECORDED MARCH 18, 2010 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2067, PAGE 5781, GRANTED AND CONVEYED UNTO LAURIE M. BUSS, SINGLE WOMAN.

PROPERTY ADDRESS: 1427 THIRD AVENUE, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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., S/B/M WELLS FARGO HOME MORTGAGE, INC. vs. MARYJO CAMPBELL IN HER CAPACITY AS HEIR OF JOANN R. FORSLING, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOANN R. FORSLING, DECEASED Docket Number: 2011-SU-4817-06. 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:

MARYJO CAMPBELL IN HER CAPACITY AS HEIR OF JOANN R. FORSLING, DECEASED UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOANN R. FORSLING, DECEASED

owner(s) of property situate in the TOWNSHIP OF CONEWAGO, York County, Pennsylvania, being 2535 BREMER ROAD, DOVER, PA 17315-2051

Parcel No. 23-000-MG-0198.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 2535 BREMER ROAD, DOVER, PA 17315

UPI# 23-000-MG-0198.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MASTR ASSET BACKED SECURITIES TRUST, 2006-FRE2, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FRE2 vs. ROBERT S. CARPENTER, III and SHARON L. CARPENTER Docket Number: 2012-SU-979-06. 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:

ROBERT S. CARPENTER, III  
SHARON L. CARPENTER

owner(s) of property situate in the TOWNSHIP OF EAST HOPEWELL, York County, Pennsylvania, being 15639 UNION CHURCH ROAD, FELTON, PA 17322-8107

Parcel No. 25000DL0005H000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$254,765.47

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 15639 UNION CHURCH ROAD, FELTON, PA 17322

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of ASTORIA FEDERAL SAVINGS & LOAN ASSOCIATION, S/B/M TO THE LONG ISLAND SAVINGS BANK, FSB vs. NICK J. CHACANIAS and SUSAN K. CHACANIAS Docket Number: 2007-SU-4131-Y06. 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:

NICK J. CHACANIAS  
SUSAN K. CHACANIAS

owner(s) of property situate in the TOWNSHIP OF MANCHESTER, York County, Pennsylvania, being 1475 HAMILTONIAN WAY, A/K/A 1475 HAMBILTONIAN WAY, YORK, PA 17404

Parcel No. 36-000-24-0030.00-00000

Improvements thereon: RESIDENTIAL DWELLING



Judgment Amount: \$242,202.19

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 1475 HAMILTONIAN WAY, A/K/A 1475 HAMBILTONIAN WAY, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of FLAG-STAR BANK, FSB vs. LINDA CHANCE A/K/A LINDA R. CHANCE and STANLEY CHANCE A/K/A STANLEY E. CHANCE Docket Number: 2010-SU-5758-06. 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:

LINDA CHANCE  
A/K/A LINDA R. CHANCE  
STANLEY CHANCE  
A/K/A STANLEY E. CHANCE

All that certain lot or piece of ground, together with improvements thereon erected, situate on the West side of Dallas Street, in the Twelfth Ward of the City of York, York County, Pennsylvania bounded as follows:

On the North by property now or formerly of James W. Eisensmith, known as 614 Dallas Street; on the South by proerty now or formerly of Eugene G. Shellenberger; known as 620 Dallas Street, and on the West by an alley ten (10) feet ten (10) inches wide. Having a frontage or width along said Dallas Street of forty (40) feet and extending in length or depth Westwardly of uniform width throughout one hundred twenty-two (122) feet to said alley on the West.

Being Parcel No. 12-425-21-0008.00-00000

The improvements thereon being known and designed as 618 Dallas Street, York, PA 17403

Being all and the same lot of ground Melvin L. Stambaugh and Nancy L. Stambaugh, husband and wife, granted and conveyed unto Stanley E. Chance and Linda R. Chance, husband and wife, by Deed dated July 30, 1999 and recorded on August 2, 1999 in the Office of the Recorder of Deeds of York County, Pennsylvania as Instrument No. 1999056487.

PROPERTY ADDRESS: 618 DALLAS STREET, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of JP MORGAN CHASE BANK, NATIONAL ASSOCIATION vs. JOHN K. CHANDLER and LISA C. CHANDLER Docket Number: 2010-SU-1888-06. 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:

JOHN K. CHANDLER  
LISA C. CHANDLER

ALL that certain piece, parcel or tract of land, together with the improvements thereon elected, situate, lying and being in Penn Township, York County, Pennsylvania, more particularly bounded, limited and described as follows, to wit;

BEGINNING at a point in the southerly right-of-way line of Grandview Road, a fifty (50) feet wide public street, at the northwestern corner of Lot No. 13 as shown on said Plan; thence along said Lot No. 13, South eleven (11) degrees thirty-seven (37) minutes twenty-one (21) seconds West, a distance of one hundred eighty-four and eighty-six one-hundredths (184.86) feet to a point. at Lot No. 26 as shown on said Plan; thence along said

Lot No. 26 and along Lot No. 28 as shown on said Plan, North seventy-eight (78) degrees twenty-two (22) minutes thirty-nine (39) seconds West, a distance of one hundred twenty and zero one-hundredths (120.00) feet to the southeastern corner of Lot No. 15 as shown on said Plan; thence along said Lot No. 15, North eleven (11) degrees thirty-seven (37) minutes twenty-one (21) seconds East, a distance of one hundred eighty-four and eighty-six one-hundredths (184.86) feet to a point in the southerly right-of-way line of Grandview Road; thence along the southerly right-of-way line of Grandview Road, South seventy-eight (78) degrees twenty-two (22) minutes thirty-nine (39) seconds East, a distance of one hundred twenty and zero one-hundredths (120.00) feet to the northwestern corner of Lot No. 13, the point and place of BEGINNING. (Containing 22,183 square feet and being designated as Lot No. 14 on a Plan of Grandview Heights, prepared by Group Hanover, Inc., dated August 6, 1998, and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book PP, page 783.)

BEING one of nine lots which Grandview Partners, a Pennsylvania general partnership, by deed dated September 1, 2000, and recorded September 12, 2000, in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 1410, page 2330, granted and conveyed unto Royal Bldg., Inc., Grantor herein.

UNDER AND SUBJECT to the Amended and Restated Declaration of Restrictions, Covenants and Conditions for. Grandview Heights dated January 26, 1999, and recorded February 3, 1999, in the Office of the Recorder of Deeds in Record Book 1352, page 7610.

FURTHER UNDER AND SUBJECT, NEVERTHELESS, to all restrictions, conditions and easements appearing as of record.

TOGETHER with all and singular the ways, waters, water- courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever thereunto belonging, or in anyway appertaining, and the reversions, and remainders, rents, issues and profits thereof; and all the estate, tight, title, interest, property, claim and demand whatsoever, of Grantor in law, equity, or otherwise howsoever, of, in and to the same and every part thereof,

TO HAVE AND TO HOLD the said tract of land, together with the hereditaments and premises hereby granted or mentioned and intended so to be with the appurtenances, unto the said Grantees, their heirs and assigns, to and for the only proper use and behoof of the said Grantees, their heirs and assigns forever.

Property being known as 5040 Grandview Road, Hanover, Pennsylvania 17331.

Title to said premises is vested in John K Chandler and Lisa C Chandler, husband and wife, by

deed from Royal Bldg., Inc., a Pennsylvania Corporation dated June 27, 2001 and recorded July 11, 2001 in Deed Book 1446, Page 1461, as Instrument No. 2001040797.

PROPERTY ADDRESS: 5040 GRANDVIEW ROAD, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of HERITAGE VALLEY FEDERAL CREDIT UNION vs. RONALD L. CHEEK and RANDI L. CHEEK Docket Number: 2012-SU-517-06. 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:

RONALD L. CHEEK  
RANDI L. CHEEK

Present owner of record: Randi L. Cheek

Present owners (legal and equitable): Randi L. Cheek and Ronald L. Cheek (her husband)

Street address: 1909 Cedar Drive, Spring Grove, North Codorus Township, York County, Pennsylvania 17362

Lot No. 12 on a Plan of Lots for Cedar Hill Acres recorded in Plan Book Y, page 238 in the Office of the Recorder of Deeds in and for York County, Pennsylvania.

PROPERTY ADDRESS: 1909 CEDAR DRIVE, SPRING GROVE, PA 17362

UPI# 40-000-FG-0025.E0-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOAN SERVICING, LP FKA COUNTRYWIDE HOME LOAN SERVICING, LP. vs. WILLIAM CALVIN CHRISMAN A/K/A WILLIAM C. CHRISHMAN, JR. Docket Number: 2012-SU-888-06. 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:

WILLIAM CALVIN CHRISMAN  
A/K/A WILLIAM C. CHRISHMAN, JR.

owner(s) of property situate in the TOWNSHIP OF YORK, York County, Pennsylvania, being 2580 FAIRWAY DRIVE, YORK, PA 17402-7881

Parcel No. 540001J0022B0C0047

Improvements thereon: Condominium unit

Judgment Amount: \$287,844.36

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 2580 FAIRWAY DRIVE, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. MICHAEL E. CLARK Docket Number: 2012-SU-1365-06. 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:

MICHAEL E. CLARK

ALL THAT CERTAIN tract of land with the improvements thereon erected, situate, lying and being in the Borough of Red Lion, County of York, Commonwealth of Pennsylvania, HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 236 WEST BROADWAY RED LION, PA 17356

Reference York County Record Book 1879 Page 2814.

TO BE SOLD AS THE PROPERTY OF MICHAEL E. CLARK ON JUDGMENT NO. 2012-SU-001365-06

PROPERTY ADDRESS: 236 WEST BROADWAY, RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. CHRISTINE A. CLARKE and PEREZ T. CLARKE Docket Number: 2012-SU-829-06. 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:

CHRISTINE A. CLARKE  
PEREZ T. CLARKE

owner(s) of property situate in the BOROUGH OF NEW FREEDOM, York County, Pennsylvania, being 60 SOUTH THIRD STREET, A/K/A 60 THIRD STREET, NEW FREEDOM, PA 17340

Parcel No. 78000130120000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 60 SOUTH THIRD STREET, A/K/A 60 THIRD STREET, NEW FREEDOM, PA 17349

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE HOLDERS OF THE CERTIFICATES, FIRST HORIZON MORTGAGE PASS-THROUGH CERTIFICATES SERIES FH05-AR5, BY FIRST HORIZON HOME LOANS, A DIVISION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION, ET AL. vs. COREY M. CLATWORTHY and ROSEMARY C. CLATWORTHY Docket Number: 2012-SU-474-06. 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:

COREY M. CLATWORTHY  
ROSEMARY C. CLATWORTHY

ALL that certain tract of land situate, lying and being partly in Shrewsbury Township and partly in Springfield Township, York County, Pennsylvania, more fully shown on a Retracement Survey prepared by Shaw Surveying, Inc., dated November 23, 1999 and being more particularly described as follows, to wit:

BEGINNING at a point in S.R. 3008, known as Church Street; thence along land now or formerly of John C. Krone, North 30 degrees 30 minutes 00 seconds West 563.61 feet to a rebar; thence along land now or formerly of Delores A. Dehoff, South 63 degrees 00 minutes 00 seconds West 610.50 feet to a rebar; thence continuing along lands now or formerly of Delores A. Dehoff, South 29 degrees 30 minutes 00 seconds East, 595.56 feet to a point in said Church Street; thence in and through said Church Street North 60 degrees 00 minutes 00 seconds East, 619.78 feet, more or less, to the point and place of BEGINNING. Containing an area of 8.178 acres.

PARCEL IDENTIFICATION NO: 45-000-DI-0031.D0-00000

KNOWN and numbered as 1630 Church Street, Glen Rock, Pennsylvania 17327.

IT BEING the same premises which William R. Sanner, III and Linda D. Sanner, husband and wife, by their deed dated April 24, 2000, and recorded April 28, 2000, in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 1397, Page 940, granted and conveyed unto Virgil L. Connors and Sharon L. Connors, husband and wife, the Grantors herein.

TITLE TO SAID PREMISES IS VESTED IN Corey M. Clatworthy and Rosemary C. Clatworthy, h/w, by Deed from Virgil L. Connors and Sharon L. Connors, h/w, dated 08/30/2005, recorded 11/23/2005 in Book 1772, Page 7730.

PROPERTY ADDRESS: 1630 CHURCH STREET, GLEN ROCK, PA 17327

UPI# 45-000-DI-0031.D0-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF’S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O’Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of MOREQUITY, INC. vs. WILLIAM S. COLE and VICTORIA COLE Docket Number: 2011-SU-2056-06. 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:

WILLIAM S. COLE  
VICTORIA COLE

ALL that certain tract of land with the improvements thereon erected, lying and being situate in Dover Township, York County, Pennsylvania, being known as Lot No. 152 as shown on a final Subdivision Plan of “Ashley Farms-Phase I”, drawn by Dawood Engineering, Inc., said Plan being recorded in the office of the Recorder of Deeds in and for York County, Pennsylvania in Plan Book NN page 527 being more fully described as follows:

Property Address: 3172 Jayne Lane, Dover, PA 17315  
Parcel No.: 24-000-30-0152.00-00000  
Improvements: Residential dwelling  
Subject to Mortgage: No  
Subject to Rent: No  
C.P.NO.: 2011-SU-002056-06  
Judgment: \$250,082.12  
Attorney: Christopher A. DeNardo, Esquire  
To be Sold as the property of: William S. Cole and Victoria Cole

PROPERTY ADDRESS: 3172 JAYNE LANE, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff’s Office,  
09.13-3t York County, Pennsylvania

SHERIFF’S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O’Clock, P.M., 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 FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2005-17 vs. KENT R. COLYER and TRACIE L. COLYER Docket Number: 2012-SU-18-06. 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:

KENT R. COLYER  
TRACIE L. COLYER

owner(s) of property situate in the TOWNSHIP OF CHANCEFORD, York County, Pennsylvania, being 2630 TRINITY ROAD, FELTON, PA 17322-8001

Parcel No. 21000EL00610000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$163,522.94

Attorneys for Plaintiff  
Phelan Hallinan & Schmiege, LLP.

PROPERTY ADDRESS: 2630 TRINITY ROAD, FELTON, PA 17322

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff’s Office,  
09.13-3t York County, Pennsylvania

SHERIFF’S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O’Clock, P.M., 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 THE CERTIFICATEHOLDERS CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2005-17 vs. CHARMAINE COOPER Docket Number: 2009-SU-3646-06. 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:

CHARMAINE COOPER

owner(s) of property situate in MANCHESTER TOWNSHIP, York County, Pennsylvania, being 375 BRUAW DRIVE, YORK, PA 17406-6539

Parcel No. 360004400250000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 375 BRUAW DRIVE, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY, vs. MONICA M. CUNNINGHAM and ANTHONY R. MULLINS Docket Number: 2012-SU-1324-06. 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:

MONICA M. CUNNINGHAM  
ANTHONY R. MULLINS

ALL THAT CERTAIN unit in "Glen Hollow Condominium II" located in Dover Township, York County, Pennsylvania, PA Uniform Condominium Act, 68 Pa. C.S. Section 3101 et seq, Declaration dated August 24, 1990, recorded August 27, 1990, York County Deed Book 107-I, Page 505, identified as Unit No. 71 B, and being also known as 1840 CONDOR LANE, DOVER, PA 17315

PARCEL NO. 24-000-21-0001.KO-00076

Reference York County Record Book 1845, Page

1954.

TO BE SOLD AS THE PROPERTY OF MONICA M. CUNNINGHAM AND ANTHONY R. MULLINS ON JUDGMENT NO. 2012-SU-001324-06

PROPERTY ADDRESS: 1840 CONDOR LANE, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of OCWEN LOAN SERVICING, LLC vs. JEFFREY E. DEARDORFF Docket Number: 2009-SU-3660-06. 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:

JEFFREY E. DEARDORFF

ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND, WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING IN PENN TOWNSHIP, YORK COUNTY, PENNSYLVANIA.

Tax Parcel No.: 44-27-56

Property Address: 192 Pheasant Run Lane Hanover, PA 17331

PROPERTY ADDRESS: 192 PHEASANT RUN LANE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within

(10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SOVEREIGN BANK, N.A. FORMERLY KNOWN AS SOVEREIGN BANK vs. KEITH EDWARD DELACH and WENDY LYNN DELACH Docket Number: 2010-SU-1335-06. 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:

KEITH EDWARD DELACH  
WENDY LYNN DELACH

owner(s) of property situate in the BOROUGH OF DALLASTOWN, York County, Pennsylvania, being 63 EAST MAPLE STREET, DALLASTOWN, PA 17313-1709

Improvements thereon: RESIDENTIAL DWELLINTG

Judgment Amount: \$155,423.50

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 63 EAST MAPLE STREET, DALLASTOWN, PA 17313

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., pre-

vailing 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. EUGENIA FAY DICKERSON and HOWARD B. DICKERSON, III. Docket Number: 2012-SU-1211-06. 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:

EUGENIA FAY DICKERSON  
HOWARD B. DICKERSON, III

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 721 WEST PHILADELPHIA STREET, YORK, PA 17401-3342

Parcel No. 1130604001000000

PROPERTY ADDRESS: 721 WEST PHILADELPHIA STREET, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY vs. DUANE G. DITLOW Docket Number: 2011-SU-1774-06. 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:

DUANE G. DITLOW

ALL THAT CERTAIN described tract of land with the improvements thereon erected, situate, lying and being in the Borough of Manchester, York County, Pennsylvania, and HAVING



THEREON ERECTED a dwelling known as 201 Musser Street, Manchester, PA 17345.

Reference York Conty Record Book 1877 Page 3996.

TO BE SOLD AS THE PROPERTY OF DUAN G. DITLOW ON JUDGMENT NO. 2011-SU-001774-06

PROPERTY ADDRESS: 201 MUSSER STREET, MANCHESTER, PA 17345

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, SUCCESSOR BY MERGER TO CHASE HOME FINANCE, LLC vs. ANDREW E. DOERR and MELISSA KUHN Docket Number: 2012-SU-1189-06. 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:

ANDREW E. DOERR  
MELISSA KUHN

owner(s) of property situate in the BOROUGH OF WEST YORK, York County, Pennsylvania, being 1286 WEST PRINCESS STREET, YORK, PA 17404-3447

Parcel No. 88-000-03-0143.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 1286 WEST PRINCESS STREET, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, N.A., S/B/M TO CHASE HOME FINANCE, LLC, S/B/M TO CHASE MANHATTAN MORTGAGE CORPORATION vs. SCOTT A. DONAGHER and JACLYN A. DONAGHER Docket Number: 2011-SU-5078-06. 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:

SCOTT A. DONAGHER  
JACLYN A. DONAGHER

owner(s) of property situate in the BOROUGH OF WEST YORK, York County, Pennsylvania, being 25 SOUTH SEWARD STREET, YORK, PA 17404-5431

Parcel No. 880001100150000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$83,386.13

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 25 SOUTH SEWARD STREET, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

PROPERTY ADDRESS: 225 LONG ROAD,  
 MOUNT WOLF, PA 17347

UPI# 26-000-MI-0051.U0-00000

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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., FORMERLY KNOWN AS FULTON BANK vs. LISA A. DOWNS Docket Number: 2011-SU-4541-86. 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:

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

AS THE REAL ESTATE OF:

LISA A. DOWNS

ALL THAT CERTAIN tract of land together with improvements thereon, situate in the Township of East Manchester, County of York and Commonwealth of Pennsylvania, described as follows, to wit:

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 UNDER POOLING AND SERVICING AGREEMENT DATED AS OF SEPTEMBER 1, 2006 SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2006-HE2 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-HE2 vs. JANE L. DUNN Docket Number: 2012-SU-538-06. 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:

BEGINNING at a point on the right-of-way line of Long Road (a 50' wide street) said point being a corner of Lot No. 15; thence along Lot No. 15, South twenty-three (23) degrees fifty-two (52) minutes forty (40) seconds East, a distance of four hundred six and twenty-five hundredths (406.25) feet to a point, said point being a corner of Lot Nos. 15 and 20 and lands now or formerly of N.T. & J.P. Mohr; thence along lands now or formerly of N.T. & J.P. Mohr, North eighty-three (83) degrees thirteen (13) minutes zero (00) seconds East, a distance of one hundred fifty-six and ninety-three hundredths (156.93) feet to a point, said point being a corner of Lot No. 17; thence long Lot No. 17, North twenty-three (23) degrees fifty-two (52) minutes forty (40) seconds West, a distance four hundred fifty-two and thirty-eight hundredths (452.38) feet to a point on the right-of-way of Long Road (a 50' wide street); thence along said right-of-way line, South sixty-six (66) degrees seven (07) minutes twenty (20) seconds West, one hundred fifty and zero hundredths (150.00) feet to the place of BEGINNING.

AS THE REAL ESTATE OF:

JANE L. DUNN

ALL THAT CERTAIN LOT OF LAND SITUATE IN TOWNSHIP OF FAIRVIEW, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 56 Springers Lane, New Cumberland, PA 17070

PARCEL NUMBER: 27-000-SF-0035

BEING THE SAME PREMISES which Nationstar Mortgage, LLC f/k/a Centex Home Equity Company, LLC by Special Warranty Deed dated September 15, 2009 and recorded December 7, 2009 in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Record Book 2054, Page 4774, granted and conveyed unto Lisa A. Downs, her heirs and assigns.

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 56 SPRINGER LANE,  
 NEW CUMBERLAND, PA 17070

UPI#

Tax Parcel No.: 26-000-MI-0051.U0-00000.

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

SEIZED IN EXECUTION as the property of Lisa A. Downs, on Judgment No. 2011-SU-4541-86

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

The above description was taken from a draft of survey by Group Hanover, Inc. labeled "Hall Estates II - Phase II" dated February 6, 1991, and entered for record in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan. Book KK, at page 832 and being designated as Lot No. 112 thereon.

PARCEL ID# 44-000-23-0112.00-00000

Property being known as 366 Jasmine Drive, Hanover, Pennsylvania 17331.

Title to said premises is vested in Michael L. Dzbynski, Jr. and Laura E. Dzbynski by deed from Ronald M. Basham and Margaret Basham, husband and wife, dated July 24, 2002 and recorded July 30, 2002 in Deed Book 1508, Page 1184, as Instrument No. 2005062487.

PROPERTY ADDRESS: 366 JASMINE DRIVE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. MICHAEL L. DZBYNSKI, JR. and LAURA E. DZBYNSKI Docket Number: 2012-SU-1941-06. 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:

MICHAEL L. DZBYNSKI, JR.  
LAURA E. DZBYNSKI

ALL that certain tract of land situate, lying and being in Penn Township, York County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING for a point on the right-of-way line of Jasmine Drive, at LotNo. 136 as shown on the hereinafter referenced subdivision plan; thence along said Lot No. 136, North fifty-three (53) degrees forty-five (45) minutes forty-six (46) seconds West, one hundred one and two hundredths (101.02) feet to a point at Lot No. 113 as shown on the hereinafter referenced subdivision plan; thence along said Lot No. 113, North nine (09) degrees eleven (11) minutes twenty-two (22) seconds East, one hundred six and sixty-four hundredths (106.64) feet to a point on the right-of-way line of Azalea Drive as shown on the hereinafter referenced subdivision plan; thence along the right-of-way line of Azalea Drive, south eighty (80) degrees forty-eight (48) minutes thirty-eight (38) seconds East, one hundred ten and fifty-two hundredths (110.52) feet to a point at the intersection of Azalea Drive and Jasmine Drive; thence along the right-of-way line of Jasmine Drive, South thirty-five (35) degrees twenty-nine (29) minutes fifty-four (54) seconds East, twenty-one and ten hundredths (21.10) feet to a point at the right-of-way line of Jasmine Drive; thence along the right-of-way line of Jasmine Drive, by a curve to the right having a radius of three hundred twenty-five (325.00) feet, an arc length of OM: 1 mid ed forty-three and twenty-one hundredths (143.21) feet and a long chord bearing and distance of South twenty-three (23) degrees thirty-six (36) minutes forty-eight (48) seconds West, one hundred forty-two and six hundredths (142.06) feet to a point, the point and place of BEGINNING. CONTAINING 15,261 square feet.

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. KATHERINE A. ECKER Docket Number: 2011-SU-3943-06. 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:

KATHERINE A. ECKER

owner(s) of property situate in the TOWNSHIP OF WEST MANHEIM, York County, Pennsylvania, being 88 SKYLITE DRIVE, A/K/A SKY LITE DRIVE, HANOVER, PA 17331-8461

Parcel No. 520001100310000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$169,485.57

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 88 SKYLITE DRIVE,  
A/K/A 88 SKY LITE DRIVE, HANOVER, PA  
17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE CERTIFICATEHOLDERS OF CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2006-3 C/O BANK OF AMERICA, N.A. vs. AYMAN ELERMAN Docket Number: 2012-SU-1126-06. 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:

AYMAN ELERMAN

ALL THAT CERTAIN tract of land, together with the improvements thereon erected, known and numbered as 254 Heistand Road, situated in Springettsbury Township, York County, Pennsylvania, also being known and numbered as Lot No. D-29 on a plan of lots known as "Yorklyn", dated March 30, 1935, and recorded in Record Book 40-R, page 316, and being more particularly described according to a Property Plan made by Gordon L. Brown, Registered Surveyor, dated June 28, 1969, identified as Drawing No. J-3327, as follows, to wit:

BEGINNING at an iron pin in the western side of Heistand Road (a fifty (50) feet wide road) which point is located one hundred thirty-eight and forty-nine one-hundredths (138.49) feet as measured northwardly along the western side of Heistand Road from the intersection of the western side of

Heistand Road with the northern side of Sylvan Drive North; thence along Lot No. D-30. South seventy-seven (77) degrees twenty (20) minutes fifty (50) seconds West, one hundred twenty-five and no one-hundredths (125.00) feet to an iron pin; thence along Lot No. D-65, North twelve (12) degrees thirty-nine (39) minutes ten (10) seconds West, ninety-one and nine one-hundredths (91.09) feet to an iron pin; thence along lands now or formerly of Stuart-York Corp., North seventy-seven (77) degrees fifty (50) minutes fifty (50) seconds East, one hundred twenty-five and no one-hundredths (125.00) feet to an iron pin in the western side of Heistand Road; thence along the western side of Heistand Road, South twelve (12) degrees thirty-nine (39) minutes ten (10) seconds East, ninety and no one-hundredths (90.00) feet to an iron pin and the place of BEGINNING. BEING PARCEL NUMBER: 46-13-230.

Property being known as 254 Heistand Road, York, Pennsylvania 17402.

Title to said premises is vested in Ayman Elerman, single man by deed from James Larsen and Margaret Lynn Larsen, husband and wife, dated July 20, 2005 and recorded August 1, 2005 in Deed Book 1743, Page 3769, as Instrument No. 2005057092.

PROPERTY ADDRESS: 254 HEISTAND ROAD, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of METLIFE HOME LOANS, A DIVISION OF METLIFE BANK, N.A. vs. APRIL EYET and DAVID EYET Docket Number: 2012-SU-1375-06. 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:

APRIL EYET  
DAVID EYET

owner(s) of property situate in the 15th WARD OF THE CITY OF YORK, York County, Pennsylvania, being 167 MERION ROAD, YORK, PA 17403-3728

Parcel No. 155900200020000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 167 MERION ROAD, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SPRING-LEAF FINANCIAL SERVICES OF PENNSYLVANIA, INC., FKA AMERICAN GENERAL CONSUMER DISCOUNT COMPANY vs. DAVID M. FETZNER and BETH A. FETZNER Docket Number: 2012-SU-841-06. 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:

DAVID M. FETZNER  
BETH A. FETZNER

Owner(s) of property situate in the West York Borough, York County, PA being 15 Overbrook Avenue York, PA 17404

Improvements thereon: Single Family row home

Judgment amount: \$75,915.88

Attorneys for Plaintiff  
Fox and Fox Attorneys at Law, P.C.

PROPERTY ADDRESS: 15 OVERBROOK AV-

ENUE, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

---

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SUSQUEHANNA BANK, F/K/A SUSQUEHANNA BANK PA vs. JAMES K. FISHTER Docket Number: 2010-SU-6564-06. 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:

JAMES K. FISHTER

ALL THAT CERTAIN tract of land lying and being in the Township of Windsor, York County, Pennsylvania, being identified as Lot 17 of Phase III as shown on a plan of lots known as "Taylor Estates" — Phase III, Final Subdivision Plan, for Timothy F. Pasch as prepared by Stallman & Stahlman, Inc. York, Pa. Drawing No. A-99-008 dated 2-21-99 and recorded in the York County Recorder of Deed Office in Plan Book QQ, Page 646 and being more fully described as follows:

BEGINNING at a point at the centerline of Percheron Drive on a plan herein above mentioned; thence along the centerline of Percheron Drive North 04 degrees 25 minutes 01 seconds East for a distance of 150.00 feet to a point; thence leaving said centerline along the south side of Lot 16 South 85 degrees 34 minutes 59 seconds East for a distance of 25.00 feet to an iron pin on the eastern right-of-way of Percheron Drive, thence along same South 85 degrees 34 minutes 59 seconds East for a distance of 364.19 feet to a point in Taylor Road; thence along same and curve to the right having a radius of 400.00 feet, are length of 30.04 feet and chord bearing of South 05 degrees 14 minutes 49 seconds West for a distance of 30.03 feet to a point; thence along same South 07 degrees 23 minutes 54 seconds West for a distance of 1.51 feet to a point; thence leaving Taylor Road



along the north side of Lot 18 North 85 degrees 34 minutes 59 seconds West for a distance of 391.41 feet (passing through an iron pin 25.00' from center of Percheron Drive) to a point in the center of Percheron Drive and the place of BEGINNING.

BEING THE SAME PREMISES which Pasch Equities LP, a Pennsylvania Limited Partnership, by deed dated May 14, 2004 and recorded May 20, 2004 in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 1653, Page 6212, et seq., granted and conveyed unto James K. Fishter, Single Individual, as sole owner, his heirs and assigns.

BEING TAX PARCEL I.D. No. 53-000-1K-0075.00-00000.

SEIZED AND TAKEN in execution as the property of James K. Fishter, Defendant and mortgagor, under Judgment No. 2010-SU-006564-06.

PROPERTY ADDRESS: 45 PERCHERON DRIVE, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of GMAC MORTGAGE, LLC vs. JOSHUA E. FLANARY and CARA L. FLANARY Docket Number: 2011-SU-4752-06. 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:

JOSHUA E. FLANARY  
CARA L. FLANARY

owner(s) of property situate in the BOROUGH OF HANOVER, York County, Pennsylvania, being 136 CLEARVIEW ROAD, HANOVER, PA 17331-1307

Parcel No. 67-000-16-0075.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$213,763.80

Attorneys for Plaintiff  
Phelan Hallinan & Schmiege, LLP.

PROPERTY ADDRESS: 136 CLEARVIEW ROAD, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., AS SUCCESSOR BYMERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. DESMOND E. FOSTER Docket Number: 2009-SU-2723-06. 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:

DESMOND E. FOSTER

owner(s) of property situate in the 12TH WARD OF THE CITY OF YORK, York County, Pennsylvania, being 1027 EAST PHILADELPHIA STREET, YORK, PA 17403-1122

Parcel No. 12-363-04-0007.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$75,322.64

Attorneys for Plaintiff  
Phelan Hallinan & Schmiege, LLP.

PROPERTY ADDRESS: 1027 EAST PHILADELPHIA STREET, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP. vs. MYRONE J. FOSTER Docket Number: 2011-SU-3637-06. 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:

MYRONE J. FOSTER

owner(s) of property situate in the TOWNSHIP OF CONEWAGO, York County, Pennsylvania, being 655 FISHER DRIVE, YORK, PA 17404-8297

Parcel No. 23-000-05-0192.00-00000

Improvements thereon: TOWNHOUSE

Judgment Amount: \$159,542.80

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 655 FISHER DRIVE,  
YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. ROLANDA G. FOSTER and CHARLES J. FOSTER Docket Number: 2011-SU-2716-06. 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:

ROLANDA G. FOSTER  
CHARLES J. FOSTER

ALL that certain lot or tract of land situate in Conewago Township, York County, Pennsylvania, being more particularly shown as Lot No. 12 on a Final Subdivision Plan of Alvin Fisher, as prepared by Gordon L. Brown & Associates, Inc. dated May 25, 2004, last revised June 28, 2004, Drawing No. L-4606, and recorded in the Office of the Recorder of Deeds in and for York County, PA in Plan Book 1703, page 672, being more fully bounded and described as follows, to wit:

Beginning at a point on the west side of a fifty (50) foot wide street known as Taylor Drive, said point being a corner of Lot No. 11; thence along said Lot No. 11, South forty-seven (47) degrees, fifty-eight (58) minutes, twenty-seven (27) seconds West, one hundred twenty-five and zero one-hundredths (125.00) feet to a point; thence along said Lot No. 1 North forty-two (42) degrees, one (01) minute, thirty-three (33) seconds West, one hundred four and seventy-eight one hundredths (104.78) feet to a point; thence along property belonging to RAR Partners North sixty-one (61) degrees, twenty-eight (28) minutes, fifty-four (54) seconds East, one hundred twenty-eight and fifty-six one hundredths (128.56) feet to a point on the west side of above mentioned Taylor Drive; thence along the west side of said Taylor Drive, South forty-two (42) degrees, one (01) minute, thirty-three (33) seconds East, seventy-four and seventy-six one hundredths (74.76) feet to a point the place of beginning.

Containing 11,221 sq. ft.

Having erected thereon a dwelling known as 100 Taylor Drive, York, PA 17404.

Being the same premises which Rolanda G. Foster and Andre D. Briscoe, by their deed dated 7/15/08 and recorded 8/6/08 in the Recorder's Office of York County, PA in Deed Book 1979, page 6465, Instrument # 2008050564 granted and conveyed

unto Charles J. Foster and Rolanda G. Foster.

PROPERTY ADDRESS: 100 TAYLOR DRIVE,  
YORK, PA 17404

UPI#

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. SUCCESSOR BY MERGER TO WELLS FARGO HOME MORTGAGE, INC. vs. JASON L. FRANCE and JESSICA R. ROTH Docket Number: 2011-SU-4918-06. 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:

JASON L. FRANCE  
JESSICA R. ROTH

ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND, TOGETHER WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING IN PENN TOWNSHIP, YORK COUNTY, PENNSYLVANIA, MORE PARTICULARLY BOUNDED, LIMITED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING FOR A CORNER AT A STEEL PIN ON THE SOUTH SIDE OF FULTON STREET, A FIFTY (50) FOOT WIDE STREET, SAID POINT BEING A CORNER IN COMMON WITH LOT NO. 68; THENCE BY THE SOUTH SIDE OF SAID STREET BY A CURVE TO THE LEFT WHOSE RADIUS IS THREE HUNDRED SIXTY-FIVE (365.00) FEET, AN ARC DISTANCE OF FORTY-TWO AND TWENTY HUNDREDTHS (42.20) FEET, THE LONG CHORD OF WHICH IS SOUTH FORTY-FOUR (44) DEGREES FIFTY (50) MINUTES THIRTY-SIX (36) SECONDS EAST, FORTY-TWO AND EIGHTEEN HUNDREDTHS (42.18) FEET TO A STEEL PIN; THENCE LEAVING SAID

STREET BY LOT NO. 70, SOUTH THIRTY-EIGHT (38) DEGREES FORTY-TWO (42) MINUTES TWELVE (12) SECONDS WEST, ONE HUNDRED SEVENTY-THREE AND SIXTY-TWO HUNDREDTHS (173.62) FEET TO A STEEL PIN ON THE NORTH SIDE OF A TWENTY (20) FEET WIDE ALLEY; THENCE ALONG SAID ALLEY, NORTH SIXTY-SIX (66) DEGREES EIGHT (08) MINUTES NINE (09) SECONDS WEST, FORTY-ONE AND TWENTY HUNDREDTHS (41.20) FEET TO A STEEL PIN AT LANDS NOW OR FORMERLY OF SAMUEL SHEERINGER; THENCE BY SAID LANDS, NORTH FIFTEEN (15) DEGREES SIXTEEN (16) MINUTES THIRTY-SEVEN (37) SECONDS WEST, THIRTY-EIGHT AND TWO HUNDREDTHS (38.02) FEET TO A STEEL PIN; THENCE BY LOT NO. 68, NORTH FORTY-EIGHT (48) DEGREES TWENTY-EIGHT (28) MINUTES NINE (09) SECONDS EAST, ONE HUNDRED SIXTY-NINE (169.00) FEET TO A STEEL PIN, THE PLACE OF BEGINNING, (CONTAINING 10,275 SQUARE FEET (NEAT MEASURE), BEING KNOWN AS LOT NO. 69 AS SHOWN ON A PLAN OF PHASE ONE, PEE LEE TERRACE AS RECORDED AMONG THE LAND RECORDS OF YORK COUNTY, PENNSYLVANIA, IN PLAN BOOK DD, PAGE 462.

BEING KNOWN AND NUMBERED AS 625 FULTON STREET, HANOVER, PA, 17331-2723

UPIN NUMBER 44-000-19-0069.00-00000

BEING THE SAME PREMISES WHICH DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2006-13, BY WELLS FARGO BANK N.A., ITS ATTORNEY IN FACT, BY POWER OF ATTORNEY RECORDED 11/26/2008 IN BOOK 1995 PAGE 817 AS INSTRUMENT #2008072260, BY DEED DATED JUNE 8, 2009 AND RECORDED JUNE 26, 2009 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2029, PAGE 1832, GRANTED AND CONVEYED UNTO JASON L. FRANCE AND JESSICA R. ROTH.

PROPERTY ADDRESS: 625 FULTON STREET,  
HANOVER, PA 17331

UPI#

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of FANNIE MAE ("FEDERAL NATIONAL MORTGAGE ASSOCIATION") vs. TERESSA A. FRAZIER and ANDREW B. FRAZIER Docket Number: 2009-SU-4535-06. 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:

TERESSA A. FRAZIER  
 ANDREW B. FRAZIER

owner(s) of property situate in the TOWNSHIP OF EAST MANCHESTER, 155 AUSTIN DRIVE, MOUNT WOLF, PA 17347-9101

Parcel No. 26-000-14-0294.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$209,193.37

Attorneys for Plaintiff  
 Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 155 AUSTIN DRIVE, MOUNT WOLF, PA 17347

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of JP MORGAN CHASE BANK, NATIONAL ASSOCIA-

TION, S/B/M/ TO CHASE HOME FINANCE, LLC vs. JON FRY and LOUANA M. FRY A/K/A LOUONA M. FRY Docket Number: 2009-SU-2769-06. 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:

JON FRY  
 LOUANA M. FRY  
 A/K/A LOUONA M. FRY

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 1250 LANCER LANE A/K/A 1250 LANCER AVENUE, YORK, PA 17404

Parcel No. 14-624-01-0012.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 1250 LANCER LANE, A/K/A 1250 LANCER AVENUE, YORK, PA 17404

UPI# 14-624-01-0012.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA N.A. AS S/B/M TO BACHOME LOANS SERVICING, LP F/K/A COUNTRY-WIDE HOME LOANS SERVICING, LP vs. MAURICE A. GASKINS and GENEVA D. GASKINS Docket Number: 2012-SU-925-06. 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:

MAURICE A. GASKINS  
 GENEVA D. GASKINS

ALL THAT CERTAIN Lot or piece of ground, situate in the Township of Jackson, County of York, Commonwealth of Pennsylvania, bounded and described according to a Final Subdivision Plan for Pahagaco Heights, Phase III, made by Dae-wood Engineering and recorded in York County in Book 1849 page 1363, as follows, to wit:

BEING Lot No. 66, as shown on said plan  
BEING Parcel No. 33-000-1 0-0066.00-00000

PROPERTY ADDRESS: 410 LAKEVIEW  
DRIVE, SPRING GROVE, PA 17362

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. TITUS R. GEESEY and WANDA M. GEESEY Docket Number: 2011-SU-4400-06. 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:

TITUS R. GEESEY  
WANDA M. GEESEY

ALL THAT CERTAIN LOT OF LAND SITUATE IN JEFFERSON BOROUGH, YROK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 50 Baltimore Street, (Jefferson Borough), Spring Grove, PA 17362

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 50 BALTIMORE  
STREET, SPRING GROVE, PA 17362

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of INTEGRITY BANK vs. GEETING & CO., LTD. Docket Number: 2011-NO-6781-30. 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:

GEETING & CO., LTD.

ALL THAT CERTAIN tract of land known and numbered as 233 Philadelphia Street in the City of York, County of York and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point at the North side of East Philadelphia Street and a fence eighteen (18) feet westwardly from the western side of Fair Alley; thence extending northwardly along lands now or formerly of Harry A. Brown one hundred two (102) feet to a point; thence westwardly along said last mentioned lands twenty-two (22) feet to a private alley; thence southwardly along said private alley one hundred two (102) feet to the northern side of East Philadelphia Street; thence eastwardly along said East Philadelphia Street twenty-two (22) feet to the fence and place of BEGINNING.

BEING Tax Parcel No. 02-028-01-0015.00-00000

IT BEING the same premises which Fair Housing Associates, LLC, by its deed dated March 26, 2009 and recorded in the Office of the Recorder of Deeds of York County, Pennsylvania in Record Book 2012, Page 4458, transferred and conveyed unto Geeting & Co., Ltd.

PROPERTY ADDRESS: 233 EAST PHILADELPHIA STREET, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of FIRST HORIZON HOME LOANS, A DIVISION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION vs. THOMAS C. GETSINGER, JR. and PATRICIA M. GETSINGER Docket Number: 2012-SU-1312-06. 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:

THOMAS C. GETSINGER, JR.  
 PATRICIA M. GETSINGER

owner(s) of property situate in the BOROUGH OF STEWARTSTOWN, York County, Pennsylvania, being 87 LAUREL DRIVE, STEWARTSTOWN, PA 17363-4026

Parcel No. 86000BK0057H000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 87 LAUREL DRIVE, STEWARTSTOWN, PA 17363

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that

on October 15, 2012 at 2:00 O'Clock, P.M., 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. ANTHONY A. GIANNINI and MARILYN C. GIANNINI A/K/A MARILYN BARLOW Docket Number: 2011-SU-4977-06. 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:

ANTHONY A. GIANNINI  
 MARILYN C. GIANNINI  
 A/K/A MARILYN BARLOW

ALL THAT CERTAIN PIECE, PARCEL OR TRACT OR LAND SITUATE, LYING AND BEING IN STEWARTSTOWN BOROUGH, YORK COUNTY, PENNSYLVANIA, AND DESCRIBED AS FOLLOWS:

BEING KNOWN AND DESIGNATED AS UNIT NO. 1306 IN BUILDING NO. 13 OF THE VILAS AT BAILEY SPRINGS, A CONDOMINIUM, SITUATE IN THE STEWARTSTOWN BOROUGH, YORK COUNTY, PENNSYLVANIA, AS ESTABLISHED PURSUANT TO THE DECLARATION MADE BY THE VILLAS AT BAILEY SPRINGS, L.P. A PENNSYLVANIA LIMITED PARTNERSHIP DATED JULY 31, 2001 AND RECORDED NOVEMBER 9, 2001 AMONG THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR YORK COUNTY, PENNSYLVANIA IN DEED BOOK NO. 1464 PAGE 3684, AND ANY AMENDMENTS THERETO, BY LAWS OF THE VILAS AT BAILEY SPRINGS HOMEOWNER ASSOCIATION DATED JULY 31, 2001 AND RECORDED NOVEMBER 9, 2001 AMONG THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR YORK COUNTY, PENNSYLVANIA IN DEED BOOK NO. 1464 PAGE 3800 AND ANY AMENDMENTS THERETO; AND CONDOMINIUM PLAN ENTITLED "FINAL LAND DEVELOPMENT PLAN FOR VILAS AT BAILEY SPRINGS-PHASE 1" RECORDED AMONG THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR YORK COUNTY, PENNSYLVANIA IN PLAN BOOK RR, PAGE 392 AND ANY AMENDMENTS THERETO.

THE IMPROVEMENTS THEREON BEING KNOWN AS NO. 1306 S. MARSHVIEW ROAD, STEWARTSTOWN, PA 17363.

TAX ID #86-000-BK-0072-AO-C1306

UPIN NUMBER 86-000-BK-0072-A0-C1306

BEING THE SAME PREMISES WHICH ANTHONY A. GIANNINI AND MARILYN C. GIANNINI F/K/A MARILYN C. BARLOW, BY DEED DATED JANUARY 8, 2005 AND RECORDED MAY 31, 2005 IN AND FOR YORK

COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1728, PAGE 164, INSTRUMENT NO. 2005038893, GRANTED AND CONVEYED UNTO ANTHONY A. GIANNINI AND MARI-LYN C. GIANNINI, HUSBAND AND WIFE.

PROPERTY ADDRESS: 1306 SOUTH MARSHVIEW ROAD 234C, STEWARTSTOWN, PA 17363

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. MARK A. GIRARDI and URSULA B. GIRARDI Docket Number: 2012-SU-235-06. 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:

MARK A. GIRARDI  
URSULA B. GIRARDI

ALL THAT CERTAIN TRACT OF LAND WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING IN THE TOWNSHIP OF SPRINGETTSBURY, COUNTY OF YORK AND COMMONWEALTH OF PENNSYLVANIA, BEING KNOWN AS LOT NO.21 ON A PLAN OF LOTS OF HERITAGE SQUARE, PREPARED BY L.G. BECKER AND ASSOCIATES, INC., CIVIL ENGINEERS, DATED MAY 6, 1984, BEARING DRAWING NO. 537384-5-6, SAID PLAN BEING RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, IN AND FOR YORK COUNTY, PENNSYLVANIA, IN PLAN BOOK EE, PAGE 817, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE NORTH SIDE OF CANDLEWYCK COURT, SOUTH SEVENTY-SIX (76) DEGREES FORTY-EIGHT (48) MINUTES THIRTY (30) SECONDS EAST, ONE HUNDRED FIVE AND ZERO ONE-HUNDREDTHS (105.00) FEET FROM THE EAST SIDE OF HERITAGE DRIVE; THENCE ALONG LOT NO. 22, NORTH THIRTEEN (13) DEGREES ELEVEN (11) MINUTES THIRTY (30) SECONDS EAST, ONE HUNDRED FIFTY AND ZERO ONE- HUNDREDTHS (150.00) FEET TO A POINT AT OTHER LANDS NOW OR FORMERLY OF CROSS CREEK ENTERPRISES, INC.; THENCE ALONG SAME, NORTH SEVENTY-THREE (73) DEGREES SEVENTEEN (17) MINUTES TWELVE (12)

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of NORTH-EASTERN YORK COUNTY SEWER AUTHORITY vs. RICKY GILLESPIE and TARA TYREE Docket Number: 2011-SU-2636-21. 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:

RICKY GILLESPIE  
TARA TYREE

ALL that tract of land, situate in East Manchester Township, York County, PA, UPI No. 260000800270000000 containing 11,618.06 square feet or 0.267 acre, known as Lot No. 27 of a Final Subdivision Plan of Dauberton as prepared by Stallman & Stahlman, Inc., York, Pennsylvania, Drawing No. A-87- 009.01F, dated October 21, 1987, and recorded in Plan Book JJ Page 004 of the York County Recorder of Deeds Office, January 10, 1989, and more fully described in Deed Book 1425, Page 5041, having an address of 110 Dogwood Court, East Manchester Township, York, Pennsylvania.

PROPERTY ADDRESS: 110 DOGWOOD COURT, MANCHESTER, PA 17345

UPI#

Notice is further given that all parties in

SECONDS EAST, THIRTY-THREE AND FORTY-SEVEN ONE-HUNDREDTHS (33.47) FEET TO A POINT AT LOT NO. 20; THENCE ALONG SAME, SOUTH EIGHTEEN (18) DEGREES FORTY-ONE (41) MINUTES THIRTY (30) SECONDS EAST, ONE HUNDRED THIRTY-SIX AND SIX ONE-HUNDREDTHS (136.06) FEET TO THE CUL-DE-SAC OF CANDLEWYCK COURT; THENCE ALONG THE SAME BY A CURVE WITH A CHORD OF SOUTH NINE (9) DEGREES FIFTY-SEVEN (57) MINUTES SEVEN (7) SECONDS WEST, ELEVEN AND SEVENTY-SEVEN ONE-HUNDREDTHS (11.77) FEET TO A POINT ON THE NORTH SIDE OF CANDLEWYCK COURT; THENCE ALONG SAME, SOUTH SIXTY-THREE (63) DEGREES ELEVEN (11) MINUTES THIRTY (30) SECONDS WEST SIX AND SEVENTY ONE-HUNDREDTHS (6.70) FEET TO A POINT; THENCE ALONG SAME BY A CURVE WITH A CHORD OF SOUTH EIGHTY-THREE (83) DEGREES ELEVEN (11) MINUTES THIRTY (30) SECONDS WEST, ONE HUNDRED TWO AND SIXTY-ONE ONE-HUNDREDTHS (102.61) FEET TO A POINT AND PLACE OF BEGINNING.

BEING KNOWN AND NUMBERED AS 11 CANDLEWYCK COURT, YORK, PA, 174023141

BEING THE SAME PREMISES WHICH CARL L. EASLEY AND CRYSTAL L. EASLEY, HUSBAND AND WIFE, BY DEED DATED MARCH 30, 2007 AND RECORDED APRIL 5, 2007 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1884, PAGE 8390, GRANTED AND CONVEYED UNTO MARK A. GIRARDI AND URSULA B. GIRARDI, HUSBAND AND WIFE.

PROPERTY ADDRESS: 11 CANDLEWYCK COURT, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York

county, Pennsylvania on Judgment of GOLDSBORO MUNICIPAL AUTHORITY vs. WAYNE M. GONDAL Docket Number: 2012-SU-1095-21. 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:

WAYNE M. GONDAL

ALL THAT CERTAIN piece or parcel of land, situate in the Borough of Goldsboro, County of York, and Commonwealth of Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point on the Eastern side of Overlook Drive, 350.39 feet North of the intersection of Overlook Drive and Big Sky Drive, Extended, also at the dividing line between Lots Nos. 87 and 88 on the hereinafter mentioned Plan of Lots; THENCE North 47 degrees 40 minutes 30 seconds East along the same, 130 feet to a point; THENCE North 42 degrees 19 minutes 30 seconds West, 77 feet to a point at the dividing line between Lots Nos. 88 and 89 on said Plan; THENCE South 47 degrees 40 minutes 30 seconds West along the same, 130 feet to a point on the Eastern side of Overlook Drive; THENCE Southwardly along the same, 77 feet to a point, the place of BEGINNING.

BEING Lot No. 88 on Plan of Shelley's River-view, Inc., Phase IV, recorded in Plan Book KK, Page 79, York County Records.

BEING the same premises which P & M Contracting, formerly known as P & M Builders, a sole proprietorship, sole proprietor being Mary E. Sgrignoli, a single woman, by Deed dated May 15, 1991 and recorded May 21, 1991 in the Office of the Recorder of Deeds in and for York County, Pennsylvania to Land Record Book Volume 171, Page 859, granted and conveyed unto Wayne M. Gondal, Defendant herein.

PROPERTY ADDRESS: 619 OVERLOOK DRIVE, ETTERS, PA 17319

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. vs. JAMES R. GOURLEY, III and MARIA C. GOURLEY Docket Number: 2012-SU-1695-06. 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:

JAMES R. GOURLEY, III  
MARIA C. GOURLEY

ALL that certain piece, parcel or lot of land situate, lying and being on the North side of Elm Avenue, in the Borough of Hanover, York County, Pennsylvania, more specifically bounded, limited and described as follows, to wit:

BEGINNING for a point on the North side of Elm Avenue, which said point is 112 feet South 76 degrees 19 minutes West from the West side of Monroe Street; thence along said Elm Avenue, North 76 degrees 19 minutes East, 44 feet to Lot No. 13, said plan; thence along said Lot No. 13, North 14 degrees 42 minute West, 150 feet to a 20 feet wide alley; thence along said alley, South 76 degrees 19 minutes West, 44 feet to a point in Lot No. 11; thence in and through said Lot No. it, south 14 degrees 42 minutes East, 150 feet to a point at Elm Avenue, and the place of BEGINNING. Comprising the whole of Lot No. 12, Block A, and 14 feet of Lot No. 11, Block A. adjacent thereto, on a plan on a series of lots laid out by David D. Krug and Paul Krug, Executors of the Will of John Krug, deceased, and which plan is recorded in the Office of the Recorder of Deeds in and for York County in Record Book Vol. 17-V, page 701.

Property being known as 411 West Elm Avenue, Hanover, Pennsylvania 17331.

Title to said premises is vested in James R. Gourley, III and Maria C. Gourley, husband and wife, by deed from Joyce M. Hoff and Michael S. Hoff, wife and spouse, dated October 27, 2006 and recorded November 2, 2006 in Deed Book 1852, Page 2327, as Instrument No. 2006086935.

PROPERTY ADDRESS: 411 WEST ELM AVENUE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-2, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-2 vs. ETHEL E. GREEN Docket Number: 2012-SU-810-06. 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:

ETHEL E. GREEN

ALL those two (2) certain pieces, parcels or tracts of land lying, being and situate in West Manchester Township, York County, Pennsylvania, bounded, limited and described as follows, to wit:

Property Address: 1704 Poplars Road, York, PA 17408

Improvements: Residential property  
Subject to Mortgage: No  
Subject to Rent: No  
C.P.NO. 2012-SU-000810-06  
Judgment: \$188,000.81

PROPERTY ADDRESS: 1704 POPLARS ROAD, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING ,LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. THERESA GRIER Docket Number: 2009-SU-1253-06. 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:

THERESA GRIER

ALL THAT CERTAIN LOT OR PIECE OF GROUND WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE ON THE NORTH SIDE OF EAST COTTAGE PLACE, IN THE FIRST WARD OF THE CITY OF YORK, COUNTY OF YORK, AND STATE OF PENNSYLVANIA, KNOWN AND NUMBERED AS #33, BOUNDED, LIMITED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE NORTH SIDE OF SAID EAST COTTAGE PLACE, SIXTEEN (16) FEET, FOUR (4) INCHES EAST OF THE EASTERN SIDE OF SOUTH COURT ALLEY AND EXTENDING THENCE EASTWARDLY ALONG THE NORTH SIDE OF SAID EAST COTTAGE PLACE, SIXTEEN (16), FOUR (4) INCHES TO A POINT; THENCE AT A RIGHT ANGLE NORTHWARDLY ALONG PROPERTY NOW OR FORMERLY OF SAMUEL HOKE, ON HUNDRED THIRTY-EIGHT (138) FEET TO A PRIVATE ALLEY; THENCE AT A RIGHT ANGLE WESTWARDLY ALONG THE SOUTHERN SIDE OF SAID ALLEY, SIXTEEN (16) FEET, FOUR (4) INCHES TO A POINT; THENCE AT A RIGHT ANGLE SOUTHWARDLY ALONG PROPERTY NOW OR FORMERLY OF HOWARD O. HILDEBRAND, ONE HUNDRED THIRTYEIGHT (138) FEET TO SAID EAST COTTAGE PLACE, AND THE POINT OF BEGINNING. HAVING A FRONTAGE OF SIXTEEN FEET, FOUR INCHES ON SAID EAST COTTAGE PLACE AND EXTENDING IN LENGTH OR DEPTH NORTHWARDLY OF A UNIFORM WIDTH THROUGHOUT, ONE HUNDRED THIRTYEIGHT (138) FEET TO SAID PRIVATE ALLEY.

SUBJECT TO THE USE OF A JOINT PRIVATE ALLEY, TWENTY-EIGHT INCHES IN WIDTH, OVER AND ALONG THE EAST SIDE OF THE PROPERTY HEREBY CONVEYED AND THE EASTERN ADJOINING PROPERTY; SAID ALLEY BEING TAKEN IN EQUAL PROPORTIONS FROM SAID ADJOINING PROPERTIES AN RUNNING FROM SAID EAST COTTAGE PLACE, NORTHWARDLY INTO THE YARDS OF THE SAID ADJOINING PROPERTIES A DISTANCE OF FIFTY-EIGHT (58) FEET; SAID ALLEY TO BE KEPT OPEN, CLEANED AND IN REPAIR AT THE JOINT

EXPENSE OF SAID ADJOINING PROPERTIES.

SUBJECT TO THE CONDITION THAT ANY BUILDING OR BUILDINGS THAT MAY HEREAFTER BE ERECTED ON THE WITHIN DESCRIBED LOT OR PIECE OF GROUND MUST HAVE ITS OR THEIR FRONT LINE AT LEAST TWENTY FEE BACK FROM THE LINE OF SAID EAST COTTAGE PLACE, AS NOW LAID OUT.

TAX PARCEL #:01-007-03-0009.00-00000

BEING KNOWN AS: 33 East Cottage Place, York, PA 17401

PROPERTY ADDRESS: 33 EAST COTTAGE PLACE, YORK, PA 17401

UPI# 01-007-03-0009.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of JP MORGAN CHASE BANK, NATIONAL ASSOCIATION, S/B/M TO CHASE HOME FINANCE, LLC. vs. JOSEPH L. HALBROOK Docket Number: 2009-SU-4529-06. 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:

JOSEPH L. HALBROOK

owner(s) of property situate in the TOWNSHIP OF NEWBERRY, York County, Pennsylvania, being 1335 SUGAR MAPLE DRIVE, ETTERS, PA 17319-9228

Parcel No. 39-000-28-0095.00-00000

Improvements thereon: RESIDENTIAL DWELLING



Judgment Amount: \$119,685.88

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 135 SUGAR MAPLE DRIVE, ETTERS, PA 17319

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 S/B/M/T MANUFACTURERS AND TRADERS TRUST COMPANY vs. MICHAEL A. HALE and KAREN S. HALE Docket Number: 2012-SU-1468-06. 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:

MICHAEL A. HALE  
KAREN S. HALE

ALL that certain lot, piece or parcel of ground, with the improvements thereon erected, situate in WEST YORK BOROUGH, York County, Pennsylvania, bounded and limited, as follows, to wit:

ON the North by West King Street; on the East by property now or formerly of James L. and Annie M. Menough, his wife; on the South by a twenty (20) feet wide alley; and on the West by property now or formerly of The York Trust Company, Containing in front on said West King Street twenty (20) feet and extending Southwardly, of equal width throughout, one hundred ten (110) feet to said twenty (20) feet wide alley. Being known as 1218 West King Street.

TOGETHER with all and singular improvements, ways, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances whatsoever therunto belongings, or in anywise appertaining, and the reversions and remainders,

rents, issues and profits thereof; and also, all the estate, right, title, interest, use, trust, property, possession, claim and demand whatsoever, of the said Grantor, in law, equity or otherwise howsoever, of, in, to or out of the same.

TO HAVE AND TO HOLD, the said property, hereditaments and premises hereby granted and released, or mentioned and intended to be, with the appurtenances, unto the said Grantees, their heirs and assigns, to and for the only proper use and behoof of the said Grantees, their heirs and assigns, forever.

And the said Grantor hereby covenants, promises and agrees, to and with the said Grantees, their heirs and assigns, by these presents, that the said Grantor has not done, committed, or knowingly or willingly suffered to be done or committed, any act, matter or thing whatsoever, whereby the premises hereby granted, or any part thereof, is, are, shall or may be impeached, charged or incumbered in title, charge, estate or otherwise howsoever.

WITNESS the due execution hereof the day, month and year first shown written.

PARCEL ID# 88-000-03-0038.00-00000

Property being known as 1218 West King Street, York, Pennsylvania 17404.

Title to said premises is vested in Michael A. Hale and Karen S. Hale, husband and wife, by deed from Caroline E. Keister, widow, by her lawfully constituted Attorney-in-Fact, Cynthia R. Baker, dated September 30, 1992 and recorded October 12, 1992 in Deed Book 0479, Page 0772, as Instrument No 059857.

PROPERTY ADDRESS: 1218 WEST KING STREET, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. PAMELLA S. HALL Docket Number: 2010-SU-6585-06. 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:

PAMELLA S. HALL

ALL THAT CERTAIN TRACT OF LAND SITUATE IN CONEWAGO TOWNSHIP, YORK COUNTY, PENNSYLVANIA BOUNDED AND LIMITED AS FOLLOWS TO WIT:

BEING KNOWN AND NUMBERED AS 775 LOCUST POINT ROAD, YORK, PA, 17406

UPIN NUMBER 23-000-MH-0034

PROPERTY ADDRESS: 775 LOCUST POINT ROAD, YORK, PA 17406

UPI# 23-000-MH-0034.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, ASTRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF FEBRUARY 1, 2007, GSAMP TRUST 2007-HE1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE1 vs. DEBORAH A. HARDEN and WESLEY R. HARDEN, III Docket Number: 2012-SU-1047-06. 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:

DEBORAH A. HARDEN  
WESLEY R. HARDEN, III

ALL THAT CERTAIN LOT OF LAND SITUATE IN WEST MANHEIM TOWNSHIP, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 550 FAIRVIEW DRIVE, HANOVER, PA 17331

PARCEL NUMBER: 52000BD0025M000000

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 550 FAIRVIEW DRIVE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 SOUNDVIEW HOME LOAN TRUST 2006-WF2, ASSET-BACKED CERTIFICATES, SERIES 2006-WF2 vs. LEISEL A. HARRY-FOWLKES Docket Number: 2011-SU-4067-06. 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:

LEISEL A. HARRY-FOWLKES

ALL THAT CERTAIN PARCEL OR PIECE OF GROUND SITUATED IN DOVER TOWNSHIP, YORK COUNTY, PENNSYLVANIA, BEING SHOWN AS LOT NO. 31 ON A FINAL SUBDIVISION PLAN OF "CREEKSIDE VILLAGE", A RESIDENTIAL COMMUNITY PREPARED BY DAVID A. HOFFMAN, LAND SURVEYOR, DATED JUNE 10, 2002. SAID PLAN WAS APPROVED BY THE TOWNSHIP AND IS RECORDED IN THE YORK COUNTY RECORDS OFFICE IN PLAN BOOK RR ON PAGE 1176.

LOT NO. 31 IS MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CURVED SOUTHERLY RIGHT-OF-WAY LINE OF DOVE DRIVE (NOW KNOWN AS KORTNI DRIVE) WHERE THE DIVIDING LINE BETWEEN LOT NO.30 AND 31 INTERSECT SAME, SAID CURVE HAS A RADIUS OF ONE-HUNDRED FIFTY (150.00') FEET AND CURVES TO THE LEFT; THENCE ALONG THE CURVED SOUTHERLY RIGHT-OF-WAY LINE OF DOVE DRIVE (NOW KNOWN AS KORTNI DRIVE), A CURVE LENGTH OF FORTY (40.00') FEET, THE CHORD RUNS SOUTH EIGHTY-EIGHT (88) DEGREES THIRTEEN (13) MINUTES FIFTY-SIX (56) SECONDS EAST, THIRTY-NINE AND EIGHTY-EIGHT HUNDREDTHS (39.88') FEET TO A POINT IN THE DIVIDING LINE BETWEEN LOT NO. 31 AND 32; THENCE ALONG SAID DIVIDING LINE, SOUTH FIVE (05) DEGREES FIFTY-TWO (52) MINUTES EIGHTEEN (18) SECONDS EAST, ONE-HUNDRED TWENTY (120.00') FEET TO A POINT IN THE NORTHERLY LINE OF A STORMWATER MANAGEMENT FACILITY DRAINAGE EASEMENT, SAID LINE IS ALSO THE SOUTHERLY LINE OF LOT NO. 31; THENCE ALONG SAID LINE, NORTH EIGHTY-EIGHT (88) DEGREES THIRTEEN (13) MINUTES FIFTY-SIX (56) SECONDS WEST, SEVENTY-ONE AND SEVENTY-NINE HUNDREDTHS (71.79') FEET TO A POINT IN THE DIVIDING LINE OF LOT NO. 30 AND 31 AFOREMENTIONED; THENCE ALONG SAID DIVIDING LINE, WHICH IS ALSO THE CENTER LINE OF A TWENTY (20') FOOT WIDE STORMWATER EASEMENT, NORTH NINE (09) DEGREES TWENTY-FOUR (24) MINUTES TWENTY-SIX (26) SECONDS EAST, ONE-HUNDRED TWENTY AND ZERO (120.00') FEET TO A POINT, THE PLACE OF BEGINNING.

SUBJECT TO ANY STORMWATER, SANITARY SEWER OR UTILITY EASEMENTS AS SHOWN ON THE AFOREMENTIONED PLAN.

BEING KNOWN AND NUMBERED AS 3644 KORTNI DRIVE, DOVER, PA, 17315 UPIN NUMBER 24-000-33-0031.00-00000

BEING THE SAME PREMISES WHICH HOGAN DEVELOPMENT COMPANY III, A PA GENERAL PARTNERSHIP, BY DEED DATED SEPTEMBER 29, 2006 AND RECORDED OCTOBER 4, 2006 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1845, PAGE 1315, GRANTED AND CONVEYED UNTO LEISELA. HARRY-FOWLKES.

PROPERTY ADDRESS: 3644 KORTNI DRIVE, DOVER, PA 17315

UPI#

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 (30) days after the sale and

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

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. TERRIE L. HECKERT and STEPHANIE J. WATSON Docket Number: 2010-SU-4423-91. 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:

TERRIE L. HECKERT  
 STEPHANIE J. WATSON

ALL THAT CERTAIN LOT OF LAND SITUATE IN BOROUGH OF WINDSOR, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 4 South Camp Street, Windsor, PA 17366

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 4 SOUTH CAMP STREET, WINDSOR, PA 17366

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 FOR THE CERTIFICATEHOLDERS CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2005-13 vs. RONNY B. HEGE and PAULA J. HEGE Docket Number: 2012-SU-1056-06. 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:

RONNY B. HEGE  
PAULA J. HEGE

ALL THAT CERTAIN lot or tract of ground with the building and improvements thereon erected, situate in DOVER BOROUGH, York County, Pennsylvania, bounded and described in accordance with a survey made by Stewart Whittier & Associates, York, Pennsylvania, dated June 24, 1978, Drawing No. S7833, as follows, to wit:

BEGINNING at a point on the southeast side of Maplewood Drive at a corner of Lot No. 61 B, which point is measured one hundred seventy-nine and seven one-hundredths (179.07) feet along same to the southeast intersection of Elmwood Drive and Maplewood Drive (as shown on said plan); thence extending from said beginning point and measured along the southeast side of Maplewood Drive, North forty-eight (48) degrees forty-seven (47) minutes forty (40) seconds East, eighty-two and forty one-hundredths (82.40) feet to a point at corner of Lot No. 60; thence extending along same, South forty-one (41) degrees twelve (12) minutes forty (40) seconds East, one hundred five (105) feet to a point in line of Lot No. 61A; thence extending along same, South sixty-six (66) degrees eleven (11) minutes forty (40) seconds West, eighty-six and thirty-five one-hundredths (86.35) feet to a point at a corner of Lot No. 61 B, aforesaid; thence extending along same, North forty-one (41) degrees twelve (12) minutes forty (40) seconds West, seventy-nine and seventeen one hundredths (79.17) feet to a point on the southeast side of Maplewood Drive, aforesaid; the first mentioned point and place of BEGINNING. SAID PREMISES is Lot No. 61 of Delwood Manor as shown on said plan.

Property address: 214 Maplewood Drive, Dover, PA 17315

PROPERTY ADDRESS: 214 MAPLEWOOD DRIVE, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 ("FNMA") vs. TAMMY THERESA HELM and JUDITH A. FORDER Docket Number: 2012-SU-866-06. 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:

TAMMY THERESA HELM  
JUDITH A. FORDER

All that certain tract of land with the improvements thereon erected, situate, lying and being in the Township of Springfield, County of York and State of Pennsylvania, being more particularly described as follows, to wit:

BEGINNING at a spike in the center of Pennsylvania Department of highways Application Route No. 2337; thence passing through an iron pipe set back sixteen and five-tenths (16.5) feet from said spike, along land now or formerly of W.A. Stermer, South thirteen (13) degrees East, one hundred ninety-five (195) feet to an iron pipe; thence along land now or formerly of Ivan Stough and wife of which this was formerly of part, South seventy-seven (77) degrees West, one hundred fifty (150) feet to an iron pipe; thence along same, North thirteen (13) degrees West, one hundred ninety-five (195) feet to a spike in the center of said Route No. 2337, passing through an iron pipe setback twenty-five (25) feet from said spike; thence along the centerline of said Route No. 2337, North seventy-seven (77) degrees East, one hundred fifty (150) feet to the spike and place of BEGINNING.

BEING Parcel #47-000-DI-0044.A0-00000

IMPROVEMENTS: Residential dwelling

BEING THE SAME PREMISES which Patricia E. Murray, a single woman, granted and conveyed unto Tammy Theresa Helm and Judith A. Forder by Deed dated August 26, 2005 and recorded September 7, 2005 in York County Record Book 1753, Page 3025

BEING KNOWN AS: 1141 Glen Rock Road, Glen Rock, PA 17327

PROPERTY ADDRESS: 1141 GLEN ROCK ROAD, GLEN ROCK, PA 17327

UPI# 47-000-DI-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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SUNTRUST MORTGAGE, INC. vs. DANIEL C. HELWIG and DEBRA L. HELWIG Docket Number: 2009-SU-3657-06. 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:

DANIEL C. HELWIG  
DEBRA L. HELWIG

owner(s) of property situate in the TOWNSHIP OF CARROLL, York County, Pennsylvania, being 58 SPRING LANE ROAD, DILLSBURG, PA 17019

Parcel No. 20-000-PC-0065.D0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$142,618.84

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 58 SPRING LANE ROAD, DILLSBURG, PA 17019

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of CITI-MORTGAGE, INC. vs. LOUIS D. HENRY and BETTY HENRY Docket Number: 2012-SU-724-06. 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:

LOUIS D. HENRY  
BETTY HENRY

owner(s) of property situate in the BOROUGH OF DILLSBURG, York County, Pennsylvania, being 403 HARRISBURG PIKE, DILLSBURG, PA 17019-1336

Parcel No. 58000020219A000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 403 HARRISBURG PIKE, DILLSBURG, PA 17019

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR RASC 2006-EMX3 vs. ZAVIER O. HENRY and VISHUA MARTYN PAYSOUR Docket Number: 2009-SU-1206-06. 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:

ZAVIER O. HENRY  
VISHUA MARTYN PAYSOUR

owner(s) of property situate in the TOWNSHIP OF YORK, York County, Pennsylvania, being 2531 KNOBHILL ROAD, YORK, PA 17403-4871

Parcel No. 54-000-56-0006.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$312,017.37

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 2531 KNOBHILL ROAD, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of GMAC MORTGAGE, LLC vs. MICHELLE D. HERBERT Docket Number: 2012-SU-1171-06. 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:

MICHELLE D. HERBERT

owner(s) of property situate in the TOWNSHIP OF NEWBERRY, York County, Pennsylvania, being 3580 OLD TRAIL ROAD, YORK HAVEN, PA 17370-9066

Parcel No. 39-000-OH-0172.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 3580 OLD TRAIL ROAD, YORK HAVEN, PA 17370

UPI# 39-000-OH-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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of VANDERBILT MORTGAGE AND FINANCE, INC. vs. CATHLEEN V. HOLMES and JOSEPH L. HOLMES Docket Number: 2011-SU-3785-06. 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:

CATHLEEN V. HOLMES  
JOSEPH L. HOLMES

ALL THAT CERTAIN TRACT OF LAND situate in the Township of Washington, County of York, and Commonwealth of Pennsylvania, being more particularly bounded and described as follows, to wit:

BEGINNING at a railroad spike set in the center of the cartway of Harbold-Altland Road (T-855) at the common point of adjoiner of the within described tract, other lands now or formerly of Thomas E. Kampel found in Land Record Book 1028, at page 818, and the center of said roadway; thence extending in and through the cartway of said Harbold-Altland Road, North thirty-three (33) degrees fifty-five (55) minutes fifty (50) seconds West, for a distance of one hundred fifty and seventy-nine hundredths (150.79) feet to a point in said cartway at lands now or formerly of Delvin S. Rodgers; thence departing from the Harbold-Altland Road and extending along lands now or formerly of Delvin S. Rodgers, North forty-three (43) degrees thirty-five (35) minutes ten (10) sec-

onds East, for a distance of five hundred and two hundredths (500.02) feet to a steel pin; thence continuing North thirty (30) degrees forty-two (42) minutes forty (40) seconds East, for a distance of twelve hundred forty-two and forty-two hundredths (1242.42) feet to a steel pin at lands now or formerly of Lawrence J. Kampel Jr.; thence extending along said lands, South fifty-eight (58) degrees forty-six (46) minutes three (03) seconds East, for a distance of four hundred thirty-six and ninety-six hundredths (436.96) feet to a steel pin at lands now or formerly of Thomas E. Kampel; thence extending along said lands, South forty-three (43) degrees thirty-five (35) minutes nine (09) seconds West, for a distance of eighteen hundred twelve and thirty hundredths (1812.30) feet to a pin set near the cartway of the Harbold-Altland Road; thence continuing South forty-three (43) degrees nineteen (19) minutes fifty-seven (57) seconds West, for a distance of twelve and ten hundredths (12.10) feet to a railroad spike set in the cartway of the Harbold-Altland Road, said spike marking the place of BEGINNING.

CONTAINING 10.2 acres, more or less, and being designated as Lot #1-B, on a final plan of minor subdivision prepared for David G. Kampel by Rodney Lee Decker, Registered Surveyor, dated January 7, 1997, and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Plan Book 00, at page 656.

COMMONLY KNOWN as 145 Harbold Altland Road, Wellsville, PA 17365

BEING THAT SAME PREMISES which Joseph L. Holmes and Cathleen V. Holmes by Deed dated 2/4/2010 and recorded 4/30/2010 in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Record Book 2073 at page 1089 granted and conveyed unto Joseph L. Holmes, a single man.

PROPERTY ADDRESS: 145 HARBOLD ALT-LAND ROAD, WELLSVILLE, PA 17365

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., pre-

vailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of CITIBANK N.A. AS TRUSTEE FOR THE MLMI TRUST SERIES 2007-HE2 vs. EDWARD A. HOLT-ZAPPLE and SUSAN R. HOLTZAPPLE Docket Number: 2012-SU-977-06. 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:

EDWARD A. HOLTZAPPLE  
 SUSAN R. HOLTZAPPLE

All that certain parcel of land and improvements therein situate in the Township of Windsor, County of York, and Commonwealth of Pennsylvania, and designated as Parcel No. 53-000-22-0035.00 and more fully described in a Deed dated January 28, 1994 and recorded January 31, 1994 in York County in Deed Book 821, Page 42, granted and conveyed unto Edward A. Holtzapple and Susan R. Holtzapple, husband and wife.

ALSO DESCRIBED AS:

ALL that certain tract or lot of land situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being known as Lot No. 35 of New Forest Hills Subdivision, Phase 2 as shown in Subdivision Plan Book LL, Page 615, later revised in Subdivision Plan Book MM, Page 73 and Plan Book MM, Page 185, being bounded and limited as follows, to wit:

BEGINNING at a point in the center of a fifty (50) foot wide street known Ba Kenyon Road, said point being in a southerly direction three hundred thirty-three and sixty-one one-hundredths (333.61) feet from the centerline intersection of said Kenyon Road and another fifty (50) foot wide street known as Beverly Hills Court; thence along Lot No. 34, South fifty three (53) degrees nine (09) minutes thirty-one (31) seconds East, two hundred thirty and ninety-three one-hundredths (230.93) feet to a point; thence along property now or formerly of Medford L. Smith, North eighty (80) degrees fifty-six (56) minutes twenty—two (22) seconds East, one hundred twenty-two and forty-six one-hundredths (122.46) feet to a point; thence along Lot No. 97, South ten (10) degrees nine (09) minutes twenty-one (21) seconds West, forty-five' and zero one-hundredths (45.00) feet to a point; thence by the same South eighty-four (84) degrees thirty-seven (37) minutes twenty-four (24) seconds East, fifty-two and seventeen one-hundredths (52.17) feet to a point; thence along Lot No. 36, South five (05) degrees fifty-seven (57) minutes thirty-seven (37) seconds West, fifty-two and seventy one-hundredths (52.70) feet to a point; thence along property now or formerly of Vernon S. Gohn, South eighty (80) degrees fifteen (15) minutes fifty (50) seconds West, two hundred eighty-one and thirty-eight one-hundredths

(281.38) feet to a point; thence along Lot No. 37, North thirty-two (32) degrees forty-three (4J) minutes forty-seven (47) seconds West, two hundred thirty-two and eighty-six one-hundredths (232.86) feet to a point in the center of above mentioned Kenyon Road; thence along the center of said Kenyon Road, along the arc of a curve to the left having a radius of one hundred fifty and zero one-hundredths (150.00) feet, a distance of ninety-five and zero one-hundredths (95.0) feet; the chord of which is North thirty-nine (39) degrees seven (07) minutes thirty-six (36) seconds East, ninety-three and forty-two one-hundredths (93.42) feet to a point the place of BEGINNING.

Property address: 634 Kenyon Drive, Red Lion PA 17356

PROPERTY ADDRESS: 634 KENYON DRIVE, RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 G. HOPKINS Docket Number: 2012-SU-4-06. 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:

JACQUELINE G. HOPKINS

ALL, THAT CERTAIN UNIT DESIGNATED AS UNIT NO. C-2 IN THE CRESTVIEW VILLAS CONDOMINIUM, SITUATE IN THE TOWNSHIP OF WEST MANCHESTER, COUNTY OF YORK AND COMMONWEALTH OF PENNSYLVANIA, AS DESIGNATED IN THE DECLARATION OF CRESTVIEW VILLAS CONDOMINIUM DATED SEPTEMBER 26, 1985 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED

BOOK 90-M, PAGE 1051, AS AMENDED BY FIRST AMENDMENT TO DECLARATION DATED OCTOBER 6, 1986 AND RECORDED IN THE OFFICE AFORESAID IN DEED BOOK 93-0, PAGE 1081, AS FURTHER AMENDED BY SECOND AMENDMENT TO DECLARATION DATED NOVEMBER 17, 1986, AND RECORDED IN THE OFFICE AFORESAID IN DEED BOOK 93-Z PAGE 387, AND THE DECLARATION PLAN DATED SEPTEMBER 6, 1985, AND RECORDED IN PLAN BOOK GG, PAGE 334, AS AMENDED BY THE AMENDED DECLARATION PLAN DATED OCTOBER 3, 1986, AND RECORDED IN PLAN BOOK GG, PAGE 405, AS FURTHER AMENDED BY THE AMENDED DECLARATION PLAN DATED NOVEMBER 17, 1986, AND RECORDED IN PLAN BOOK HH, PAGE 256, IN THE SAME OFFICE.

TOGETHER WITH ALL RIGHT, TITLE AND INTEREST APPURTENANT TO UNIT NO. C-2, BEING AN UNDIVIDED 4.996 PERCENTAGE INTEREST IN AND TO THE COMMON ELEMENTS AS SET FORTH IN THE ABOVE DECLARATION AS AMENDED.

BEING KNOWN AND NUMBERED AS 1872 AZALEA DRIVE, YORK, PA, 17408-1569 UPIN NUMBER 51000260001H0C0007

BEING THE SAME PREMISES WHICH RICHARD C. BRENNER AND JANET L. BRENNER, HUSBAND AND WIFE, BY DEED DATED NOVEMBER 19, 2009 AND RECORDED NOVEMBER 20, 2009 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2052, PAGE 1479, GRANTED AND CONVEYED UNTO JACQUELINE G. HOPKINS.

PROPERTY ADDRESS: 1872 AZALEA DRIVE, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York

county, Pennsylvania on Judgment of SUN-TRUST MORTGAGE, INC. vs. TIMOTHY E. HUNTER, SR. A/K/A TIMOTHY E. HUNTER and JAMARAYVETTE R. HUNTER Docket Number: 2012-SU-1239-06. 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:

TIMOTHY E. HUNTER, SR.  
A/K/A TIMOTHY E. HUNTER  
JAMARAYVETTE R. HUNTER

owner(s) of property situate in the NEWBERRY TOWNSHIP, York County, Pennsylvania, being 1180 CONEWAGO AVENUE, MANCHESTER, PA 17345-9706

Parcel No. 390000201050000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$98,321.19

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 1180 CONEWAGO AVENUE, MANCHESTER, PA 17345

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of ONEWEST BANK, FSB vs. EDNA E. HUNTER Docket Number: 2011-SU-4594-06. 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:

EDNA E. HUNTER

ALL that certain lot of ground, situated on the northern side of a public road in Conewago Township, York County, Pennsylvania, more particularly described as follows, to wit:

BEGINNING at a point on the northern side of said public road; thence extending in a southeasterly direction along same 73 feet to an iron pin at lands now or formerly of Howard L. Ulrich and wife; thence extending along same north 8 degrees 30 minutes east 170.5 feet to an iron pin at lands now or formerly of Howard L. Ulrich and wife; thence extending along same north 81 degrees 30 minutes west 70 feet to an iron pin at lands now or formerly of Louis Poe; thence extending along same south 8 degrees 30 minutes west 150 feet to the northern side of said public road and the place of BEGINNING.

PARCEL ID# 23-000-NH-0093.00-00000

Property being known as 150 Locust Point Road, York, Pennsylvania 17406.

Title to said premises is vested in Edna E. Hunter by deed from Velma K. Hunter and Edna E. Hunter, single women dated May 29, 1967 and recorded June 5, 1967 in Deed Book 60, Page 1060, as Instrument No 006297.

PROPERTY ADDRESS: 150 LOCUST POINT ROAD, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE LOAN TRUST 2005-RF4 vs. JAMES M. JACKSON Docket Number: 2012-SU-1116-06. 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:

JAMES M. JACKSON

owner(s) of property situate in FAIRVIEW TOWNSHIP, York County, Pennsylvania, being 114 ROSS AVENUE, NEW CUMBERLAND, PA 17070-2612

Parcel No. 27000010090000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 114 ROSS AVENUE, NEW CUMBERLAND, PA 17070

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of NORTH-WEST SAVINGS BANK vs. MARK A. JACKSON and JOSEPH D. HOLMES Docket Number: 2011-SU-4943-06. 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:

MARK A. JACKSON  
JOSEPH D. HOLMES

ALL the following described lot of ground situate in the Aurora Heights, Manchester Township, York County, Pennsylvania, being Lot No. 13 and 14 in Section 10, as shown on Plan of Aurora Heights recorded December 20, 1927 in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Record Book 23-Q, Page 700, and which plot of ground is more particularly described as follows, to wit:

Situate on the West side of the Susquehanna Trail

and being bounded on the North by Holbrook Avenue; on the East by Lot No. 15; and on the South by a twelve (12) foot alley; and on the West by Lot No. 12. Containing in front on said Holbrook Avenue, forty (40) feet and extending in equal width southwardly one hundred twenty (120) feet.

TAX PARCEL ID No. 36-000-06-0005.

BEING the same premises which Larry R. Hare, single man, by his Deed dated May 24, 2006 and recorded June 1, 2006 in the Recorder of Deeds Office of York County, Pennsylvania in Record Book 1815, Page 369, granted and conveyed unto Mark A. Jackson and Joseph D. Holmes as Joint Tenants with the Right of Survivorship and not as tenants in common.

HAVING THE ADDRESS: 65 Central Avenue, York, PA 17404

PROPERTY ADDRESS: 65 CENTRAL AVENUE, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 HSI ASSET SECURITIZATION CORPORATION TRUST 2006 OPT4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OPT4 vs. FELIX JIMENEZ and TAMMY KOHLER Docket Number: 2012-SU-673-06. 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:

FELIX JIMENEZ  
TAMMY KOHLER

All that certain land situate in Borough of Wrightsville, York County, Pennsylvania, and



more particularly describes as follows:

All the following described tract of real estate situate in the Borough of Wrightsville, York County, Pennsylvania, being more fully bounded, limited and described as follows, to wit:

Beginning at a point on the Southwestern corner of Maple and Front Streets and extending thence along the South side of Maple Street Westwardly, one hundred twenty-one (121) feet; extending thence along property now or formerly of Henry K. Smith and Henry P. Kocher, Southwardly, fifty (50) feet; extending thence along property now or formerly of Charles Poff, Eastwardly, one hundred twenty-one (121) feet to a point in the Western side of Front Street; thence along the Western side of Front Street, Northwardly, fifty (50) feet to a point, the place of beginning.

Tax ID: 91-000-04-0056.00-00000

For information purposes only - property a/k/a 400 & 402 S Front St. Wrightsville, PA 17368

TITLE TO SAID PREMISES IS VESTED IN Tammy Kohler and Feliz Jimenez, single persons, as tenants with the right of survivorship, by deed from Richard G. Kline, dated 11/3/2005 and recorded 1/9/2006 in Book 1783, Page 2704.

PROPERTY ADDRESS: 400 & 402 SOUTH FRONT STREET, WRIGHTSVILLE, PA 17368

UPI# 91-000-04-0056.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-28CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-28CB vs. TIMOTHY K. JONES Docket Number: 2012-SU-1550-06. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, Coun-

ty of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

TIMOTHY K. JONES

owner(s) of property situate in the TOWNSHIP OF NORTH CODORUS, York County, Pennsylvania, being 1503 JEFFERSON ROAD, SPRING GROVE, PA 17362-8007

Parcel No. 40000FF00150000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 1503 JEFFERSON ROAD, SPRING GROVE, PA 17362

UPI# 40-000-FF-0015.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING LP FKA COUNTRYWIDE HOME LOAN SERVICING, LP. vs. ANAMARIE JUARBE Docket Number: 2010-SU-2458-06. 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:

ANAMARIE JUARBE

ALL that certain lot or piece of ground with all the improvements thereon erected, situate on the East side of Tremont Street in the Twelfth Ward of the CITY OF YORK, York County, Pennsylvania, known and numbered as 33, bounded, limited and described as follows:

BEGINNING at a point on the East side of Tremont Street, 69 feet, 6 inches South of the South-

ern side of Wayne Avenue and extending thence Southwardly along the Eastern side of Tremont Street; 16 feet to a point; thence at a right angle Eastwardly along property now or formerly of Mary Sleeper, 100 feet to an alley; thence at a right angle Northwardly along the Western side of said alley, 16 feet to a point; thence at a right angle Westwardly along property now or formerly of Herbert Dellinger, 100 feet to said Tremont Street and the place of BEGINNING. Having a frontage of 16 feet on said Tremont Street and extending in length or depth Eastwardly of a uniform width throughout, 100 feet to said alley.

TAX PARCEL NO: 12-370-06-0032-00-00000

BEING KNOWN AS: 33 North Tremont Street, York, PA 17403

PROPERTY ADDRESS: 33 NORTH TREMONT STREET, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. DANIEL R. KASTEN Docket Number: 2012-SU-968-06. 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:

DANIEL R. KASTEN

All that following described tract of land, with any improvements thereon erected, situate in Red Lion Borough, York County, Pennsylvania, bounded and described, as follows:

Beginning at a point in the curblineline of the Northwest side of First Avenue, thirty four (34) feet wide between curblines, said point of beginning being four hundred sixty five and five tenths (465.5) feet Southwestwardly from the Southwest

curblineline of North Charles Street, as measured along the aforesaid Northwest curblineline of First Avenue, said point of beginning also being corner of lands now or formerly of Mary Eppley; then by the Northwest curblineline of First Avenue South Forty Four (44) degrees Forty eight (48) minutes West Twenty and no hundredths (20.00) feet to a point at lands now or formerly of Ray Chronister known as No. 159 First Avenue; then by lands of the same and through the center of partition wall of a 1 1/2 story cement block stucco dwelling, north forty five (45) degrees twelve (12) minutes West sixty-seven and no hundredths (67.00) feet to a point; thence continuing by lands of the same, North forty four (44) degrees thirty seven (37) minutes West one hundred ten and eighty six hundredths (110.86) feet to a stake on the Southeast side of a public alley, sixteen (16) feet wide; thence by the Southeast side of the same, North thirty eight (38) degrees eighteen (18) minutes East nineteen and no hundreds (19.00) feet to a stake at lands now or formerly of Mary Eppley; thence by lands of the same south forty-five (45) degrees twelve (12) minutes East one hundred eighty and no hundredths (180.00) feet to a point on the Northwest curblineline of First Avenue and the place of beginning.

Having erected thereon a dwelling known as 157 First Ave, Red Lion, PA 17356

Being the same premises of Daniel R. Kasten and Candy L. Kasten, by their deed dated 4/22/05 and recorded on 7/21/05 in the Recorder of Deeds Office of York County, Pennsylvania in Instrument# 20045054347 granted and conveyed unto Daniel R. Kasten

PROPERTY ADDRESS: 157 FIRST AVENUE, RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. vs. MURIEL S. KEENEY and RICHARD M. KEENEY Docket Number: 2012-

SU-2149-06. 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:

MURIEL S. KEENEY  
RICHARD M. KEENEY

ALL THAT CERTAIN LOT OF LAND SITUATE IN CODORUS TOWNSHIP, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 5013 RALEIGH COURT, SPRING GROVE, PA 17362

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 5013 RALEIGH COURT, SPRING GROVE, PA 17362

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of CITI-MORTGAGE, INC. vs. NATHAN E. KEISTER Docket Number: 2012-SU-1190-06. 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:

NATHAN E. KEISTER

owner(s) of property situate in the 5TH WARD OF THE CITY OF YORK, York County, Pennsylvania, being 354 WEST PHILADELPHIA STREET, YORK, PA 17401-2942

Parcel No. 050810300430000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 354 WEST PHILADELPHIA STREET, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. DARRYL KING and STACEY L. KING Docket Number: 2011-SU-4165-06. 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:

DARRYL KING  
STACEY L. KING

ALL THAT CERTAIN UNIT, BEING UNIT NO. 17-F (THE "UNIT"), OF FAIRFIELD, A CONDOMINIUM (THE "CONDOMINIUM"), LOCATED IN FAIRVIEW TOWNSHIP, YORK COUNTY, PENNSYLVANIA, WHICH UNIT IS DESIGNATED IN THE DECLARATION OF CONDOMINIUM FOR FAIRFIELD, A CONDOMINIUM (THE "DECLARATION"), DATED 6/5/2001, RECORDED 6/7/2001, IN THE OFFICE OF THE RECORDER OF DEEDS OF YORK COUNTY, PENNSYLVANIA, IN RECORD BOOK 1441, PAGE 715, AS AMENDED BY FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM FOR FAIRFIELD, A CONDOMINIUM DATED 8/28/2001, RECORDED IN RECORD BOOK 1453, PAGE 6368, AS AMENDED BY SECOND AMENDMENT TO DECLARATION OF CONDOMINIUM FOR FAIRFIELD, A CONDOMINIUM DATED 9/20/2001, RECORDED IN RECORD BOOK 1457, PAGE 4923, AS AMENDED BY THIRD AMENDMENT TO DECLARATION OF CONDOMINIUM FOR FAIRFIELD, A CONDOMINIUM, DATED 12/4/2001, RECORDED IN RECORD BOOK 1468, PAGE 4574, AS AMENDED BY THE FOURTH AMENDMENT TO DECLARATION OF CONDOMINIUM FOR FAIRFIELD, A CONDOMINIUM, DATED

3/19/2002, AND RECORDED IN RECORD BOOK 1486, PAGE 1751, AS AMENDED BY THE FIFTH AMENDMENT TO DECLARATION OF CONDOMINIUM FOR FAIRFIELD, A CONDOMINIUM ("FIFTH AMENDMENT") DATED 6/27/2002 AND RECORDED IN RECORD BOOK 1502, PAGE 6736, AS AMENDED BY THE SIXTH AMENDMENT TO DECLARATION OF CONDOMINIUM FOR FAIRFIELD, A CONDOMINIUM ("SIXTH AMENDMENT"), DATED 1/13/2003, RECORDED IN RECORD BOOK 1541, PAGE 72, AND AS SHOWN ON THE SIXTH AMENDED DECLARATION PLAT AND PLANS ATTACHED TO THE SIXTH AMENDMENT AS EXHIBIT D-6, AS AMENDED BY THE SEVENTH AMENDMENT TO DECLARATION OF CONDOMINIUM FOR FAIRFIELD, A CONDOMINIUM ("SEVENTH AMENDMENT"), DATED 4/7/2003, RECORDED IN RECORD BOOK 1561, PAGE 0933, AND AS SHOWN ON THE SEVENTH AMENDED DECLARATION PLAT AND PLANS ATTACHED TO THE SEVENTH AMENDMENT AS EXHIBIT D-7.

TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO THE UNIT AS MORE PARTICULARLY SET FORTH IN THE DECLARATION, AS THE SAME MAY BE AMENDED FROM TIME TO TIME.

TOGETHER WITH THE RIGHT TO USE THE LIMITED COMMON ELEMENTS APPLICABLE TO THE UNIT BEING CONVEYED HEREWITH, PURSUANT TO THE DECLARATION AND THE PLAT AND PLAN, AS AMENDED FROM TIME TO TIME.

THE GRANTEE, FOR AND ON BEHALF OF GRANTEE AND GRANTEE'S HEIRS, PERSONAL REPRESENTATIVES, SUCCESSORS AND ASSIGNS, BY THE ACCEPTANCE OF THIS DEED, COVENANTS AND AGREES TO PAY SUCH CHARGES FOR MAINTENANCE, REPAIRS, REPLACEMENTS AND OTHER EXPENSES IN CONNECTION WITH THE COMMON ELEMENTS, AND THE LIMITED COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS MAY BE ASSESSED AGAINST HIM, HER, THEM IT OR SAID UNIT, FROM TIME TO TIME BY THE EXECUTIVE BOARD OF THE FAIRFIELD CONDOMINIUM ASSOCIATION IN ACCORDANCE WITH THE PENNSYLVANIA UNIFORM CONDOMINIUM ACT, AND FURTHER COVENANTS AND AGREES THAT THE UNIT CONVEYED BY THIS DEED SHALL BE SUBJECT TO A LIEN FOR ALL AMOUNTS SO ASSESSED EXCEPT INsofar AS SECTION 3407(C) OF SAID UNIFORM CONDOMINIUM ACT MAY RELIEVE A SUBSEQUENT UNIT OWNER OF LIABILITY FOR PRIOR UNPAID ASSESSMENTS. THIS COVENANT SHALL RUN WITH AND BIND THE UNIT HEREBY CONVEYED AND ALL SUBSEQUENT OWNERS THEREOF.

BEING KNOWN AND NUMBERED AS 625 CANVASBACH DRIVE, UNIT 17-F, ETTERS, PA, 17319-8860

UPIN NUMBER 27-00-QG-0061.CO-0017F

BEING THE SAME PREMISES WHICH STACEY L. KING, BY DEED DATED AUGUST 12, 2008 AND RECORDED AUGUST 12, 2008 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1980, PAGE 5621, GRANTED AND CONVEYED UNTO STACEY L. KING AND DARRYL KING.

PROPERTY ADDRESS: 625 CANVASBACH DRIVE, UNIT 17-F, ETTERS, PA 17319  
UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST 2006-WFHE3, ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-WFHE3 vs. MARY D. KING Docket Number: 2012-SU-140-06. 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:

MARY D. KING

ALL THAT CERTAIN LOT OR PIECE OF GROUND WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, HEREDITAMENTS AND APPURTENANCES, SITUATE IN WEST MANHEIM TOWNSHIP, YORK COUNTY, PENNSYLVANIA AND DESCRIBED ACCORDING TO A FINAL PLAN SUBDIVISION OF PARCEL 1 OF PHASE II - "SOUTH POINTE" MADE BY GHI ENGINEERS AND SURVEYORS OF HANOVER PA DATED 10/4/02 AND LAST REVISED



03/17/2003 AND RECORDED IN THE RECORDER OF DEEDS FOR YORK COUNTY IN PLAN BOOK SS PAGE258 AS FOLLOWS TO WIT:

BEGINNING AT A POINT ON THE NORTHERLY SIDE OF EL VISTA DRIVE (50 FEET WIDE) ON A CORNER OF LOT 118 ON SAID PLAN, THENCE EXTENDING FROM SAID BEGINNING POINT ALONG LOT 118 AFORESAID NORTH 09 DEGREES 11 MINUTES 47 SECONDS EAST 164.38 FEET TO A POINT, THENCE EXTENDING SOUTH 77 DEGREES 12 MINUTES 53 SECONDS EAST ALONG LANDS NOW OR LATE OF RANDY L. & TINA K. REESE 114.23 FEET TO A POINT ON THE CORNER OF LOT 120 ON SAID PLAN, THENCE EXTENDING ALONG SAME SOUTH 11 DEGREES 3 MINUTES 26 SECONDS WEST 160.71 FEET TO A POINT ON THE NORTHERLY SIDE OF EL VISTA DRIVE, THENCE EXTENDING ALONG SAME NORTH 78 DEGREES 56 MINUTES 34 SECONDS WEST 101.54 FEET TO A POINT OF CURVE IN SAME, THENCE EXTENDING STILL ALONG THE NORTHERLY SIDE OF SAID EL VISTA DRIVE ON THE ARC OF A CIRCLE CURVING TO THE LEFT HAVING A RADIUS OF 225.00 FEET THE ARC DISTANCE OF 7.31 FEET TO A POINT ON THE CORNER OF LOT 118 ON SAID PLAN BEING THE FIRST MENTIONED POINT AND PLACE OF BEGINNING.

BEING LOT 119 ON SAID PLAN.

BEING KNOWN AND NUMBERED AS 448 EL VISTA DRIVE, HANOVER, PA, 173318468

UPIN NUMBER 52-000-18-0119.00-00000

BEING THE SAME PREMISES WHICH NVR, INC., A VIRGINIA CORPORATION TRADING AS RYAN HOMES, BY DEED DATED FEBRUARY 15, 2005 AND RECORDED FEBRUARY 28, 2005 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1707, PAGE 8862, GRANTED AND CONVEYED UNTO MARY D. KING.

PROPERTY ADDRESS: 448 EL VISTA DRIVE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of FLAG-STAR BANK, FSB vs. WESLEY M. KUNKEL and KATHY ANN KUNKEL Docket Number: 2011-SU-2715-06. 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:

WESLEY M. KUNKEL  
KATHY ANN KUNKEL

ALL THAT certain tract of land and improvements erected thereon situate in Conewago Township, York County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at lands now or formerly of John E. Smith and a public road at a stone; thence along said last mentioned lands, North 27-5/8 degrees East a distance of 10.1 perches to a stone at lands now or formerly of Frances Hake and Samuel Auchey, thence along said last mentioned lands, South 68-1/4 degrees East, a distance of 17.84 perches to an iron pin at lands now or formerly of Harry Perez thence along said lands South 11-1/2 degrees West a distance of 10.31 perches to stones; thence along lands of the same South 19-1/2 degrees West, a distance of 13.1 perches to stones at lands now or formerly of Charles Hake; thence North along lands last mentioned, 37-1/8 degrees West a distance of 25.12 perches to stones and the place of BEGINNING.

CONTAINING 2 acres 24 perches of land.  
Assessment: \$107,170.00

PARCEL ID# 23-000-NG-0110.00-00000

Property being known as 2225 Copenhaffer Road, Dover, Pennsylvania 17315.

Title to said premises is vested in Wesley M. Kunkel and Kathy Ann Kunkel, his wife, by deed from Wesley M. Kunkel, Executor of the Estate of John E. Kunkel, aka John E. Kunkel, Sr. dated September 10, 2004 and recorded September 13, 2004 in Deed Book 1676, Page 5153, as Instrument No. 2004079052.

PROPERTY ADDRESS: 2225 COPENHAFFER ROAD, DOVER, PA 17315

UPI# 23-000-NG-0110.00-00000



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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. DANA L. LAFRANCE Docket Number: 2012-SU-1492-06. 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:

DANA L. LAFRANCE

ALL THAT CERTAIN Unit, being Unit No. R-194 (the "Unit") of Crown Pointe, a Townhome Condominium (the "Condominium"), located in Springettsbury Township, York County, Pennsylvania, which Unit is designated in the Declaration of Condominium of Crown Pointe, a Townhome Condominium (the "Declaration of Condominium") and the Declaration of Plats and Plans recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Land Record Book 737, Page 219, as amended, and in Plan Book GG, page 931, as amended.

TOGETHER WITH an undivided interest in Common Elements as more particularly set forth in the aforesaid Declaration of Condominium and Declaration Plats and Plans as amended.

TOGETHER WITH the right to use the Limited Common Elements applicable to the Unit being conveyed herein, pursuant to the Declaration of Condominium and Declaration Plats and Plans as amended.

BEING PARCEL #46-000-IJ-0001.A0-00101

BEING KNOWN AS: 194 Crown Pointe Drive, York, PA 17402

BEING THE SAME PREMISES which Michael C. Rose And Stacey A. Rose, husband and wife, granted and conveyed unto Dana L. LaFrance, single woman, by Deed dated December 15, 2006 and recorded December 27, 2006 in York County

Record Book 1864, Page 5324

TITLE TO SAID PREMISES IS VESTED IN Dana L. LaFrance

PROPERTY ADDRESS: 194 CROWN POINTE DRIVE, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. JAMES V. LANDER, DONNA K. LANDER and THE UNITED STATES OF AMERICA Docket Number: 2011-SU-4100-06. 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:

JAMES V. LANDER  
 DONNA K. LANDER  
 THE UNITED STATES OF AMERICA

All that certain piece, parcel or tract of land, together with the improvements thereon erected, situate, lying and being in West Manheim Township, York County, Pennsylvania.

PROPERTY ADDRESS: 32 EASTWOOD DRIVE, HANOVER, PA 17331

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: JAMES V. LANDER AND DONNA K. LANDER

ATTORNEY FOR PLAINTIFF: Gregory Javardian, Esquire

SHERIFF: Richard P. Keuerleber

PROPERTY ADDRESS: 32 EASTWOOD

DRIVE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE REGISTERED HOLDERS OF NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2007-2 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-2, BY ITS ATTORNEY IN FACT, SAXON MORTGAGE SERVICE, INC. C/O OCWEN LOAN ET AL vs. KELLI LANDIS and TODD C. LANDIS Docket Number: 2011-SU-4833-06. 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:

KELLI LANDIS  
 TODD C. LANDIS

ALL THAT CERTAIN tract of land situated in Chanceford TWP York County Pennsylvania being designated as lot no 16B on the subdivision plan of Scott E and Jennifer M Taylor prepared by Gordon Leroy brown JT registered professional land surveyor drawing no L-1723 dated August 18 2003 and recorded in the office of the recorder of deeds in and for York county Pennsylvania in plan book SS page 639 as more particularly bounded and described as follows:

BEGINNING at a point on the southern dedicated right of way line of Brownnton road state route no. 2056 at a corner of lot no 16A; thence extending along the southern dedicated right of way line of Brownnton road north 36 degrees 19 minutes 10 seconds east a distance of 203.08 feet to a point on the southern dedicated right of way line of Brownnton road at lands now or formerly of Charles B Kenney thence extending along said lands now or formerly of Charles E Keeney south

14 degrees 29 minutes 20 seconds west a distance of 107.35 feet to a point at which extending along the same south 35 degrees 15 minutes 40 seconds east a distance of 348.55 feet to a point on the boundary line with lands now or formerly of Charles B. Keeney thence extending along the same south 40 degrees 00 minutes 40 seconds east a distance 40.00 feet to a point along the boundary line with lands now or formerly of Charles E Keeney at a corner of lot no 16A thence extending along lot no 16A south 49 degrees 59 minutes 20 seconds a distance of 300.28 feet to a point at a corner of lot no 16A, thence extending along the same north 35 degrees 15 minutes 40 seconds West a distance of 300.28 feet to a point at corner of lot no 16A thence extending along the same north 41 degrees 16 minutes 58 seconds west a distance of 102.42 feet to a point on the southern dedicated right of way line of Brownnton road the point and place of beginning.

BEING the same premises, which Todd C. Landis, a married man, by Deed dated April 19, 2006, and recorded on April 26, 2006, in Book 1806 at Page 5888, of the York County records granted and conveyed unto Todd C. Landis and Kelli Landis, husband and wife, as Tenants by the Entirety.

PARCEL #21-000-FL-0045T

PROPERTY ADDRESS: 3435 BROWNTON ROAD, FELTON, PA 17322

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of LOAN-CARE, A DIVISION OF FNF SERVICING, INC. C/O LOAN CARE vs. KEVIN M. LANTZY and CRYSTAL L. LANTZY Docket Number: 2012-SU-1987-06. 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:

KEVIN M. LANTZY  
CRYSTAL L. LANTZY

ALL the following described tract of land, with any improvements erected thereon, situate in Red Lion Borough, York County, Pennsylvania, known and numbered as 621 Wise Avenue, bounded and limited as follows, to wit:

BEGINNING at a point on the Eastern curb line of Wise Avenue at corner of 617 Wise Avenue now or formerly of Dale E. Ziegler and Faye H. Ziegler, husband and wife; thence along said 617 Wise Avenue now or formerly of the said Dale E. Ziegler and Faye H. Ziegler, husband and wife, North seventy-two (72) degrees East, one hundred fifty (150) feet to an iron pin located on the Western edge of O'San Alley, a sixteen (16) foot wide public alley; thence along the said Western edge of said O'San Alley, South eighteen (18) degrees East, seventy-five (75) feet to an iron pin at corner of 625 Wise Avenue, the property now or formerly of Curvin E. Flinchbaugh and Pauline E. Flinchbaugh, husband and wife; thence along line of said 625 Wise Avenue, the property now or formerly of the said Curvin E. Flinchbaugh and Pauline E. Flinchbaugh, husband and wife, south seventy-two (72) degrees West, one hundred fifty (150) feet to an iron pin located on the Eastern curb line of said Wise Avenue, North eighteen (18) degrees West, seventy-five (75) feet to a point on the Eastern curb line of said Wise Avenue at corner of 617 Wise Avenue, the place of BEGINNING.

Property being known as 621 Wise Avenue, Red Lion, Pennsylvania 17356.

Title to said premises is vested in Kevin M. Lantzy and Crystal L. Lantzy, husband and wife, as tenants by entireties with the right of survivorship, parties of the second part by deed from Doris Mae Seitz and Harry A. Edie, Jr. Executors of the Last Will and Testament of Carrie E. Edie, late dated April 30, 1985 and recorded April 30, 1985 in Deed book 89H, Page 649, as Instrument No. 010912.

PROPERTY ADDRESS: 621 WISE AVENUE,  
RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of CITI-MORTGAGE, INC. vs. MELINDA S LEBLANC Docket Number: 2012-SU-1275-06. 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:

MELINDA S LEBLANC

owner(s) of property situate in the TOWNSHIP OF CARROLL, York County, Pennsylvania, being 24 MOUNTAIN SIDE ROAD, DILLSBURG, PA 17019-9477

Parcel No. 20000OC00720000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 24 MOUNTAIN SIDE ROAD, DILLSBURG, PA 17019

UPI# 20-000-OC-0072.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. LESLIE LEFFLER A/K/A LESLIE A. LEFFLER and BARRY LEFFLER, JR. A/K/A BARRY L. LEFFLER, JR. Docket Number: 2011-SU-4978-06. 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:

LESLIE LEFFLER  
A/K/A LESLIE A. LEFFLER  
BARRY LEFFLER, JR.  
A/K/A BARRY L. LEFFLER, JR.

ALL, THAT FOLLOWING DESCRIBED TRACT OF LAND SITUATE IN WINDSOR BOROUGH (FORMERLY WINDSOR TOWNSHIP), YORK COUNTY, PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT IN THE CENTER-LINE OF NORTH PENN STREET (S.R. 2031), SAID POINT BEING THE SOUTHEAST CORNER OF PROPERTY NOW OR FORMERLY OF BELDON L. AXE; THENCE EXTENDING ALONG THE CENTERLINE OF SAID NORTH PENN STREET. SOUTH ONE (01) DEGREE FORTY-FOUR (44) MINUTES THIRTY-FIVE (35) SECONDS EAST, NINETY-THREE AND FIFTY-SIX ONE-HUNDREDTHS (93.56) FEET TO A POINT; THENCE ALONG PROPERTY NOW OR FORMERLY OF MYRON D. GARDNER, SOUTH SEVENTY (70) DEGREES EIGHTEEN (18) MINUTES FORTY (40) SECONDS WEST, ONE HUNDRED EIGHTY-FOUR AND FORTY-ONE ONE-HUNDREDTHS (184.41) FEET TO A POINT; THENCE ALONG PROPERTY NOW OR FORMERLY OF WYNTHROP MANOR PARTNERS, NORTH THREE (03) DEGREES SIX (6) MINUTES ZERO (00) SECONDS WEST, ONE HUNDRED FIFTY AND THIRTY-SEVEN ONE HUNDREDTHS (150.37) FEET TO A POINT; THENCE ALONG PROPERTY NOW OR FORMERLY OF THE ABOVE-MENTIONED BELDON L. AXE, NORTH EIGHTY-EIGHT (88) DEGREES FOURTEEN (14) MINUTES TWENTY (20) SECONDS EAST, ONE HUNDRED SEVENTY-NINE AND ZERO ONE-HUNDREDTHS (179.00) FEET TO A POINT THE PLACE OF BEGINNING

UNDER AND SUBJECT, NEVERTHELESS, TO CONDITIONS, RESTRICTIONS, EASEMENTS AND RIGHTS-OF-WAY OF RECORD.

BEING KNOWN AND NUMBERED AS 74 NORTH PENN STREET, WINDSOR, PA, 173669669

UPIN NUMBER 89-000-HK-024600-00000

BEING THE SAME PREMISES WHICH NANCY L. KUMONTIS, SINGLE WOMAN, BY DEED DATED FEBRUARY 24, 2006 AND RECORDED MARCH 16, 2006 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1797, PAGE 4663, GRANTED AND CONVEYED UNTO BARRY L. LEFFLER, JR. AND LESLIE A. LEFFLER, HUSBAND AND WIFE.

PROPERTY ADDRESS: 74 NORTH PENN STREET, WINDSOR, PA 17366

UPI#

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 (30) days after the sale and

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

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2006-2, MORTGAGE PASS-THROUGH CERTIFICATES vs. LOUIS K. LEGRANT and BARBARA S. MUNDIS Docket Number: 2012-SU-949-06. 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:

LOUIS K. LEGRANT  
BARBARA S. MUNDIS

owner(s) of property situate in the TOWNSHIP OF DOVER, York County, Pennsylvania, being 1902 ASHCOMBE DRIVE, DOVER, PA 17315-4677

Parcel No. 240003100200000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 1902 ASHCOMBE DRIVE, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., pre-

vailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of MORE-QUITY, INC. vs. ROBIN B. LEISENRING and RONALD L. LEISENRING Docket Number: 2012-SU-1127-06. 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:

ROBIN B. LEISENRING  
RONALD L. LEISENRING

ALL of the following described premises situate in Dover Township, York County, Pennsylvania, being Lot No. 1 on a Final Subdivision Plan for Mary R. Gross Estate, dated August 18, 1987, prepared by Associated Land Measurers, Inc., and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book AA, page 581, being more fully bounded, limited and described as follows to wit:

BEGINNING at a point on the northwestern side of a public highway known as Tower Drive (T825), at a corner of land now or formerly of Arthur R. Gross; thence along the said Tower Drive, North thirty-eight (38) degrees, zero (00) minutes, zero (00) seconds East, a distance of seventy-eight (78) feet to a point at land now or formerly of Lawrence Perkins; thence along the same, and also along land now or formerly of Jack R. Wynn, North fifty-four (54) degrees, forty-eight (48) minutes, thirty (30) seconds West, a distance of one hundred forty-eight and five one-hundredths (148.05) feet to a point at land now or formerly of Wayne J. Gross; thence along the same, South thirty-eight (38) degrees, zero (00) minutes, zero (00) seconds West, a distance of seventy-eight (78) feet to a point at land now or formerly of Arthur R. Gross; thence along the same, South fifty-four (54) degrees, forty-eight (0.1) minutes, thirty (30) seconds East, a distance of one hundred forty-eight and five one-hundredths (148.05) feet to a point and place of BEGINNING.

Parcel# 24-000-JG.0096.00-00000

Property address: 2311 Tower Drive, Dover, PA 17315

PROPERTY ADDRESS: 2311 TOWER DRIVE,  
DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 MORTGAGE, A DIVISION OF PNC BANK, N.A., SBMT NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK vs. NIKKI L. LEISTER and DEANNA WISHARD Docket Number: 2010-SU-2323-06. 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:

NIKKI L. LEISTER  
DEANNA WISHARD

ALL THAT CERTAIN tract or lot of ground, with the house thereon erected, known as Number 663 Linden Ave, situate at the northeast corner of Linden and Belvidere Avenues, in the City of York, York County, Pennsylvania, bounded on the southeast by said Linden Avenue, on the southwest by said Belvidere Avenue, on the northwest by a twenty (20) feet wide alley, and on the northeast by property now or formerly of George F. Enders. Containing in front on said Linden Avenue seventy-three (73) feet nine (9) inches, and extending in depth of uniform width throughout northwestwardly one hundred and eighty (180) feet to said alley.

Having erected thereon a dwelling known as 663 Linden Avenue, York, PA 17404. Tax Parcel # 11-335-1-15.

Being the same premises which Arnold T. Nelson Jr. and Tina M. Nelson by their deed dated 11/5/04 and recorded 11/9/04 in the Recorder's Office of York County, Commonwealth of Pennsylvania in Deed Book 1687, page 5779, Instrument # 2004095514 granted and conveyed unto Nikki Leister.

PROPERTY ADDRESS: 663 LINDEN AVENUE,  
YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within



(10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of METRO BANK F/K/A COMMERCE BANK/HARRISBURG, N.A. vs. EDWARD LONSKI Docket Number: 2012-SU-1599-06. 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:

EDWARD LONSKI

ALL that certain lot of ground situate in Fairview Township, York County, Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point, said point being the right-of-way intersection of the eastern right-of-way of Lewisberry Road (variable width row) and the northern right-of-way of Schoolhouse Lane (50' ultimate row); thence from said point of beginning, along the eastern right-of-way of Lewisberry Road, North 16 degrees 05 minutes 20 seconds West, a distance of 180.00 feet to an iron pin; thence along Lot #2, North 73 degrees 54 minutes 40 seconds East, a distance of 288.33 feet to an iron pin; thence along Lot #3, South 43 degrees 53 minutes 20 seconds East, a distance of 140.56 feet to an iron pin; thence along same, North 46 degrees 06 minutes 40 seconds East, a distance of 72.00 feet to an iron pin; thence along lands now or late of George E. Shettal & Sons, Inc., South 43 degrees 53 minutes 20 seconds East, a distance of 102.50 feet to an iron pin located on the northern right-of-way of Schoolhouse Lane; thence along the northern right-of-way of Schoolhouse Lane, South 76 degrees 10 minutes 40 seconds west, a distance of 353.82 feet to a point; thence along same South 73 degrees 59 minutes 00 seconds West, a distance of 56.12 feet to a point; thence along same, on a curve, curving to the left having a radius of 254.18 feet an an arc length of 56.16 to a point, said point being the place of Beginning.

Subject to any restrictions, easements and/or ad-verses that pertain to this property.

PROPERTY ADDRESS: 845 SCHOOLHOUSE LANE, LEWISBERRY, PA 17339

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 vs. DAVID F. LORING and JOLIE R. LORING Docket Number: 2011-SU-4102-06. 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:

DAVID F. LORING  
 JOLIE R. LORING

ATC lot or piece of ground situate in Twp. Of Manchester, County of York, PA.

PROPERTY ADDRESS: 570 Sandstone Lane, York, PA 17404

IMPROVEMENTS: RESIDENTIAL DWELLING

SOLD AS PROPERTY OF: David F. Loring and Jolie R. Loring

ATTORNEY FOR PLAINTIFF: Gregory Javardian, Esquire

SHERIFF: Richard P. Keuerleber

PROPERTY ADDRESS: 570 SANDSTONE LANE, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. vs. RUTHANNE MACHON Docket Number: 2012-SU-333-06. 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:

RUTHANNE MACHON

ALL THAT CERTAIN tract of land situate in Hellam Township, York County, Pennsylvania, which is a combination of the conveyance of two tracts in the prior conveyance, more particularly, described as follows, to wit:

BEGINNING at a pipe on the West right-of-way line of Hellam Township No. 780 (a thirty-three (33) foot wide road) said point being one hundred forty-seven feet more or less (147) Southwest of the intersection of the West right-of-way line of said Township Road No. 780 and the South right-of-way line of Pennsylvania Department of Highways Legislative Route No. 66152 (another thirty-three (33) feet wide road); thence along the West right-of-way line of said Township Road No. 780 South twenty-six (26) degrees twenty-six (26) minutes zero (00) seconds West, a distance of three hundred thirty-five and forty-five one-hundredths (335.45) feet to a point on the West right-of-way line of said Township Road No. 780 and corner of lands now or formerly of Roger E. Leland; thence along the North side of lands now or formerly of said Roger E. Leland North sixty-four (64) degrees thirty-one (31) minutes zero (00) seconds West a distance of two hundred three and fifty one-hundredths (203.50) feet to an iron pin; thence along lands now or formerly of said Roger E. Leland, North two (02) degrees five (05) minutes zero (00) seconds East, a distance of two hundred thirty-two and forty one-hundredths (232.40) feet to an iron pin; thence by same North seventy-six (76) degrees thirteen (13) minutes zero (00) seconds East, a distance of two hundred twenty-two and twenty-three one hundredths (222.23) feet to an iron pipe; thence by same South fifty-six (56) degrees seventeen (17) minutes zero (00) seconds East, a distance of one hundred thirty and sixty-five one-hundredths (130.65) feet to a pipe on the West right-of-way line of said Township Road No. 780 and place of BEGINNING.

CONTAINING 1.896 Acres neat measure.

Under and subject to the same conditions, restrictions, exceptions and reservations as exist by virtue of prior recorded instruments, deeds and conveyances.

PARCEL ID# 31-000-LK-0082.00-00000

Property being known as 585 Rudy Road, York, Pennsylvania 17406.

Title to said premises is vested in Ruthann Machon, single women by deed from Cindy Lou Evans and Robert Evans, husband and wife, dated September 6, 2002 and recorded September 10, 2002 in Deed Book 1515, Page 3545, as instrument No. 2002073814.

PROPERTY ADDRESS: 585 RUDY ROAD, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR RAMP 2005EFC7 vs. SUSAN M. MANIPOLE and VIRGINIA C. YAUCHNZY A/K/A VIRGINIA C. YAUCHZY Docket Number: 2012-SU-862-06. 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:

SUSAN M. MANIPOLE  
 VIRGINIA C. YAUCHNZY  
 A/K/A VIRGINIA C. YAUCHZY

owner(s) of property situate in the TOWNSHIP OF JACKSON, York County, Pennsylvania, being 1462 ROUTE 116, SPRING GROVE, PA 17362-8535

Parcel No. 330000100470000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$131,121.42

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 1462 ROUTE 116,  
SPRING GROVE, PA 17362

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR THE SPECIALTY UNDERWRITING AND RESIDENTIAL FINANCE TRUST MORTGAGE LOAN ASSET-BACKED CERTIFICATES SERIES 2007-BC2 vs. JAMES M. MANNING A/K/A JAMES MICHAEL MANNING and GERTRUDE MANNING A/K/A GERTRUDE A. MANNING Docket Number: 2012-SU-1400-06. 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:

JAMES M. MANNING  
A/K/A JAMES MICHAEL MANNING  
GERTRUDE MANNING  
A/K/A GERTRUDE A. MANNING

owner(s) of property situate in the 11th WARD OF THE CITY OF YORK, York County, Pennsylvania, being 400 MADISON AVENUE, YORK, PA 17404-2605

Parcel No. 11-339-03-0002.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 400 MADISON AVENUE, YORK, PA 17404

UPI# 11-339-03-0002.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. JAMES H. MARTIN Docket Number: 2011-SU-5079-06. 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:

JAMES H. MARTIN

owner(s) of property situate in the TWELFTH WARD OF THE CITY OF YORK, York County, Pennsylvania, being 325 LEXINGTON STREET, A/K/A 325 S LEXINGTON STREET, YORK, PA 17403-2413

Parcel No. 124161400320000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 325 LEXINGTON STEET, A/K/A 325 SOUTH LEXINGTON STREET, YORK, PA 17403

UPI# 12-416-14-0032.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP vs. JAMES D. MASIMORE Docket Number: 2010-SU-4830-06. 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:

JAMES D. MASIMORE

owner(s) of property situate in the TOWNSHIP OF MANCHESTER, York County, Pennsylvania, being 2070 SANDALWOOD COURT, YORK, PA 17404-1640

Parcel No. 36-000-07-0020.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 2070 SANDALWOOD COURT, YORK, PA 17404

UPI# 36-000-07-0020.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING LP vs. MICHAEL L. MASON and JEAN P. MASON Docket Number: 2012-SU-1274-06. 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:

MICHAEL L. MASON  
JEAN P. MASON

owner(s) of property situate in the TOWNSHIP OF WEST MANHEIM, York County, Pennsylvania, being 176 SAINT BARTHOLOMEW ROAD, HANOVER, PA 17331-9724

Parcel No. 52000AD0051F000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$389,164.04

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 176 SAINT BARTHOLOMEW ROAD, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SUNTRUST MORTGAGE, INC. vs. DANIEL PATRICK MCCONNELL A/K/A DANIEL MCCONNELL A/K/A DANIEL P. MCCONNELL and JESSICA H. MCCONNELL A/K/A JESSICA MCCONNELL Docket Number: 2012-SU-1114-06. 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:

DANIEL PATRICK MCCONNELL  
A/K/A DANIEL MCCONNELL  
A/K/A DANIEL P. MCCONNELL  
JESSICA H. MCCONNELL  
A/K/A JESSICA MCCONNELL

owner(s) of property situate in the TOWNSHIP OF CONEWAGO, York County, Pennsylvania, being 40 WILLOW WOOD COURT, YORK, PA 17406-6077

Parcel No. 230000600150000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 40 WILLOW WOOD COURT, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, S/B/M TO CHASE HOME FINANCE, LLC vs. ROBIN A. MCCOY A/K/A ROBIN MCCOY and JOHN N. MCCOY A/K/A JON MCCOY Docket Number: 2009-SU-6008-06. 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:

ROBIN A. MCCOY  
A/K/A ROBIN MCCOY  
JOHN N. MCCOY  
A/K/A JON MCCOY

owner(s) of property situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being 1295 LOMBARD ROAD, RED LION, PA 17356-8734

Parcel No. 530000501030000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 1295 LOMBARD ROAD, RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE BENEFIT OF THE CERTIFICATEHOLDERS OF POPULAR ABS, INC. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-A vs. GEORGE L. MCGUIGAN Docket Number: 2012-SU-964-06. 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:

GEORGE L. MCGUIGAN

ALL THAT CERTAIN LOT OF LAND SITUATE IN PENN TOWNSHIP, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 410 Westminster Avenue, Hanover, PA 17331

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 410 WESTMINSTER AVENUE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., pre-



vailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of GMAC MORTGAGE, LLC vs. ROBERT E. MCKENNA, JR. Docket Number: 2011-SU-4068-06. 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:

ROBERT E. MCKENNA, JR.

owner(s) of property situate in the TOWNSHIP OF DOVER, York County, Pennsylvania, being 3253 WALKER AVENUE, DOVER, PA 17315-3885

Parcel No. 24-000-07-0106.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 3253 WALKER AVENUE, DOVER, PA 17315

UPI# 24-000-07-0106.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of LOAN-CARE A DIVISION OF FNF SERVICING, INC vs. EPHRAIM B. MCLAUGHLIN and WILLIE MAE MCLAUGHLIN Docket Number: 2012-SU-1590-06. 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:

EPHRAIM B. MCLAUGHLIN  
WILLIE MAE MCLAUGHLIN

ALL of the following described premises, with the improvements thereon erected, situate on the West side of North Belvidere Avenue, and known

and numbered as 22 North Belvidere Avenue, in the City of York, County of York and Commonwealth of Pennsylvania, being more fully bounded, limited and described as follows, to wit:

BOUNDED on the East by said North Belvidere Avenue; on the North by property now or formerly of Samuel D. Frey; on the South by property now or formerly of Michael Jacobs; on the West by a ten (10) feet wide private alley. Containing in front on North Belvidere Avenue sixteen and one-half (16 1/2) feet, and extending westwardly ninety-four (94) feet to said ten (10) feet wide private alley.

SUBJECT to the use of an alley of the width of three (3) feet running from the western side of North Belvidere Avenue, westwardly into the lot hereby conveyed, one-half of said alley being taken from the lot hereby conveyed, to be used as a joint alley for the use of the owners and occupiers of this lot, and the adjoining lot forever.

UNDER AND SUBJECT to restrictions and conditions as may appear of record.

PARCEL ID# 11-303-04-0019.00-00000

Property being known as 22 North Belvidere Avenue, York, Pennsylvania 17404.

Title to said premises is vested in Ephraim B. Mclaughlin and Willie Mae Mclaughlin, husband and wife, by deed from Home Resources, Inc., a Pennsylvania corporation, dated May 4, 2007 and recorded May 9, 2007 in Deed Book 1892, Page 5014, as Instrument No. 2007034229.

PROPERTY ADDRESS: 22 NORTH BELVIDERE AVENUE, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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

FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-OC11 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OC11 vs. SANDRO MEADEN and NICHOLE C. MEADEN Docket Number: 2012-SU-624-06. 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:

SANDRO MEADEN  
NICHOLE C. MEADEN

ALL that CERTAIN lot of ground with the improvements thereon erected, situated in the Township of Spring Garden, County of York Commonwealth of Pennsylvania, and known as 1725 Verdan Drive south, bounded and described as follows: to wit:

Beginning a point on the North side of Verdan Drive South, said point being located Northwestwardly 335.53 feet from the Northeast corner of the intersection of Verdan Drive South and Greendale Road (formerly Glendale Road) ; running THENCE along the North side of Verdan Drive South by a curve to the left, having a radius of 470.00 feet, for a distance of 156.68 feet, the chord of which is North 69 degrees 36 minutes 20 seconds West, 155.95 feet to a point; running thence through Lot No. 100, North 07 degrees 42 minutes 30 seconds East, 124.80 feet to a point at Lot NO. 90; running thence along Lot No. 90 and Lot No. 91, South 81 degrees 35 minutes 30 seconds East , 160.50 feet to a point; running thence along Lot No. 91 and Lot No. 92, South 59 degrees 42 minutes 10 seconds East, 53 -52 feet to a point and land now or formerly of John H. Pettrow and wife; running thence along last mentioned land, South 30 degrees 36 minutes 30 seconds West, 148.43 feet to a point on the North side of Verdan Drive South and the place of beginning.

Parcel# 48-000-23-0174-.N0-00000

Property address: 1725 South Verdan Drive, York, PA 17403

PROPERTY ADDRESS: 1725 SOUTH VERDAN DRIVE, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. VLADISLAV MIKIJANIC and KAREN D. MIKIJANIC Docket Number: 2012-SU-1271-06. 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:

VLADISLAV MIKIJANIC  
KAREN D. MIKIJANIC

owner(s) of property situate in the BOROUGH OF JEFFERSON, York County, Pennsylvania, being 48 HANOVER STREET, SPRING GROVE, PA 17362-7979

Parcel NO. 73-000-DF-0088.A0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$192,971.74

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 48 HANOVER STREET, SPRING GROVE, PA 17362

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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

TRUSTEE FOR THE SPECIALTY UNDERWRITING AND RESIDENTIAL FINANCE TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-BC5 vs. BARRIE A. MILAM and MAREN MILAM Docket Number: 2010-SU-5946-06. 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:

BARRIE A. MILAM  
MAREN MILAM

owner(s) of property situate in the TOWNSHIP OF PENN, York County, Pennsylvania, being 105 CIRCLE DRIVE, HANOVER, PA 17331-9373

Parcel No. 440001701410000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$222,298.37

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 105 CIRCLE DRIVE,  
HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SPRINGLEAF FINANCIAL SERVICES OF PENNSYLVANIA, INC., F/K/A AMERICAN GENERAL CONSUMER DISCOUNT COMPANY vs. DANIEL E. MILLER A/K/A DANIEL E.J. MILLER and TAMMI JURIS A/K/A TAMMY JURIS Docket Number: 2011-SU-3836-06. 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:

DANIEL E. MILLER  
A/K/A DANIEL E.J. MILLER  
TAMMI JURIS  
A/K/A TAMMY JURIS

Owner(s) of property situate partially in the Borough of Windsor and partially in Windsor Township, York County, PA, being 6 Maryland Avenue Windsor, PA 17366 (Acreage or street address)

Improvements thereon: Residential dwelling

PROPERTY ADDRESS: 6 MARYLAND AVENUE, WINDSOR, PA 17366

UPI# 89-000-HK-0239.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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., S/B/M TO BAC HOME LOANS SERVICING, L.P. vs. KENNETH A. MINTON Docket Number: 2009-SU-3413-06. 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:

KENNETH A. MINTON

ALL THAT CERTAIN PIECE parcel or tract of land situate lying and being in Windsor Township, York County, Pennsylvania, being known as Lot No. 57 on Plan of Lots known as Phase III of Milner Heights recorded in the Office of the Recorder of Deeds in and for York County, PA in Plan book MM, page 930 more particularly bounded and described as follows:

Property Address: 531 Milner Drive, Red Lion, Pa 17356

Improvements: Residential property

Subject to Mortgage: No

Subject to Rent: No

C.P.NO. 2009-SU-3413-06

Judgment: \$251,163.09  
Attorney: Christopher A. DeNardo, Esquire  
To be Sold as the Property of: Kenneth A. Minton

PROPERTY ADDRESS: 531 MILNER DRIVE,  
RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

Having erected thereon a dwelling known and numbered as 1036 Edison Street, York, PA 17403. Parcel # 12-399-16-11.

Being the same premises which Miguel Rivera and Elvira Rivera, husband and wife, by deed dated 11/30/07 and recorded 12/05/07 in the Recorder of Deeds office of York County, Pennsylvania in Instrument # 2007088436, granted and conveyed unto George B. Mong and Joann S. Garner.

PROPERTY ADDRESS: 1036 EDISON STREET, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. GEORGE B. MONG and JOANN S. GARNER Docket Number: 2012-SU-454-06. 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:

GEORGE B. MONG  
JOANN S. GARNER

ALL the following described lot of ground, with the improvements thereon erected, situate on the South side of Edison Street, in the 12th Ward of the City of York, York County, Pennsylvania, and being known as No. 1036 Edison Street, more particularly bounded and limited as follows, to wit:

BEGINNING at a point on the southern side of Edison Street at corner of land now or formerly of Mazie E. Bookmyer; thence along same in a southerly direction one hundred and twenty (120) feet to a point on the northern edge of a fifteen feet wide alley; thence along said alley in a Westerly direction twenty (20) feet to a point at land now or formerly of Jerome E. Border and wife; thence in a Northerly direction along same and through the center line of the center wall of a double dwelling house one hundred eighteen (118) feet to a point on the Southern edge of said Edison Street; thence in an Easterly direction along said Southern edge of said Edison Street twenty (20) feet to a point and the place of BEGINNING.

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of LOAN-CARE A DIVISION OF FNF SERVICING, INC vs. BRENDA K. MORT and MARY M. TORRES A/K/A MARY TORRES Docket Number: 2012-SU-335-06. 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:

BRENDA K. MORT  
MARY M. TORRES  
A/K/A MARY TORRES

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 138 HAMILTON AVENUE, YORK, PA 17401-3007

Parcel No. 134450400130000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 138 HAMILTON AVENUE, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

---

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE CERTIFICATEHOLDERS OF THE FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF8, ASSET-BACKED CERTIFICATES, SERIES 2006-FF8 vs. MELVA MOYER and RONALD A. MOYER Docket Number: 2012-SU-1018-06. 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:

MELVA MOYER  
RONALD A. MOYER

ALL THAT CERTAIN tract of land situate, lying and being in the Township of Fairview, County of York and State of Pennsylvania, bounded and described as follows:

BEGINNING at a stone on line of lands now or formerly of the Northern Central Railway Company, on the south side of the railroad tracks, at corner of land now or formerly of Herschel H. and Elizabeth L. MacCubbin; extending thence along the line of said MacCubbin land, which line is south seven degrees west (S 07°W), a distance of three hundred and eighteen (318') feet to a point; thence at an angle to said MacCubbin line, and along land now or formerly of Margaret M. Moyer, of which the land hereby conveyed was a part, westwardly along a line parallel with line of first mentioned land now or formerly of the Northern Central Railway Company a distance of one hundred and fourteen (114') feet to a point; thence continuing along said land now or formerly of Margaret M. Moyer, along a line parallel with said MacCubbin line, northwardly a distance of three hundred and eighteen (318') feet to a point on line of land now or formerly of the Northern Central Railway Company; thence along said land now or formerly of the Northern Central Railway Company eastwardly a distance of one hundred and fourteen (114') feet to the stone at corner of land

now or formerly of Herschel H. and Elizabeth L. MacCubbin, the place of BEGINNING.

TOGETHER with the use of a right-of-way or road along the tracks now or formerly of the Northern Central Railroad as set forth in prior deeds of conveyance.

PARCEL ID# 27-00-RG-0018.A

Property being known as 276 Marsh Run Road, New Cumberland, Pennsylvania 17070.

Title to said premises is vested in Ronald A. Moyer by deed from Greg A. Moyer, Executor of the Estate of Aaron A. Moyer, late, dated December 6, 2004 and recorded December 9, 2004 in Deed Book 1693, Page 0670, as Instrument No. 2004103448.

PROPERTY ADDRESS: 276 MARSH RUN ROAD, NEW CUMBERLAND, PA 17070

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

---

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR SASCO MORTGAGE LOAN TRUST 2007-WF2 vs. ROY MURRAY, II and JENNIFER B. MURRAY Docket Number: 2012-SU-79-06. 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:

ROY MURRAY, II.  
JENNIFER B. MURRAY

ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND, TOGETHER WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE, LYING AND BEING IN JACKSON TOWNSHIP, YORK COUNTY, PENNSYLVANIA, MORE PARTICULARLY BOUNDED,



LIMITED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE RIGHT-OF-WAY LINE OF NORTH ALPINE DRIVE, A FIFTY (50) FEET WIDE RIGHT-OF-WAY, AT CORNER OF LOT NO. 1-74 ON THE SUBDIVISION PLAN HEREINAFTER REFERRED TO; THENCE ALONG THE RIGHT-OF-WAY LINE OF NORTH ALPINE DRIVE, THE FOLLOWING TWO (2) COURSES AND DISTANCES: [1] BY A CURVE TO THE RIGHT HAVING A RADIUS OF FOUR HUNDRED FIFTY AND ZERO HUNDREDTHS (450.00) FEET, AN ARC DISTANCE OF THIRTEEN AND THIRTY-FOUR HUNDREDTHS (13.34) FEET, AND A LONG CHORD BEARING AND DISTANCE OF SOUTH THIRTY-NINE (39) DEGREES FORTY-SIX (46) MINUTES ZERO (00) SECONDS EAST, THIRTEEN AND THIRTY-FOUR HUNDREDTHS (13.34) FEET TO A POINT; AND [2] SOUTH THIRTY-EIGHT (38) DEGREES FIFTY-FIVE (55) MINUTES TWO (02) SECONDS EAST, ONE HUNDRED FIFTY-EIGHT AND FORTY-FIVE HUNDREDTHS (158.45) FEET TO A POINT ON THE RIGHT-OF-WAY LINE OF THE INTERSECTION OF NORTH ALPINE DRIVE AND SUMMIT RUN COURT, A FIFTY (50) FEET WIDE RIGHT-OF-WAY. THENCE ALONG THE RIGHT-OF-WAY LINE OF SAID INTERSECTION, BY A CURVE TO THE RIGHT HAVING A RADIUS OF THIRTEEN AND ZERO HUNDREDTHS (13.00) FEET, AN ARC DISTANCE OF SEVENTEEN AND SIXTY-NINE HUNDREDTHS (17.69) FEET, AND A LONG CHORD BEARING AND DISTANCE OF SOUTH ZERO (00) DEGREES THREE (03) MINUTES EIGHTEEN (18) SECONDS WEST, SIXTEEN AND THIRTY-FIVE HUNDREDTHS (16.35) FEET TO A POINT ON THE RIGHT-OF-WAY LINE OF SUMMIT RUN COURT; THENCE ALONG THE RIGHT-OF-WAY LINE OF SUMMIT RUN COURT, THE FOLLOWING (2) COURSES AND DISTANCES; [1] SOUTH THIRTY-NINE (39) DEGREES ONE (01) MINUTES THIRTYNINE (39) SECONDS WEST, THIRTY-EIGHT AND EIGHTY-FOUR HUNDREDTHS (38.84) FEET TO A POINT; AND [2] BY A CURVE TO THE LEFT HAVING A RADIUS OF TWO HUNDRED TWENTY-FIVE AND ZERO HUNDREDTHS (225.00) FEET, AN ARC DISTANCE OF TWENTY-SEVEN AND THIRTEEN HUNDREDTHS (27.13) FEET, AND ALONG CHORD BEARING AND DISTANCE OF SOUTH THIRTY-FIVE (35) DEGREES THIRTY-FOUR (34) MINUTES TWENTY-TWO (22) SECONDS WEST, TWENTY-SEVEN AND TWELVE HUNDREDTHS (27.12) FEET TO A POINT AT CORNER OF LOT NO. 1-57 ON THE SUBDIVISION PLAN HEREINAFTER REFERRED TO; THENCE ALONG LOT NO. 1-57, NORTH FIFTY-SEVEN (57) DEGREES FIFTY-TWO (52) MINUTES FIFTY-FIVE (55) SECONDS WEST, ONE HUNDRED FIFTY-ONE AND SEVENTY-SEVEN HUNDREDTHS (151.77) FEET TO A POINT AT LOT NO. 173 ON THE SUBDIVISION PLAN HEREINAFTER

REFERRED TO; THENCE ALONG LOGS NO. 1-73 AND 1-74, NORTH TWENTY-SIX (26) DEGREES THIRTY-THREE (33) MINUTES FIFTY-EIGHT (58) SECONDS EAST, ONE HUNDRED THIRTY-FIVE AND SEVENTY-SIX HUNDREDTHS (135.76) FEET TO A POINT ON THE RIGHT-OF-WAY LINE OF NORTH ALPINE DRIVE, AFORESAID, THE POINT AND PLACE OF BEGINNING. CONTAINING 16,985 SQUARE FEET AND DESIGNATED AS LOT NO. 1-56 ON FINAL PLAN OF JACKSON HEIGHTS, SECTION 1, PHASE 2. PREPARED BY GROUP HANOVER, INC., DATED MARCH 20, 2006, SUBMITTAL DATE JUNE 14, 2006, REVISION DATE AUGUST 4, 2006, PROJECT NO. 024720, WHICH SAID PLAN IS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF YORK COUNTY, PENNSYLVANIA, IN RECORD BOOK 1840, PAGE 5747.

BEING KNOWN AND NUMBERED AS 30 NORTH ALPINE DRIVE, YORK, PA, 17408-6350

UPIN NUMBER 33-000-12-0056.00-00000

BEING THE SAME PREMISES WHICH JACKSON HEIGHTS LP, A PENNSYLVANIA LIMITED PARTNERSHIP, SUCCESSOR BY MERGER TO JACKSON HEIGHTS, LLC, A PENNSYLVANIA LIMITED LIABILITY COMPANY AND J.A. MYERS HOMES, LLC, A PENNSYLVANIA LIMITED LIABILITY COMPANY, BY DEED DATED APRIL 9, 2007 AND RECORDED APRIL 23, 2007 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DOCUMENT # 1888, PAGE 2381, GRANTED AND CONVEYED UNTO ROY MURRAY, II AND JENNIFER B. MURRAY, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETIES.

PROPERTY ADDRESS: 30 NORTH ALPINE DRIVE, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution is-

sued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of WELLS FARGO BANK, N.A. vs. AMBER N. MYERS and WILLIAM E. EARLE, JR. Docket Number: 2011-SU-5063-06. 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:

AMBER N. MYERS  
WILLIAM E. EARLE, JR.

ALL THE FOLLOWING DESCRIBED TRACT OF LAND WITH THE IMPROVEMENTS THEREON ERECTED CONSISTING OF THE WESTERN PART OF A DOUBLE HOUSE KNOWN AS NO. 600 YORK STREET, SITUATE IN PENN TOWNSHIP, YORK COUNTY, PENNSYLVANIA, BOUNDED AND DESCRIBED IN ACCORDANCE WITH THE SURVEY OF DONALD W. RESH, REGISTERED SURVEYOR, DATED AUGUST 28, 1958 AND REVISED APRIL 27, 1963, AS FOLLOWS, TO WIT;

BEGINNING AT A PIN ON THE NORTH SIDE OF YORK STREET AT OTHER LANDS NOW OR FORMERLY OF CURVIN 0. ALBRIGHT AND FLORENCE ALBRIGHT, TO BE CONVEYED UNTO MERLE J. WEAVER AND MARY K. WEAVER AND KNOWN AS NO 600 1/2 YORK STREET, SAID PIN BEING ONE HUNDRED FOURTEEN AND SIX-TENTHS (114.6) FEET FROM LANDS NOW OR FORMERLY OF SYLVESTER MILLER AS MEASURED NORTH EIGHTY-NINE (89) DEGREES EAST ALONG THE NORTH-SIDE OF SAID YORK STREET; THENCE ALONG THE NORTH SIDE OF SAID YORK STREET SOUTH EIGHTY-NINE (89) DEGREES WEST THIRTY-FIVE AND ONE-TENTH (35.1) FEET TO A PIN IN THE WALL AT OTHER LANDS NOW OR FORMERLY CURVIN 0. ALBRIGHT AND FLORENCE ALBRIGHT; THENCE ALONG SAID OTHER LANDS NOW OR FORMERLY OF CURVIN 0. ALBRIGHT AND FLORENCE ALBRIGHT NORTH ONE (01) DEGREE FIFTEEN (15) MINUTES EAST SEVENTY (70) FEET TO AN IRON PIN; THENCE ALONG THE SAME NORTH TWENTY-SIX (26) DEGREES THIRTY-THREE (33) MINUTES EAST ONE HUNDRED NINE AND SEVEN-TENTHS (109.7) FEET TO AN IRON PIN ON THE SOUTH SIDE OF A TWENTY (20) FEET WIDE ALLEY; THENCE ALONG, THE SOUTH SIDE OF SAID ALLEY SOUTH EIGHTY-ONE (81) DEGREES TWELVE (12) MINUTES EAST SEVEN AND SEVENTY-EIGHT ONE-HUNDREDTHS (7.78) FEET TO AN IRON PIN AT THE FIRST MENTIONED OTHER LANDS NOW OR FORMERLY OF CURVIN 0. ALBRIGHT AND FLORENCE ALBRIGHT, TO BE CONVEYED TO MERLE J. WEAVER AND MARY K. WEAVER; THENCE ALONG SAID

OTHER LANDS NOW OR FORMERLY OF CURVIN 0. ALBRIGHT AND FLORENCE ALBRIGHT SOUTH SEVENTEEN (17) DEGREES FIVE (5) MINUTES WEST SEVENTY-FIVE AND SIX-TENTHS (75.6) FEET TO AN IRON PIN; THENCE ALONG THE SAME, PASSING THROUGH THE CENTER LINE OF THE PORTION OF THE DOUBLE HOUSE, SOUTH ONE (01) DEGREE FIFTEEN (15) MINUTES WEST NINETY-THREE AND TWO-TENTHS (93.2) FEET TO A PIN, THE PLACE OF BEGINNING.

BEING KNOWN AND NUMBERED AS 600 YORK STREET, HANOVER, PA, 17331-3362

UPIN NUMBER 44000020004A000000

BEING THE SAME PREMISES WHICH MARIO D. ZIVIELLO, II, EXECUTOR UNDER THE LAST WILL AND TESTAMENT OF SHIRLEY M. ZIVIELLO, DECEASED, BY DEED DATED JUNE 18, 2010 AND RECORDED JULY 13, 2010 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 2083, PAGE 2777, GRANTED AND CONVEYED UNTO WILLIAM E. EARLE, JR. AND AMBER N. MYERS.

PROPERTY ADDRESS: 600 YORK STREET, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE HOLDER OF MAIDEN LANE ASSET BACKED SECURITIES I TRUST 2008-1 vs. ANDREW E. NEAL and LISA M. NEAL Docket Number: 2008-SU-5443-06. 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:

ANDREW E. NEAL  
LISA M. NEAL

ALL that certain tract of land, situate, lying and being in the TOWNSHIP OF WEST MANCHESTER, County of York, Commonwealth of Pennsylvania, identified as Lot No. 158 on the Final Subdivision Plan of Lexington Meadows (Phase I), dated March 25, 1987, last revised April 30, 1987 and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Plan Book HH, page 637, and described in accordance with said Plan as follows, to wit:

BEGINNING at a point in the westerly right-of-way line of Deer Ford Way, a fifty (50) feet wide public street at a corner of Lot No. 157 of Lexington Meadows Subdivision (Phase I); thence along said Lot No. 157, South fifty (50) degrees nine (09) minutes zero (00) seconds West, a distance of one hundred twenty and zero one-hundredths (120.00) feet to a point at a corner of Lot No. 157 as shown on said Plan; thence along said Lot No. 157, North thirty-nine (39) degrees fifty-one (51) minutes zero (00) seconds West, a distance of one hundred fifty and seventeen one-hundredths (150.17) feet to a point at lands designated as Phase II of Lexington Meadows Subdivision; thence continuing along said lands designated as Phase II of Lexington Meadows Subdivision, North fifty (50) degrees nine (09) minutes Zero (00) seconds East, a distance of one hundred twenty and zero one-hundredth (120.00) feet to a point in the westerly right-of-way line of said Deer Ford Way; thence continuing along the westerly right-of-way line of said Deer Ford Way, South thirty-nine (39) degrees fifty-one (51) minutes zero (00) seconds East, a distance of one hundred fifty and seventeen one-hundredths (150.17) feet to a point at Lot No. 157 and the place of BEGINNING.

TAX PARCEL #: 51-000-28-0158.00-00000

PROPERTY ADDRESS: 1742 DEER FORD WAY, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that

on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CREDIT SUISSE FIRST BOSTON MORTGAGE SECURITIES CORP., HOME EQUITY ASSET TRUST 2006-8, HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2006-8 vs. SAMUEL NELSON, JR and KAYLA M. NELSON Docket Number: 2011-SU-4910-06. 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:

SAMUEL NELSON, JR  
KAYLA M. NELSON

THAT CERTAIN LOT OR PIECE OF GROUND, TOGETHER WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE IN SPRINGGETTSBURY TOWNSHIP, YORK COUNTY, PENNSYLVANIA, BEING LOT NO.315 ON SUBDIVISION PLAN OF SECTION "D", PENN OAKS, RECORDED OCTOBER 6, 1959, IN PLAN BOOK R, PAGE 117, YORK COUNTY RECORDS, AND BEING MORE FULLY BOUNDED AND DESCRIBED ACCORDING TO A PLAN OF SURVEY THEREOF MADE BY C. S. DAVIDSON, INC., C.E. DATED JULY 6, 1960, AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST SIDE OF GATEHOUSE LANE WEST, SAID POINT BEING LOCATED NORTHWARDLY TEN HUNDRED THIRTY-FIVE AND SIX ONE-HUNDREDTHS (1035.06) FEET AS MEASURED ALONG THE WEST SIDE OF GATEHOUSE LANE WEST FROM ITS INTERSECTION WITH THE NORTHWEST SIDE OF HARROWGATE ROAD; AND RUNNING THENCE ALONG LOT NO.314 NORTH EIGHTY-SIX (86) DEGREES THIRTY-EIGHT (38) MINUTES THIRTY (30) SECONDS WEST TWO HUNDRED FIFTEEN AND THIRTY-SEVEN ONE-HUNDREDTHS (215.37) FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF EDGEWOOD ROAD, AND RUNNING THENCE ALONG THE EAST RIGHT-OF-WAY LINE OF EDGEWOOD ROAD NORTH EIGHT (8) DEGREES TWENTY-ONE (21) MINUTES ZERO (00) SECONDS WEST ONE HUNDRED TWENTY-THREE AND SEVENTY-FIVE ONE-HUNDREDTHS (123.75) FEET TO A POINT AT LOT NO. 302; AND RUNNING THENCE ALONG LOT NO. 302 NORTH EIGHTY-ONE (81) DEGREES THIRTY-NINE (39) MINUTES ZERO (00) SECONDS EAST ONE HUNDRED THIRTY-THREE AND SEVENTY-TWO ONE-HUNDREDTHS (133.72) FEET TO A POINT AT LOT NO. 316; AND RUNNING THENCE ALONG LOT NO.316 SOUTH SIXTY-FOUR (64) DEGREES FIFTY-EIGHT (58) MINUTES FORTY (40) SECONDS EAST ONE HUNDRED

THIRTY-ONE AND SEVENTY-SIX ONE-HUNDREDTHS (131.76) FEET TO A POINT ON THE WEST SIDE OF GATEHOUSE LANE WEST AND RUNNING THENCE ALONG THE WEST SIDE OF GATEHOUSE LANE WEST BY A CURVE TO THE LEFT HAVING A RADIUS OF ONE HUNDRED NINETY-FOUR (194) FEET FOR A DISTANCE OF SEVENTY-ONE AND THIRTY-EIGHT ONEHUNDREDTHS (71.38) FEET, THE CHORE OF WHICH IS SOUTH THIRTEEN (13) DEGREES FIFTY-THREE (53) MINUTES FIFTY-FIVE (55) SECONDS WEST SEVENTY AND NINETY-EIGHT ONE-HUNDREDTHS (70.98) FEET TO A POINT; AND RUNNING THENCE STILL ALONG THE WEST SIDE OF GATEHOUSE LANE WEST SOUTH THREE (3) DEGREES TWENTY-ONE (21) MINUTES THIRTY (30) SECONDS WEST TWENTY-NINE AND NINETY ONE-HUNDREDTHS (29.90) FEET TO A POINT AT LOT NO.314 AND THE PLACE OF BEGINNING.

BEING KNOWN AND NUMBERED AS 500 WEST GATEHOUSE LANE, YORK, PA, 17402-4331

BEING THE SAME PREMISES WHICH KATHLEEN BANKS, WIDOW, (BY HER ATTORNEY IN FACT MICHAEL P. BANKS PURSUANT TO A DULY EXECUTED POWER OF ATTORNEY DATED APRIL 12, 2005), BY DEED DATED OCTOBER 28, 2005 AND RECORDED NOVEMBER 21, 2005 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1772, PAGE 536, GRANTED AND CONVEYED UNTO SAMUEL NELSON JR. AND KAYLA M. NELSON, HUSBAND AND WIFE.

PROPERTY ADDRESS: 500 WEST GATEHOUSE LANE, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE

FOR THE REGISTERED HOLDERS OF AEGIS ASSET BACKED SECURITIES TRUST 2005-2, MORTGAGE BACKED NOTES vs. MITCHELL NESS A/K/A MITCHELL D. NESS Docket Number: 2011-SU-232-06. 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:

MITCHELL NESS  
 A/K/A MITCHELL D. NESS

ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATE IN CARROLL TOWNSHIP, YORK COUNTY, PENNSYLVANIA.

Property Address: 285 Camp Ground Road, Dillsburg (Carroll Township), PA 17019

PROPERTY ADDRESS: 285 CAMP GROUND ROAD, DILLSBURG, PA 17019

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

---

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, S/B/M TO CHASE HOME FINANCE, LLC. vs. ANTHONY J. NESSLER and ELIZABETH M. NESSLER Docket Number: 2009-SU-5068-06. 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:

ANTHONY J. NESSLER  
 ELIZABETH M. NESSLER

owner(s) of property situate in the TOWNSHIP OF MANCHESTER, York County, Pennsylvania, being 2689 MAYFAIR LANE, YORK, PA 17408-9066



Parcel No. 36-000-38-0112.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$341,815.65

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 2689 MAYFAIR LANE, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. JOHN VI NGUY and KE V. TO Docket Number: 2012-SU-1638-06. 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:

JOHN VI NGUY  
KE V. TO

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereon erected, hereditaments and appurtenances, SITUATE in Township of West Manheim, County of York and Commonwealth of Pennsylvania, bounded and described according to a Final Subdivision Plan of South Pointe-Parcel 2, made by Stallman & Stahlman, Inc., Planning, Engineering & Surveying dated May 1, 2001 and recorded January 25, 2002 in York County Plan Book RR Page 703, as follow to wit:

Having erected thereon a dwelling known as 71 Yara Way, Hanover, Pa 17331. BEING Lot 61 on said plan.

UNDER AND SUBJECT to covenants, condi-

tions, reservations, restrictions, easements and right of ways of record.

BEING Parcel No. 52-000-15-0061.00-00000

BEING KNOWN AS: 71 Yara Way, Hanover, PA 17331

BEING THE SAME PREMISES which Cartus Relocation Corporation, a Delaware Corporation, granted and conveyed unto John Vi Nguy and Ke V. To, as Joint Tenants with Right of Survivorship, by Deed dated August 13, 2007 and recorded September 5, 2007 in York County Record Book 1919, Page 3279

TITLE TO SAID PREMISES IS VESTED IN John Vi Nguy and Ke V. To

PROPERTY ADDRESS: 71 YARA WAY, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SPRING-LEAF FINANCIAL SERVICES OF PENNSYLVANIA, INC., F/K/A AMERICAN GENERAL CONSUMER DISCOUNT COMPANY vs. PRINCE NKRUMAH and DOUGLAS M. DANQUAH AKA DOULGAS DANQUAH Docket Number: 2011-SU-4542-06. 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:

PRINCE NKRUMAH  
DOUGLAS M. DANQUAH  
AKA DOULGAS DANQUAH

owner(s) of property situate in the City of York, York County, PA, being 127 North West Street York, PA 17401



Improvements thereon: Residential rental row home

Judgment amount: \$39,248.07

Attorneys for Plaintiff  
Fox and Fox Attorneys at Law, P.C.

PROPERTY ADDRESS: 127 NORTH WEST STREET, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, S/B/M TO CHASE HOME FINANCE, LLC. vs. VINCENT H. NOWAK and AMY L. CORYER Docket Number: 2010-SU-3343-06. 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:

VINCENT H. NOWAK  
AMY L. CORYER

owner(s) of property situate in the TOWNSHIP OF PENN, York County, Pennsylvania, being 13 CHARLES AVENUE, HANOVER, PA 17331-3334

Parcel No. 44-000-02-0277.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$145,176.92

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 13 CHARLES AVENUE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, S/B/M/ TO CHASE HOME FINANCE, LLC vs. JASON C. OLLIVETT and KRISTEN OLLIVETT Docket Number: 2010-SU-1635-06. 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:

JASON C. OLLIVETT  
KRISTEN OLLIVETT

owner(s) of property situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being 470 STABLEY LANE, WINDSOR, PA 17366-9021

Parcel No. 530003401340000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 470 STABLEY LANE, WINDSOR, PA 17366

UPI# 53-000-34-0134.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP. vs. ARMINIO PADILLA-EXIA and PEDRO J. PADILLA-RIVERA Docket Number: 2010-SU-700-06. 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:

ARMINIO PADILLA-EXIA  
 PEDRO J. PADILLA-RIVERA

ALL that certain message and lot of ground known as 742 Madison Avenue, situate on the southeast side of said Madison Avenue in the Eleventh Ward of the City of York, County of York and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BOUNDED on the northwest by Madison Avenue; on the northeast by property now or formerly of York Trust Company known as No. 736 Madison Avenue; on the southeast by Fern Alley and on the southwest by property now or formerly of York Trust Company known as 744 Madison Avenue. Containing in front on said Madison Avenue twenty-five (25) feet and extending in depth southeastward of same and equal width throughout one hundred sixty (160) feet to Fern Alley.

Parcel# 11-334-01-0035.00-00000

Property address: 742 Madison Avenue, York, Pa 17404

PROPERTY ADDRESS: 742 MADISON AVENUE, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. MARC D. PATACCONI Docket Number: 2012-SU-1113-06. 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:

MARC D. PATACCONI

owner(s) of property situate in the TOWNSHIP OF NEWBERRY, York County, Pennsylvania, being 190 FALLS VIEW AVENUE, A/K/A 190 FALLSVIEW AVE, YORK HAVEN, PA 17370-8804

Parcel No. 390002400310000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 190 FALLS VIEW AVENUE, A/K/A 190 FALLSVIEW AVENUE, YORK HAVEN, PA 17370

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 FINANCE COMPANY, INC. vs. GERALD H. PAYNE Docket Number: 2010-SU-4090-06. 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:

GERALD H. PAYNE

ALL that certain two (02) tracts of land, with the improvements thereon erected, situated in the City of York, York County, Pennsylvania, bounded and described and being more fully bounded and limited by courses and distances as follows, to wit:

TRACT 1:

BEGINNING at a point, on East Philadelphia Street; extending thence Eastwardly along said Philadelphia Street twenty (20) feet to a ten (10) foot wide alley; thence Northwardly along said ten (10) foot wide alley seventy-five (75) feet to an angle and continuation of said ten (10) foot wide alley; thence in a Northwesterly direction along said (10) foot wide alley, thirty-five (35) feet to property now or formerly of Emanuel Bates; thence Southwardly along said property now or formerly of Emanuel Bates, one hundred five (105) feet to Philadelphia Street and the point and place of BEGINNING.

TRACT 2:

BEING a triangular shaped piece of ground in the rear of the foregoing described tract of land and divided from it by a ten (10) foot wide alley, being bounded and described as follows, to wit:

BEGINNING at a point on said ten (10) foot wide alley; thence extending Northwardly along said alley, forty (40) feet to lands now or formerly of Gates Weiser Estate; thence Westwardly along said land now or formerly of Gates Weisner Estate, twenty (20) feet to a ten (10) foot wide alley; thence in a Southeasterly direction along said ten (10) foot wide alley, forty-seven (47) feet six (06) inches to said ten (10) foot wide alley and the point and place of BEGINNING.

PROPERTY ADDRESS: 351 EAST PHILADELPHIA STREET, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that

on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of NAVY FEDERAL CREDIT UNION vs. ARNETTE PERKINS A/K/A ARNETTE T. PERKINS Docket Number: 2010-SU-5419-06. 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:

ARNETTE PERKINS  
A/K/A ARNETTE T. PERKINS

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING SITUATE IN SPRINGETTS-BURY TOWNSHIP, YORK COUNTY, PENNSYLVANIA.

PROPERTY ADDRESS: 511 WYNWOOD ROAD YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 vs. DAVID M. PHILLIPS and MARY E. PHILLIPS Docket Number: 2011-SU-4364-06. 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:

DAVID M. PHILLIPS  
MARY E. PHILLIPS

ATC tract of land in Shrewsbury Township, York County, PA.

PROPERTY ADDRESS: 6 Golden Circle Lane, Shrewsbury, PA 17361

IMPROVEMENTS: RESIDENTIAL DWELLING

SOLD AS PROPETY OF: David M. Phillips and Mary E. Phillips

ATTORNEY FOR PLAINTIFF: Gregory Javardian, Esquire

SHERIFF: Richard P. Keuerleber

PROPERTY ADDRESS: 6 GOLDEN CIRCLE LANE, SHREWSBURY, PA 17361

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of MOREQUITY, INC. C/O NATIONSTAR MORTGAGE, LLC vs. DORINDA A. PICK A/K/A DORINDA PICK and FREDERICK L. PICK A/K/A FREDERICK PICK Docket Number: 2012-SU-1247-06. 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:

DORINDA A. PICK  
 A/K/A DORINDA PICK  
 FREDERICK L. PICK  
 A/K/A FREDERICK PICK

owner(s) of property situate in the TOWNSHIP OF EAST MANCHESTER, York County, Pennsylvania, being 920 CONEWAGO CREEK ROAD, MANCHESTER, PA 17345-9271

Parcel No. 26000NH00440000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$143,734.41

Attorneys for Plaintiff

Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 920 CONEWAGO CREEK ROAD, MANCHESTER, PA 17345

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR THE SPECIALTY UNDERWRITING AND RESIDENTIAL FINANCE TRUST MORTGAGE LOAN ASSET-BACKED CERTIFICATES SERIES 2006-AB3 vs. JENNIFER R. PUTMAN Docket Number: 2009-SU-3998-06. 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:

JENNIFER R. PUTMAN

ALL the following described tract of land, with the improvements thereon erected, situate, lying and being on the West side of Carlisle Street, in the Borough of Hanover, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a corner at Carlisle Street and lot now or formerly of Dale M. and Helen C. Stegner at a point sixty-six (66) feet one (1) inch North of the Northwest corner of Carlisle Street and Elm Avenue; thence along said last mentioned lot in a Westerly diction and through the dividing wall of the two dwelling as one hundred three 1.1 (03,) feet to a corner at a twenty (20) feet wide alley; thence along said alley in a Northerly direction sixteen (16) feet to a corner at lot now or formerly of Wilbur and Grace Hawk; thence along said last mentioned lot in an Easterly direction and through the dividing wall of the two dwellings one hundred three (103) feet to a corner at Carlisle Street aforesaid; thence along said street in a Southerly direction sixteen (16) feet to a corner, the place of BEGINNING. Being known as No. 706 Carlisle

Street.

Property address: 706 Carlisle Street Hanover, Pa 17331

BEING the same premises which R&R Property Group by Deed Dated 04/27/06 and recorded 05/10/06 in the Office of the Recorder of Deeds in and for York County in Deed Instrument# 2006035741 granted and conveyed unto Jennifer Putman.

PROPERTY ADDRESS: 706 CARLISLE STREET, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE HOLDERS OF MORGAN STANLEY ABS CAPITAL I INC., TRUST 2007-HE7, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE7 vs. PAUL PYLES Docket Number: 2012-SU-1241-06. 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:

PAUL PYLES

All that the following described tract of land situate, lying and being in Penn Township, York County, Pennsylvania, bounded and limited as follows, to wit:

Beginning for a point set back twenty-five (25) feet from the center line of Clover Lane on the dedicated right-of-way line; thence running along other lands of the Grantors herein and a partition wall North twenty-one (21) degrees forty-five (45) minutes thirty-two (32) seconds East, sixty-one and thirteen hundredths (62.13) feet; thence continuing along the same, North twenty-four

(24) degrees fifty-seven (57) minutes fourteen (14) seconds East, two hundred three and eighteen hundredths (203.18) feet to a point at lands now or formerly of David Trone; thence running along said lands South fifty-seven (57) degrees eight (08) minutes twenty (20) seconds East, fifty-two and seventy-two hundredths (52.72) feet to an existing bolt; thence running along lands now or formerly of Gerald Dill South twenty-two (22) degrees forty-three (43) minutes forty (40) seconds West, two hundred fifty-four and eighty-seven hundredths (254.87) feet to a point on the dedicated right-of-way line of Clover Lane; said right-of-way line of Clover Lane; said right-of-way line being set back twenty-five (25) feet from the center line of Clover Lane; thence running along said dedicated right-of-way line of Clover Lane North sixty-seven (67) degrees sixteen (16) minutes twenty (20) seconds West, fifty-eight and sixty-three hundredths (58.63) feet to a point on the dedicated right-of-way line of Clover Lane at lands now or formerly of the Grantors herein and a partition wall the point and place of beginning.

Containing 15,191 square feet and being known as 361 Clover Lane.

PROPERTY ADDRESS: 361 CLOVER LANE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP. vs. MICHAEL RADZIK A/K/A MICHAEL K. RADZIK Docket Number: 2010-SU-969-06. 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:

MICHAEL RADZIK  
A/K/A MICHAEL K. RADZIK



owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 799 CONEWAGO AVENUE, YORK, PA 17404-2443

Parcel No. 145220800080000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$104,824.88

PROPERTY ADDRESS: 799 CONEWAGO AVENUE, YORK, PA 17404

UPI#

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. vs. LISA M. REED and JOHN L. REED Docket Number: 2012-SU-691-06. 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:

LISA M. REED  
JOHN L. REED

ALL THAT CERTAIN tract or parcel of land, with any improvements thereon erected, situate Warrington Township, York County, Pennsylvania, being more fully bounded and limited as follows, to wit:

BEGINNING at a point, on the southeasterly line of an unimproved Township Road known as Quaker meeting House Road, a thirty-three (33) foot public right-of-way, said point being a one (1") inch diameter steel pipe and being on the southeasterly side of a twenty-four (24") inch diameter cedar tree now standing; thence along other lands now or formerly of John A. and Kathy M. Knaub, his wife, the following courses and distances: South sixty-two (62) degrees, forty-seven (47) minutes, fifty-two (52) seconds East,

a distance of Two Hundred Twenty-seven and twenty hundredths (227.20) feet to a one (1") inch steel pipe; thence South one (01) degree, one (01) minute, twenty-six (26) seconds East, a distance of One hundred seven and seventy hundredths (107.70) feet to a two (2") inch steel pin with center hole; thence South twenty-nine (29) degrees nineteen (19) minutes nineteen (19) seconds West, a distance of One Hundred Ninety-six and sixty-three hundredths (196.63) feet to a one (1") inch steel pipe set on the Northeasterly line of a Township Road known as Curvey Road which is an improved thirty-three (33) foot wide public right-of-way. Said point also being sixteen and five tenths (16.5) feet from the centerline of said Curvey Road; thence along the Northern side of Curvey Road, North forty-seven (47) degrees, forty-four (44) minutes, eleven (11) seconds West, a distance of Two Hundred sixty-nine and thirty-three (269.33) feet to a wooden hub with surveyors tack which is in the intersection of the Northeasterly line of Curvey Road and the Southeasterly line of first mentioned Quaker Meeting House Road; thence along the Easterly side of Quaker Meeting House Road, North twenty-four (24) degrees twenty-four (24) minutes forty-nine (49) seconds East a distance of Two Hundred twenty-one and sixty-six hundredths (221.66) feet to a point, the point and place of BEGINNING.

CONTAINING 1.535 acres, according to a survey performed by Dale E. Stipe, Registered Surveyor, dated June 1975.

HAVING thereon erected an aluminum Bi-level dwelling with two car garage, being known and numbered as 210 South Winding Hill Road, Warrington Township, York County, Pennsylvania.

UNDER AND SUBJECT, nevertheless, to all restrictions, easements, covenants and rights of way of record, or visible upon inspection of premises.

Property being known as 210 South Winding Road, Dover, Pennsylvania 17315.

Title to said premises is vested in Lisa M. Reed and John L. Reed, husband and wife, by deed from Matthew T. Wagner and Melissa L. Wagner, husband and wife, party of the first part, dated May 28, 1998 and recorded June 2, 1998 in Deed Book 1326, Page 0298, as Instrument No. 1998037854.

PROPERTY ADDRESS: 210 SOUTH WINDING ROAD, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

Seized, levied upon and taken into execu-

tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

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

AS THE REAL ESTATE OF:

NAOMI REIDER  
ROBERT J. REIDER, SR.  
A/K/A ROBERT J. REIDER

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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., SUCCESSOR BY MERGER TO WACHOVIA BANK, N.A. vs. SUSAN A. REESE Docket Number: 2012-SU-981-06. 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:

ALL THAT CERTAIN described lot of ground, with the improvements thereon erected, situate on the South side of West Princess Street in the Borough of West York, York County, Pennsylvania, and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 1290 WEST PRINCESS STREET YORK, PA 17404

Reference York County Record Book 1573, Page 7692.

AS THE REAL ESTATE OF:

SUSAN A. REESE

TO BE SOLD AS THE PROPERTY OF NAOMI REIDER AND ROBERT J. REIDER, SR. A/K/A ROBERT J. REIDER ON JUDGMENT NO. 2012-SU-000159-06

owners of the property situate in the Township of Penn, York County, Pennsylvania

PROPERTY ADDRESS: 1290 WEST PRINCESS STREET, YORK, PA 17404

Property being known as: 639 Fulton Street, Hanover, PA 17331

UPI#

Improvements thereon: Single Family Residential Dwelling

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

Attorney: Anthony R. Distasio, Esquire

PROPERTY ADDRESS: 630 FULTON STREET, HANOVER, PA 17331

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

UPI#

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 OF THE RESIDENTIAL ASSET SECURITIZATION TRUST 2006-A14CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-N UNDER THE POOLING AND SERVICING AGREEMENT DATED OCTOBER 1, 2006 vs. L. JOHN RIBAR Docket Number: 2012-SU-1426-06. 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:

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. NAOMI REIDER and ROBERT J. REIDER, SR. A/K/A ROBERT J. REIDER Docket Number: 2012-SU-159-06. And to me directed, I will expose at public sale in the York County

AS THE REAL ESTATE OF:

L. JOHN RIBAR

ALL THAT CERTAIN LOT OF LAND SITUATE IN DOVER TOWNSHIP, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 3115 Cypress Road South, Dover, PA 17315

PARCEL NUMBER: 24-000-20-0039

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 3115 CYPRESS ROAD SOUTH, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. WILLIAM A. RICCARDI Docket Number: 2011-SU-4266-06. 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:

WILLIAM A. RICCARDI

ALL THAT CERTAIN PIECE OR PARCEL OR TRACT OF LAND SITUATE, LYING AND BEING IN CONEWAGO TOWNSHIP, YORK COUNTY, PENNSYLVANIA AND DESCRIBED AS FOLLOWS:

SITUATED IN CONEWAGO TOWNSHIP, YORK COUNTY, PENNSYLVANIA, BEING KNOWN AS LOT 168 SHOWN ON A SUBDIVISION PLAN PREPARED BY JOHNSTON AND ASSOCIATES, INC., FOR WANDERING STREAMS, INC., DRAWING NO. 2003-05 SHEET 3 AS REVISED 05-01-03 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR YORK COUNTY ON DECEMBER 18, 2003, IN PLAN, BOOK SS,

PAGE 450 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ALONG THE WESTERN RIGHT OF WAY LINE OF THE SUSQUEHANNA TRAIL (T-956) LOCATED A DISTANCE OF 173.64' SOUTH OF THE CORNER OF THE LINE N/F EDWIN L. TOOMEY PROPERTY; THENCE FROM SAID POINT S 05 DEGREES 15' 30" E 75.78' TO A POINT, THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 14.00' FOR A LENGTH OF 25.91', CHORD LENGTH OF 22.37' AND CHORD BEARING OF S 47 DEGREES 46' 12" W TO A POINT; THENCE S 79 DEGREES 12' 06" W 78.23' TO A POINT; THENCE N 10 DEGREES 47' 54" E 90.70' TO A POINT; THENCE S 79 DEGREES 12' 06" E 70.72' TO A POINT AND PLACE OF BEGINNING.

BEING KNOWN AND NUMBERED AS 5 SMITH ROAD, YORK, PA, 17406-6037

UPIN NUMBER 23000070168000000

BEING THE SAME PREMISES WHICH ELEX J. MCKNIGHT, A SINGLE MAN AND TIF-FANY SEDA, A SINGLE WOMAN, BY DEED DATED MARCH 5, 2008 AND RECORDED MARCH 18, 2008 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1954, PAGE 1469, GRANTED AND CONVEYED UNTO WILLIAM A. RICCARDI, A MARRIED MAN.

PROPERTY ADDRESS: 5 SMITH ROAD, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 LONG BEACH MORTGAGE LOAN TRUST 2006-5 vs. CHRISTOPHER RICHBURG and CHRISTINE T. RICHBURG Docket Number: 2012-SU-582-06.

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:

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

AS THE REAL ESTATE OF:

CHRISTOPHER RICHBURG  
 CHRISTINE T. RICHBURG

ALL that following described tract of real estate, with improvements there on erected, situate in the City of York, York County, Pennsylvania, being Lot No. 282 described on a plan of lots of Park Village, which plan is recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Deed Book 28-T, page 702, and being known and numbered as 755 Conewago Avenue bounded and limited as follows, to wit:

BEGINNING at a point on the north side of Conewago Avenue, said point being located 328 feet westwardly as measured on the north line of Conewago Avenue from the northwest corner of Conewago Avenue and Carl Street; running thence along the north side of Conewago Avenue south 82 degrees 7 minutes 40 seconds west 32.11 feet to a point; thence still running along the north side of Conewago Avenue by a curve to be right having a radius of 1142.07 feet a distance of 18.88 feet, the chord of which is south 82 degrees 36 minutes 5 seconds west 18.87 feet to a point; thence north 6 degrees 55 minutes 30 seconds west 100 feet to a point; thence by a curve to the left having a radius of 1042.07 feet a distance of 17.23 feet, the chord of which is north 82 degrees 36 minutes 5 seconds east 17.22 feet; thence north 82 degrees 7 minutes 40 seconds east 32.11 feet to a point; thence south 7 degrees 82 minutes 20 seconds East 100 feet to a point and place of beginning.

PARCEL No. 14-557-08-0009.00-00000

BEING the same premises which William Clifton Matson, widower, by Deed dated April 28, 2006 and recorded in the York County Recorder of Deeds Office on May 4, 2006 in Deed Book 1808, page 7636, granted and conveyed unto Christopher Richburg and Christine T. Richburg, husband and wife.

PROPERTY ADDRESS: 755 CONEWAGO AVENUE, YORK, PA 17404

UPI# 14-557-08-0009.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. RACHAEL L. RIDDLE Docket Number: 2011-SU-2310-06. 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:

RACHAEL L. RIDDLE

ALL that certain lot of ground, with the improvements thereon erected, situated on the North side of East King Street, in the 12th Ward of the City of York, York County, Pennsylvania and known as No. 1201 East King Street, bounded and described as follows, to wit:

BEGINNING at a point on the North side of East King Street twenty-four and seven-tenths (24.7) feet East of a point at the intersection of South Hartman Street and East King Street; thence Northwardly and through the center of a brick partition wall between the property herein conveyed and property immediately adjoining on the East one hundred five and three-tenths (105.3) feet to the South side of a twenty (20) feet wide alley; thence Westwardly along the South side of said alley twenty-four and seven-tenths (24.7) feet to a point; thence Southwardly one hundred five and three-tenths (105.3) feet to a point on the North side of East King Street; thence Eastwardly along the North side of East King Street twenty-four and seven-tenths (24.7) feet to the point and place of BEGINNING; being bounded on the South by East King Street, on the North by a twenty (20) feet wide alley, on the West by South Hartman Street and on the East by property now or formerly of John W. Wire and Sevilla Wire, his wife.

Having erected thereon a dwelling known as 1201 East King Street, York, PA 17403 Parcel# 12-386-12-38

Being the same premises of Jeffrey M. Campbell and Sharon Campbell and Larry Blumenthal and Ruth Blumenthal by their deed dated 9/21/01 and recorded on 9/27/01 in the Recorder of Deeds Office of York County, PA, in Deed Book Volume 1457 page 5200 granted and conveyed unto Rachael L. Riddle.

PROPERTY ADDRESS: 1201 EAST KING STREET, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of METRO BANK, F/K/A COMMERCE BANK/HARRISBURG, N.A. vs. HELEN A. RIDLEY Docket Number: 2012-SU-787-86. 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:

HELEN A. RIDLEY

ALL THE FOLLOWING described tract of land situate in York Township, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a point at other land of Grantors ("Grantors" as used herein being the said Grantors as referred to in the Deed to Connie E. Ridley, Sr. and Helen A. Ridley, husband and wife, recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania at Record Book 1431, Page 6212), 30 feet of an iron pin at land of James H. Schmidt; thence South 32 degrees 45 minutes East along said other lands of Grantors, 30 feet West of lands of said James H. Schmidt, 200 feet at a point in the Northern curb line of the improved highway leading from Red Lion to Dallastown; thence along said curb line by a curve whose loch chord is South 62 degrees 34 minutes West, 42.80 feet to a drill hole in said curb line; thence along said curb line by another curve whose long chord is South 66 degrees 26 minutes West, 120.62 feet to a drill hole; thence along other lands of Grantors, North 25 degrees 28 minutes West, 200 feet to an iron pin; thence along lands of Grantors, North 65 degrees 30 minutes East, 138.28 feet to a point and the place of BEGINNING.

BEING the same premises which J. Richard Zarfos and E. Pamela Lane, Co-Executors of the Last Will and Testament of Jay R. Zarfos a/k/a Jay Robert Zarfos, by Deed dated April 3, 2001 and recorded April 9, 2001, in the Office of the Re-

cord of Deeds in and for York County, Pennsylvania in Record Book 1431, Page 6212, granted and conveyed unto Connie E. Ridley, Sr. and Helen A. Ridley, husband and wife. The said Connie E. Ridley, Sr. died March 27, 2011, whereupon sole title vested by operation of law to Helen A. Ridley, his wife.

PREMISES KNOWN AS 801 East Main Street, Dallastown, Pennsylvania 17313

PROPERTY ADDRESS: 801 EAST MAIN STREET, DALLASTOWN, PA 17313

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP. vs. MICHAEL RJABANEDELIA and KAREN A. RJABANEDELIA Docket Number: 2010-SU-5498-06. 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:

MICHAEL RJABANEDELIA  
KAREN A. RJABANEDELIA

owner(s) of property situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being 60 ANGELA LANE, YORK, PA 17402-7954

Parcel No. 53-000-35-0173.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 60 ANGELA LANE, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of PNMAC MORTGAGE OPPORTUNITY FUND INVESTORS, LLC vs. BUCK T. ROBERTS, JR. A/K/A BUCK T. ROBERTS and JUDE C. ROBERTS Docket Number: 2011-SU-1570-06. 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:

BUCK T. ROBERTS, JR.  
A/K/A BUCK T. ROBERTS  
JUDE C. ROBERTS

owner(s) of property situate in the TOWNSHIP OF FAWN, York County, Pennsylvania, being 382 TORBERT ROAD, FAWN GROVE, PA 17321-9637

Parcel No. 28-000-BN-0064.D0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$305,348.71

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 382 TORBERT ROAD,  
FAWN GROVE, PA 17321

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of GMAC MORTGAGE, LLC vs. DARLENE J. ROBERTS and BRUCE K. ROBERTS Docket Number: 2012-SU-1311-06. 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:

DARLENE J. ROBERTS  
BRUCE K. ROBERTS

owner(s) of property situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being 220 STABLEY LANE, WINDSOR, PA 17366-9006

Parcel No. 530003401570000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$218,526.50

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 220 STABLEY LANE,  
WINDSOR, PA 17366

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of CITI-MORTGAGE, INC. vs. BRIAN RONAYNE

LORIE MYERS Docket Number: 2011-SU-3740-06. 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:

BRIAN RONAYNE  
LORIE MYERS

ALL the following described lot of ground situate on Franklin Street, in the Borough of Hanover, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a corner at a stake on South Franklin Street at lot now or formerly of Myrtle B. Arentz; thence along said last mentioned lot North forty-nine (49) degrees forty-five (45) minutes East, one hundred forty-seven and five tenths (147.5) feet to a stake at a twenty (20) feet wide public alley; thence along said alley North forty (40) degrees fifty (50) minutes West thirty (30) feet to a stake for a corner at lot now or formerly of William H. Overbaugh; thence along said last mentioned lot South forty-nine (49) degrees forty-five (45) minutes West one hundred forty-seven (147) feet to a stake at South Franklin Street; thence along said South Franklin Street South forty (40) degrees fifteen (15) minutes East thirty (30) feet to a stake for a corner the place of BEGINNING.

UNDER AND SUBJECT, NEVERTHELESS, to conditions, restrictions, easements and rights-of-way of record.

BEING known as 420 South Franklin Street, Hanover, PA 17331.

BEING THE SAME PREMISES which Wilbur R. Garrett, Jr. and Kelly A. Garrett granted and conveyed unto Brian Ronayne and Lorie Myers by Deed dated September 14, 2007 and recorded on September 18, 2007 in the Office of the Recorder of Deeds of York County, Commonwealth of Pennsylvania in Book 1922, page 462.

PROPERTY ADDRESS: 420 SOUTH FRANKLIN STREET, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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., AS TRUSTEE FOR OPTION ONE MORTGAGE LOAN TRUST 2007-5, ASSET-BACKED CERTIFICATES, SERIES 2007-5 vs. GUS H. ROUPAS and DIANE L. ROUPAS Docket Number: 2012-SU-1403-06. 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:

GUS H. ROUPAS  
DIANE L. ROUPAS

ALL THAT CERTAIN tract of land situate in West Manchester Township, York County, Pennsylvania, bounded and described in accordance with a Final Plan of Phase Four of Quail Heights, prepared by Worley Surveying, dated May 23, 1988, File No. E-2358 (being known as Lot #135 on said Plan) recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Plan Book It PAge 295, as follows, to wit:  
Property Address: 2882 Sparrow Drive, York, PA 17408

Improvements: Residential property

Subject to Mortgage: No

Subject to Rent: No

C.P.NO. 2012-SU-001403-06

Judgment: \$251,288.04

Attorney: Christopher A. DeNardo, Esquire

To be SOLD as the property of: Gus H. Roupas and Diane L. Roupas

PROPERTY ADDRESS: 2882 SPARROW DRIVE, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on October 15, 2012 at 2:00 O’Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of CU MEMBERS MORTGAGE, A DIVISION OF COLONIAL SAVINGS, F.A. vs. BRIAN K. SAGER and JENNIFER J. SAGER Docket Number: 2012-SU-102-06. 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:

BRIAN K. SAGER  
JENNIFER J. SAGER

owner(s) of property situate in the TOWNSHIP OF WEST MANCHESTER, York County, Pennsylvania, being 2752 CARLTON PLACE, YORK, PA 17408-4271

Parcel No. 510002802570000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 2752 CARLTON PLACE, YORK, PA 17408

UPI# 51-000-28-0257.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff’s Office,  
09.13-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on October 15, 2012 at 2:00 O’Clock, P.M., 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 TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE (SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION) AS TRUSTEE FOR MORGAN STANLEY MORTGAGE LOAN TRUST 2006-11 vs. LOUIS A. SANTO and JOY M. SANTO Docket Number: 2012-SU-1213-06. 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:

LOUIS A. SANTO  
JOY M. SANTO

owner(s) of property situate in MONAGHAN TOWNSHIP, York County, Pennsylvania, being 312 MEADOW TRAIL, DILLSBURG, PA 17019-8938

Parcel No. 38000PE0048K000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$672,317.13

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 312 MEADOW TRAIL, DILLSBURG, PA 17019

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff’s Office,  
09.13-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on October 15, 2012 at 2:00 O’Clock, P.M., 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 SOUNDVIEW HOME LOAN TRUST 2006-WF1 vs. GEOFFREY E. SCHAEFER A/K/A GEOFFREY E. SCHAEFFER A/K/A GEOFFREY E. SCHAEFFER and UNITED STATES OF AMERICA Docket Number: 2011-SU-4909-06. 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:

GEOFFREY E. SCHAEFER A/K/A GEOFFREY E. SCHAEFFER A/K/A GEOFFREY E. SCHAEFFER  
A/K/A GEOFFREY SCHAEFFER  
UNITED STATES OF AMERICA

ALL THE FOLLOWING DESCRIBED LOT OF GROUND SITUATE, LYING AND BEING IN PENN TOWNSHIP, YORK COUNTY, PENNSYLVANIA, BOUNDED AND LIMITED AS FOLLOWS, TO-WIT:

BEGINNING FOR A CORNER ON THE WESTMINSTER ROAD AT LANDS NOW OR FORMERLY OF WILLIAM ANTHONY ESTATE; TBENCE ALONG SAID LANDS TWO HUNDRED (200) FEET TO LANDS NOW OR FORMERLY OF JESSE RICE; THENCE ALONG SAID LAST MENTIONED LANDS THIRTY-SEVEN (37) FEET TO A CORNER AT LANDS NOW OR FORMERLY OF HENRY B. RICE; THENCE ALONG SAID LAST MENTIONED LANDS TWO HUNDRED (200) FEET TO THE AFORESAID WESTMINSTER ROAD; THENCE ALONG SAID ROAD THIRTY-SEVEN (37) FEET TO THE PLACE OF BEGINNING.

BEING KNOWN AND NUMBERED AS 303, WESTMINSTER AVENUE, HANOVER, PA, 17331-0000

UPIN NUMBER 44-000-07-0213.00-00000

BEING THE SAME PREMISES WHICH WILLIAM M. HOSE, SHERIFF OF YORK COUNTY, BY DEED DATED JULY 21, 2006 AND RECORDED JULY 21, 2006 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1827, PAGE 265, GRANTED AND CONVEYED UNTO GEOFFREY SCHAEFER.

PROPERTY ADDRESS: 301 WESTMINSTER AVENUE, HANOVER, PA 17331  
UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of ONE WEST BANK, FSB vs. KARL SCHOLL, ONLY KNOWN SURVIVING HEIR OF JENNIE SCHOLL, DECEASED MORTGAGOR AND REAL OWNER ALL UNKNOWN SURVIVING HEIRS OF JENNIE SCHOLL, DECEASED

MORTGAGOR AND REAL OWNER Docket Number: 2011-SU-4157-06. 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:

KARL SCHOLL, ONLY KNOWN  
SURVIVING HEIR OF JENNIE SCHOLL,  
DECEASED MORTGAGOR AND REAL  
OWNER ALL UNKNOWN SURVIVING  
HEIRS OF JENNIE SCHOLL, DECEASED  
MORTGAGOR AND REAL OWNER

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected SITUATE in North Hopewell Township, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at an iron pin along a concrete road leading from Red Lion to Stewartstown; THENCE along lands now or formerly of Edward W Herbst, South 70 degrees 00 minutes East, 201.70 feet to an iron pinat lands now or formerly of Leah Brant; TEHNCE along lands of said Brant, North 22 degrees 47 minutes East, 239.30 feet to a concrete monument. THENCE by lands now or formerly of Michael Herrick, North 87 degrees 28 minutes West 202\_10 feet through 4 Concrete monument to an iron pin on the South side of concrete road (said concrete monument offsetting the iron pin by 5 feet); THENCE along the road, South 23 degrees 7 minutes West, 247\_30 feet to an iron pin and point of BEGINNING.

Property being known as 10613 Winterstown Road, Red Lion, Pennsylvania 17356.

Title to said premises is vested in Jesse M. Scholl and Jennie Scholl, his wife by deed from Garvie L Baldwin and Stephen B. Anderson t/a Baldwin & Anderson, a Partnership, dated January 13, 1988 and recorded January 13, 1988 in Deed Book 097, Page 0654

AND THEREAFTER Jessie M. Scholl departed this life on October 8, 2005 whereupon title to said premises solely vested in Jennie A. Scholl, by rights of survivorship.

AND THEREAFTER Jennie A. Scholl departed this life on January 23, 2011 whereupon title to said premises solely vested in Karl Scholl, Only Known Surviving Heir of Jennie School, Deceased Mortgagor and Real Owner and To All Unknown Surviving Heirs of Jennie Scholl, Deceased Mortgagor and Real Owner, by operation of law.

PROPERTY ADDRESS: 10613 WINTERSTOWN ROAD, RED LION, PA 17356

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

BEING the same premises, which Laurence A. Miller, Executor of the Estate of Shirley J. Miller R, Widow, Late and Gregory Allen Snyder R and Darcy Linette Snyder R. Husband and wife, by Deed dated April 19, 1996, and recorded on April 26, 1996, in Book 1260 at Page 2024, of the York County records granted and conveyed unto Craig L. Schurtz.

PARCEL #39-000-0H-0114.A.

PROPERTY ADDRESS: 755 RIVER ROAD,  
YORK HAVEN, PA 17370

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2007-2, BY ITS ATTORNEY IN FACT OCWEN LOAN SERVICING, LLC vs. CRAIG L. SCHURTZ and SONYA L. SCHURTZ Docket Number: 2012-SU-1272-06. 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:

CRAIG L. SCHURTZ  
SONYA L. SCHURTZ

ALL THAT CERTAIN tract, piece or parcel of Land, situate, lying and being in Newberry Township, York County, Pennsylvania, bounded, limited and described as follows:

BEGINNING at a spike in Township Road No. 833, said spike being located northeastwardly three hundred (300) feet from another Township road designated as No. 949, and extending thence from said point of beginning, along lands now or formerly of William Hake and Ruth N. Hake, North fifty-one (51) degrees thirty (30) minutes West, two hundred eight and seventy-one hundredths 208.71 feet to an iron pipe; thence along the same lands North thirty-eight (38) degrees thirty (30) minutes East, two hindered eight and seventy-one hundredths (208.71) feet to an iron pipe; thence along same lands, South fifty-one (51) degrees thirty (30) minutes east, two hundred eight and seventy-one hundredths (208.71) feet to a spike in said Township Road No. 833; thence along same lands and through Township Road No. 833, south thirty-eight (38) degrees thirty (30) minutes west, two hundred eight and seventy—one hundredths (208.71) feet to a spike and the place of Beginning.

CONTAINING one (1) acre of land.

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of GMAC MORTGAGE, LLC vs. TRACY L. SCOTT and DAVID M. SCOTT Docket Number: 2011-SU-2040-06. 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:

TRACY L. SCOTT  
DAVID M. SCOTT

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATE IN WEST MANHEIM TOWNSHIP, COUNTY OF YORK, COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS,

BEING KNOWN AND NUMBERED AS 2376 BALTIMORE PIKE, HANOVER, PA 17331

PROPERTY ADDRESS: 2376 BALTIMORE PIKE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

Number: 2012-SU-820-06. 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:

JANICE SHABTAY

ALL THAT CERTAIN tract of land situate in Springettsbury Township, County of York, Pennsylvania, described in accordance with "Plan Showing Property Belonging to Robert D. Hamm and E Jeanne Hamm", made by Gordon L. Brown and Associates, Inc., Engineers & Surveyors, York, Pennsylvania, dated 9 November 1990, Dwg. No. L-3028, more particularly bounded, limited and described as follows, to wit:

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. SALLY A. SEMRAU Docket Number: 2012-SU-2000-06. 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:

SALLY A. SEMRAU

ALL THAT CERTAIN LOT OF LAND SITUATE IN WINDSOR TOWNSHIP, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 3880 POND DRIVE, YORK, PA 17402

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 3880 POND DRIVE, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

BEGINNLNG at an iron pin at corner of lands now or formerly of Carl C. Sandusky, which iron pin is North 84 degrees 22 minutes 40 seconds East, 68.81 feet from the easterly side of an existing private road (nine (9) foot wide bituminous paved cartway); thence extending from said beginning iron pin and measured along lands of Carl C. Sandusky, North 78 degrees 29 minutes 40 seconds East 92.63 feet to an iron pin in line of lands now or formerly of Theodore Kaczala; thence extending along said lands, South 16 degrees 16 minutes 30 seconds East, 219.00 feet to an iron pin, a corner of lands now or formerly of Mrs. Sarah Glassmyer Estate; thence extending along said lands South 76 degrees 20 minutes 40 seconds West, 109.00 feet to an iron pin a corner of Lands now or formerly o Carl C. Sandusky, aforesaid; thence extending along said lands, North 12 degrees 00 minutes 00 seconds West 222.34 feet to an iron pin, the first mentioned iron pin and place of BEGINNING.

CONTAINING 22,221 square feet (as shown on said plan).

UNDER AND SUBJECT TO a certain right of way for ingress, egress and regress as more particularly set forth in Record Book 44-D, page 294.

Property being known as 3721 Pleasant Valley Road, York, Pennsylvania 17406.

Title to said premises is vested in Janice Shabtay by deed from Imperial Homes & Development Inc., dated June 19, 2007 and recorded June 26, 2007 in Deed Book 1903, Page 457, as Instrument No. 2007047006.

PROPERTY ADDRESS: 3721 PLEASANT VALLEY ROAD, YORK, PA 17406

UPI#

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 (30) days after the sale and

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. vs. JANICE SHABTAY Docket

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

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 THE REGISTERED HOLDER OF SOUNDVIEW HOME LOAN TRUST 2006-EQ1 ASSET-BACKED CERTIFICATES, SERIES 2006-EQ1 vs. CHRISTOPHER B. SHEAFFER Docket Number: 2012-SU-1522-06. 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:

CHRISTOPHER B. SHEAFFER

ALL THAT CERTAIN lot of ground with any improvements thereon erected, situate on the north side of Third Avenue, in Spring Garden Township, York County, Pennsylvania, more particularly described as follows, to wit:

BEGINNING at an iron pin on the north line of Third Avenue, which iron pin is two hundred and zero hundredths (200.00) feet east of the northeast corner of Third Avenue and Ogontz Street; thence north one (01) degree thirty (30) minutes west, one hundred twenty and zero hundredths (120.00) feet along the east side of Lot 439, now or formerly of Lawrence Kapp, to an iron pin on the south line of Race Alley; thence along the south line of said alley, north eighty-eight (88) degrees thirty (30) minutes east, twenty-four and zero hundredths (24.00) feet to a point in said line at corner of lands now or formerly of George Kucinsky; thence along lands now or formerly of George Kucinsky passing a certain distance through a stucco garage and a brick dwelling, south one (01) degree thirty (30) minutes east, one hundred twenty and zero hundredths (120.00) feet to a point in the north line of Third Avenue; thence along the north line of Third Avenue, south eighty-eight (88) degrees thirty (30) minutes west, twenty-four and zero hundredths (24.00) feet to an iron pin and the place of BEGINNING.

PARCEL#:48-000-10-0078.00-00000

PROPERTY ADDRESS: 1517 Third Avenue,  
York, PA 17403

PROPERTY ADDRESS: 1517 THIRD AVENUE,  
YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of CITIMORTGAGE, INC. S/B/M TO ABN AMRO MORTGAGE GROUP, INC. vs. JEFFREY SHEHAN, SR. and TERESA SHEHAN Docket Number: 2012-SU-1151-06. 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:

JEFFREY SHEHAN, SR.  
TERESA SHEHAN

owner(s) of property situate in the TOWNSHIP OF MANHEIM, York County, Pennsylvania, being 6457 MANHEIM ROAD, GLENVILLE, PA 17329-9446

Parcel No. 37000BF0076D000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$117,667.27

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 6457 MANHEIM  
ROAD, GLENVILLE, PA 17329

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within

(10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE, ON BEHALF OF THE HOLDERS OF THE HOME EQUITY ASSET TRUST 2006-5 HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2006-5 vs. JAMES C. SHINN and PATRICIA L. SHINN Docket Number: 2010-SU-6587-06. 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:

JAMES C. SHINN  
PATRICIA L. SHINN

ALL right, title, interest and claim of James C. Shinn and Patricia L. Shinn, husband and wife, of, in and to:

Property located at 2592 Deininger Road, within Springettsbury Township, York County, PA. Having erected thereon a Two Story, Detached, Single Family, Residential Dwelling. Being more fully described in York County Deed Book Volume 1486, at Page 8638.

Parcel Identification No. 46-000-KI-0133.A0-00000

Attorney: The Law Offices of Barbara A. Fein, P.C.

PROPERTY ADDRESS: 2592 DEININGER ROAD, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, L.P. vs. BRAD L. SHIREY and LORA A. SKLENAR A/K/A LORA A. SHIREY Docket Number: 2010-SU-5411-06. 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:

BRAD L. SHIREY  
LORA A. SKLENAR  
A/K/A LORA A. SHIREY

owner(s) of property situate in the TOWNSHIP OF YORK, York County, Pennsylvania, being 372 HILL N DALE DRIVE NORTH, YORK, PA 17403-4736

Parcel No. 540000701870000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$171,227.52

Attorneys for Plaintiff  
Phelan Hallinan & Schmiegel, LLP.

PROPERTY ADDRESS: 372 HILL N DALE DRIVE NORTH, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. WANDA L. SIDNEY Docket Number: 2011-SU-4633-06. 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:

WANDA L. SIDNEY

ALL THAT CERTAIN UNIT NO. 185 (THE UNIT), (THE SAID UNIT BEING SHOWN ON SHEET 2 OF 4), PHASE 2 B, IN LOGAN'S RESERVE, A PLANNED COMMUNITY (THE "COMMUNITY"), SAID COMMUNITY BEING LOCATED PARTLY IN SPRINGFIELD TOWNSHIP AND PARTLY IN LOGANVILLE BOROUGH, YORK COUNTY, PENNSYLVANIA, AS SHOWN ON THE PLATS ENTITLED "FINAL SUBDIVISION PLAN OF PHASE 2A, LOGAN'S RESERVE", SHEETS 1,2, AND 3, LOT NOS. 81-134, WHICH PLATS ARE RECORDED AMONG THE PLAT RECORDS OF YORK COUNTY, PENNSYLVANIA IN PLAN BOOK SS, PAGES 813; AND PHASE 2B "LOGAN'S RESERVE SHEETS 1, 2, 3 AND 4, LOT NOS. 135-176, 182-193 AND 201-253 AND LOT NO. 416, WHICH PLATS ARE RECORDED AMONG THE PLAT RECORDS OF YORK COUNTY, PENNSYLVANIA IN PLAN BOOK SS, PAGE 814 SAID LOTS HAVING BEEN DESIGNATED IN ACCORDANCE WITH AND PURSUANT TO THAT CERTAIN DECLARATION OF COVENANTS AND RESTRICTIONS FOR LOGAN'S RESERVE A PLANNED COMMUNITY, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR YORK COUNTY, PENNSYLVANIA IN RECORD BOOK 1653, PAGE 8882, THE DECLARATION PLATS AND PLANS RECORDED IN PLAN BOOK GG, PAGE 2289 (COLLECTIVELY, THE "DECLARATION"), AND THE FIRST AMENDMENT TO DECLARATION DATED OCTOBER 27, 2004 RECORDED IN RECORD BOOK 1685, PAGE 6735." AND THE SECOND AMENDMENT TO DECLARATION DATED JULY 19, 2005 RECORDED IN RECORD BOOK 1740, PAGE 7925"

TOGETHER WITH THE UNDIVIDED ALLOCATED INTEREST APPURTENANT TO THE UNIT AS MORE PARTICULARLY SET FORTH IN THE AFORESAID DECLARATION, AS LAST MENTIONED.

TOGETHER WITH THE RIGHT TO USE ANY LIMITED COMMON ELEMENTS APPURTENANT TO THE UNIT BEING CONVEYED HEREIN, PURSUANT TO THE DECLARATION AND DECLARANT PLATS AND PLANS, AS LAST AMENDED.

UNDER AND SUBJECT TO A CERTAIN AMENDED AND RESTATED DECLARATION OF DEVELOPMENT COVENANTS

FOR LOGAN'S RESERVE DATED APRIL 19, 2004 AND RECORDED IN YORK COUNTY RECORD BOOK 1650, PAGE 4867; TO THE DECLARATION; TO ANY AND ALL COVENANTS, CONDITIONS, RESTRICTIONS, RIGHTS-OF-WAY, EASEMENTS AND AGREEMENTS OF RECORD IN THE AFORESAID OFFICE, INCLUDING BUT NOT LIMITED TO, THE PROHIBITIONS SET FORTH IN THAT CERTAIN PERMANENT CONSERVATION EASEMENT LOGAN'S RESERVE WETLANDS EASEMENT RECORDED IN RECORD BOOK 1592, PAGE 7535 AND THAT CERTAIN PERMANENT CONSERVATION EASEMENT LOGAN'S RESERVE VEGETATED STREAM BUFFER EASEMENT RECORDED IN RECORD BOOK 1592, PAGE 7545; AND TO MATTERS WHICH A PHYSICAL INSPECTION AND SURVEY OF THE UNIT AND COMMON ELEMENTS WOULD DISCLOSE.

BEING KNOWN AND NUMBERED AS 786 LAKE REDMAN COURT, SEVEN VALLEYS, PA, 17360-9189

BEING THE SAME PREMISES WHICH GRAYSON HOMES AT LOGAN'S RESERVE, LLC, A LIMITED LIABILITY COMPANY, BY DEED DATED FEBRUARY 22, 2008 AND RECORDED MAY 12, 2008 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1964, PAGE 5079, GRANTED AND CONVEYED UNTO WANDA L. SIDNEY.

PROPERTY ADDRESS: 786 LAKE REDMAN COURT, SEVEN VALLEYS, PA 17360

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SUSQUEHANNA BANK vs. BRETT A. SLOTHOWER and SHAWN S. SLOTHOWER Docket Number: 2011-SU-4574-06. 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:

BRETT A. SLOTHOWER  
SHAWN S. SLOTHOWER

ALL that certain piece, parcel or tract of land situate on the western side of the public road leading from Spring Grove to Dillsburg, in the Village of Big Mount, lying and being in the Township of Paradise, York County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point at line of property now or formerly of James L. Wilt and wife, in aforesaid public road; thence by property of same, South thirty-five (35) degrees West, a distance of two hundred (200) feet to a point; thence by land now or formerly of A.S. Moul, North fifty-five (55) degrees West, a distance of eighty (80) feet, eight (08) inches, to a stone; thence by the same, North thirty-five (35) degrees East, a distance of two hundred (200) feet to a stone in said public road; thence with said public road, South fifty-five (55) degrees East, a distance of eighty (80) feet, eight (08) inches to the point and place of BEGINNING.

BEING the same premises which Joshua A. Millard and Rebecca S. Millard, husband and wife, by Deed dated October 31, 2008 and recorded November 5, 2008, in and for York County, Pennsylvania, at Deed Book Volume 1992, Page 4243, granted and conveyed unto Brett A. Slothower and Shawn S. Slothower, Husband and Wife.

UPIN Number 67-42-000-IE-0061.B0-00000

PROPERTY ADDRESS: 1016 BIG MOUNT ROAD, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SOVEREIGN BANK, N.A. FORMERLY KNOWN

AS SOVEREIGN BANK vs. MITCHELL M. SMALL Docket Number: 2010-SU-2409-06. 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:

MITCHELL M. SMALL

owner(s) of property situate in the BOROUGH OF HANOVER, York County, Pennsylvania, being 313 STOCK STREET, HANOVER, PA 17331-2227

Parcel No. 67-000-18-0088.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$148,081.54

PROPERTY ADDRESS: 313 STOCK STREET, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of BARRY C. BURTNER AND RUTH A. BURTNER, HUSBAND AND WIFE vs. JACOB L. SMITH AND PATRICIA L. SMITH Docket Number: 2012-SU-1461-06. 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:

JACOB L. SMITH  
PATRICIA L. SMITH

ALL that certain tract of land with the improvements thereon erected, situate, lying and being in Lower Windsor Township, York County, Pennsylvania, bounded and limited as follows, to wit:



BEGINNING at a spike in Township Road No. 741, also known as Salem Church Road, at the lands now or formerly of Gladys S. Smith and Betty M. Saylor; thence continuing along lands now or formerly of Gladys S. Smith and Betty M. Saylor, North four (04) degrees two (02) minutes zero (00) seconds West thirty-three and forty-eight hundredths (33.48) feet to a pipe at the lands now or formerly of Salem Church & Cemetery; thence continuing along lands now or formerly of Salem Church & Cemetery, North eighty-one (81) degrees zero (00) minutes zero (00) seconds East twenty-six and forty-five hundredths (26.45) feet to an iron pin; thence continuing along lands of the same North thirty-four (34) degrees twenty-five (25) minutes twenty (20) seconds West ninety-seven and twenty-nine hundredths (97.29) feet to an iron pin at the corner of lands now or formerly of Dean A. Hess; thence continuing along lands now or formerly of Dean A. Hess, North forty-six (46) degrees fifty-six (56) minutes twenty (20) seconds East seven hundred sixty-five and sixty hundredths (765.60) feet to an iron pin; thence continuing along the same and along lands now or formerly of David S. Hoenstine, North seventy-nine (79) degrees thirty-nine (39) minutes twenty (20) seconds East six hundred ten and sixty-nine hundredths (610.69) feet to an iron pin at the corner of lands now or formerly of John F. Bowser; thence continuing along lands now or formerly of John F. Bowser, South eighteen (18) degrees thirty-five (35) minutes forty (40) seconds East four hundred fifty-seven and zero hundredths (457.00) feet to a point in Township Road No. 741; thence continuing in Township Road No. 741, South seventy-eight (78) degrees thirty-six (36) minutes zero (00) seconds West two hundred eighty-four and eighty-six hundredths (284.86) feet to a point; thence continuing along the same South eighty-one (81) degrees seven (07) minutes forty (40) seconds West one hundred ninety-one and thirty-six hundredths (191.36) feet to a point; thence continuing along the same South seventy-five (75) degrees fifty-six (56) minutes forty (40) seconds West two hundred thirty-nine and eighty hundredths (239.80) feet to a point; thence continuing along the same South seventy-three (73) degrees twelve (12) minutes zero (00) seconds West five hundred ninety-eight and ninety-seven hundredths (598.97) feet to a spike and place of BEGINNING. CONTAINING 11.024 acres (gross).

BEING known and numbered as Lot No. 1 on a Final Subdivision Plan prepared for Barry C. Burtner, by Gordon L. Brown & Associates, Inc., dated June 4, 1990 and bearing the Drawing No. L-2975. Said plan being recorded in the Recorder's Office in and for York County, Pennsylvania, in Plan Book KK, Page 279.

IT BEING the same premises which Barry C. Burtner and Ruth A. Burtner, husband and wife, by deed dated June 27, 2006 and recorded in the Recorder's Office in and for York County, Pennsylvania, in Book 1821, Page 2544, granted and conveyed unto Jacob Smith and Patricia Smith,

husband and wife, GRANTORS herein.  
515 Salem Church Rd., Windsor, PA 17366

PROPERTY ADDRESS: 515 SALEM CHURCH ROAD, WINDSOR, PA 17366

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of VERTICAL U.S. RECOVERY FUND, LLC vs. MARSHA A. SMITH Docket Number: 2010-SU-5320-06. 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:

MARSHA A. SMITH

ALL THAT CERTAIN piece, parcel or tract of land situate, lying and being in MANCHESTER BOROUGH, York County, Pennsylvania, and described as follows:

BEING KNOWN AND DESIGNATED as Unit No. 9 of Woodhaven at Manchester, a condominium situated in Manchester Borough, York County, Pennsylvania, as established pursuant to the Declaration of Woodhaven at Manchester, a Condominium made by Stewartstown Cornerstone, L.P., a Pennsylvania Limited Partnership dated March 31, 2003 and recorded among the Office of the Recorder of Deeds in and for York County, Pennsylvania in Deed Book No. 1567, Page 8374, and any amendments thereto; By-Laws of Woodhaven at Manchester Condominium Owners Association, Inc. dated March 31, 2004 and recorded among the Office of the Recorder of Deeds in and for York County, Pennsylvania in Deed Book No. 1567, Page 8466, and any amendments thereto; and Condominium Plan entitled "Condominium Declaration Plan for Woodhaven at Manchester" recorded among the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book GG, Page 2225, and any amendments

thereto.

The improvements thereon being known as No. 210 Royal Drive, Manchester, PA 17345.

UNDER AND SUBJECT, NEVERTHELESS, to conditions, restrictions, easements and rights-of-way of record.

PROPERTY ADDRESS: 210 ROYAL DRIVE, MANCHESTER, PA 17345

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 SOUNDVIEW HOME LOAN TRUST 2006-WF1 vs. CARLA M. SNELL and HARRY H. SNELL, IV. Docket Number: 2011-SU-3552-06. 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:

CARLA M. SNELL  
HARRY H. SNELL, IV.

ALL THAT CERTAIN PREMISES WITH A SEMI-DETACHED HOME THEREON ERECTED, KNOWN AND NUMBERED AS NO. 352 SMYSER STREET, SITUATE, LYING AND BEING ON THE SOUTH SIDE OF SMYSER STREET, IN THE CITY OF YORK, COUNTY OF YORK AND COMMONWEALTH OF PENNSYLVANIA, MORE FULLY BOUNDED, LIMITED AND DESCRIBED AS FOLLOWS, TO WIT:

BOUNDED ON THE NORTH BY SMYSER STREET; ON THE EAST BY PREMISES ON WHICH IS ERECTED THE OTHER SEMI-DETACHED HOME KNOWN AS NO. 350 SMYSER STREET; ON THE SOUTH BY

OTHER PROPERTY NOW OR FORMERLY OF CARRIE M. GOODLING, DECEASED, SOMETIMES REFERRED TO AS THE SHOP PROPERTY; AND ON THE WEST BY A TWO (2) FEET WIDE WALK LOCATED ON THE EASTERN PORTION OF A TWELVE (12) FEET WIDE DRIVEWAY ON THE WEST. HAVING A FRONTAGE OF FOURTEEN (14) FEET FOUR (4) INCHES, MORE OR LESS, ON THE SOUTH SIDE OF SMYSER STREET AND EXTENDING SOUTHWARDLY THEREFROM OF UNIFORM WIDTH THROUGHOUT FIFTY (50) FEET, MORE OR LESS, TO THE AFOREMENTIONED SHOP PROPERTY.

TOGETHER WITH THE USE OF SAID TWO (2) FEET WIDE WALK ADJOINING THE HEREBEFORE DESCRIBED PREMISES ON THE WEST IN COMMON WITH THE OWNERS OF THE SHOP AREA AT THE REAR, THEIR AGENTS, SERVANTS, EMPLOYEE AND BUSINESS INVITEES. BEING KNOWN AND NUMBERED AS 352 SMYSER STREET A/K/A WEST SMYSER STREET, YORK, PA, 17401

BEING PART OF THE SAME PREMISES WHICH JOSEPH MCVAUGH, SINGLE MAN AND BETTY M. MCVAUGH, SINGLE WOMAN, BY HER ATTORNEY IN FACT, JOSEPH MCVAUGH, BY DEED DATED FEBRUARY 10, 2003 AND RECORDED FEBRUARY 11, 2003 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1546, PAGE 007, GRANTED AND CONVEYED UNTO HARRY H. SNELL IV AND CARLA M. SNELL, HUSBAND AND WIFE.

PROPERTY ADDRESS: 352 SMYSER STREET, A/K/A WEST SMYSER STREET, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. STEVEN P. SOLOMON and DANNA

L. SOLOMON Docket Number: 2012-SU-958-06. 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:

STEVEN P. SOLOMON  
DANNA L. SOLOMON

owner(s) of property situate in the TOWNSHIP OF HOPEWELL, York County, Pennsylvania, being 7 SCARBOROUGH FARE, STEWARTSTOWN, PA 17363-9188

Parcel No. 32-000-02-0168.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$154,194.63

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 7 SCARBOROUGH FARE, STEWARTSTOWN, PA 17363

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 F/K/A MANUFACTURERS AND TRADERS TRUST COMPANY vs. BRIAN D. SPAHR Docket Number: 2011-SU-3051-06. 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:

BRIAN D. SPAHR

ALL THAT CERTAIN tract of land situate in Conewago Township, being Tract No. 3 on a Final

Subdivision Plan of Clarence Spahr, Jr., prepared by Donald K. Weigle and recorded in the Office of the Recorder of Deeds in and for York County and Commonwealth of Pennsylvania, in Plan Book HH, Page 142.

PARCEL ID# 23-000-KG-0025.AD-00000

Property being known as 941 Hilton Avenue, York, Pennsylvania 17408.

Title to said premises is vested in Brian D. Spahr, single man by deed from Clarence Spahr, Jr., single man, dated April 29, 1999 and recorded May 4, 1999 in Deed Book 1362, Page 7454, as Instrument No. 1999032238.

PROPERTY ADDRESS: 941 HILTON AVENUE, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 SOUNDVIEW HOME LOAN TRUST 2005-OPT4, ASSET-BACKED CERTIFICATES, SERIES 2005-OPT4 vs. STEVEN M. SPENCER Docket Number: 2011-SU-4962-06. 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:

STEVEN M. SPENCER

ALL THAT CERTAIN LOT OF LAND, WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE IN MANCHESTER TOWNSHIP, COUNTY OF YORK, COMMONWEALTH OF PENNSYLVANIA, BEING KNOWN AS LOT 132 AS SHOWN ON A PLAN OF WOODLAND VIEW, SAID LOT BEING MORE FULLY SHOWN ON A SURVEY MADE BY GORDON

L. BROWN, REGISTERED SURVEYOR, ON APRIL 10, 1954, BOUNDED AND DESCRIBED AND BEING MORE FULLY BOUNDED AND LIMITED BY COURSES AND DISTANCES AS FOLLOWS, TO WIT:

BEGINNING AT A STAKE ON THE NORTHERN SIDE OF A FIFTY (50) FOOT WIDE STREET KNOWN AS ROCKWOOD AVENUE, SAID STAKE BEING SOUTH FORTY-SEVEN (47) DEGREES FIFTY-SIX (56) MINUTES WEST, A DISTANCE OF FOUR HUNDRED SEVENTY-FIVE AND FORTY-FIVE ONE-HUNDREDTHS (475.45) FEET FROM THE INTERSECTION OF THE WESTERN SIDE OF RUTLAND AVENUE WITH THE NORTHERN SIDE OF ROCKWOOD AVENUE; THENCE ALONG THE NORTHERN SIDE OF RUTLAND AVENUE, SOUTH FORTY-SEVEN (47) DEGREES FIFTY-SIX (56) MINUTES WEST, A DISTANCE OF FIFTY AND FOUR ONE-HUNDREDTHS (50.04) FEET TO A STAKE ON THE SOUTHEAST CORNER OF LOT 131, BEING PROPERTY NOW OR FORMERLY OF PAUL BENTZEL AND SUSAN BENTZEL; THENCE ALONG THE EAST SIDE OF LOT 131, NORTH FORTY-TWO (42) DEGREES FOUR (04) MINUTES WEST, A DISTANCE OF ONE HUNDRED FIFTY-NINE AND FIFTY-FOUR ONE-HUNDREDTHS (159.54) FEET TO A STAKE AT THE CORNER OF LOTS 150 AND 151, PROPERTY NOW OR FORMERLY OF LEROY L. HEILMAN; THENCE ALONG THE SOUTH SIDE OF LOT 150, NORTH FIFTY-SIX (56) DEGREES FIFTY-FOUR (54) MINUTES EAST, A DISTANCE OF FIFTY AND SIXTY-SIX ONE-HUNDREDTHS (50.66) FEET TO A STAKE AT THE CORNER OF LOT 149, PROPERTY NOW OR FORMERLY OF RICHARD C. EMSWILER AND LOT 133, PROPERTY NOW OR FORMERLY OF PAUL AND SUSAN BENTZEL; THENCE ALONG THE WEST SIDE OF LOT 133, SOUTH FORTY-TWO (42) DEGREES FOUR (04) MINUTES EAST, A DISTANCE OF ONE HUNDRED FIFTY-ONE AND SIXTY-FIVE ONE-HUNDREDTHS (151.65) FEET TO A STAKE ON THE NORTH SIDE OF ROCKWOOD AVENUE AND THE POINT AND PLACE OF BEGINNING.

UNDER AND SUBJECT TO ANY RESTRICTIONS, EASEMENTS AND COVENANTS OF RECORD.

BEING KNOWN AND NUMBERED AS 115 ROCKWOOD AVENUE, YORK, PA, 17406

UPIN NUMBER 36-000-040-0023-0

BEING THE SAME PREMISES WHICH STEVEN M. SPENCER AND JACLYN B. SPENCER, HUSBAND AND WIFE, BY DEED DATED AUGUST 29, 2006 AND RECORDED SEPTEMBER 5, 2006 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1838, PAGE 5529, GRANTED AND CONVEYED UNTO STEVEN M. SPENCER,

AN ADULT INDIVIDUAL.

PROPERTY ADDRESS: 115 ROCKWOOD AVENUE, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of GREEN TREE SERVICING, LLC vs. ROBERT C. SPEVAK and KRISTY M. SPEVAK Docket Number: 2012-SU-138-06. 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:

ROBERT C. SPEVAK  
KRISTY M. SPEVAK

ALL that certain tract of land, with the improvements thereon erected, situate, lying and being in New Freedom Borough, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a point on the southwest side of Main Street at an iron pipe at the northeast corner of lands now or formerly of John R. Manker and Vicki J. Manker, running thence along said land, South 34 degrees West, 202.50 feet to the Northeast side of a 16 foot wide alley; thence South along the Northeast side of said alley, 71 degrees East, 42 feet to an iron pipe at corner of lands now or formerly of Timothy L. Schmidt and Barabara J. Schmidt; thence North along said lands 205.00 feet to the Southwest side of said Main Street; thence North along Main Street 71 degrees West, 49.00 feet to the place of BEGINNING.

Property address: 118 E. Main Street, New Freedom, Pa 17349

PROPERTY ADDRESS: 118 EAST MAIN STREET, NEW FREEDOM, PA 17349



UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUST COMPANY AMERICAS F/K/A BANKER'S TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2000-3 vs. BRAD L. STAMBAUGH Docket Number: 2011-SU-3712-06. 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:

BRAD L. STAMBAUGH

ALL that certain tract of land situate in WINTERSTOWN BOROUGH, York County, Pennsylvania, according to a survey dated June 6, 1990 by C. S. Davidson, Inc., Registered Surveyors, Drawing No. 1666.2.02.00.

BEGINNING at an iron pipe located at corner of lands now or formerly of Gerald C. Keeney, North seventy-two (72) degrees fifty (50) minutes forty-five (45) seconds West, a distance of twenty-three and zero one-hundredths (23.00) feet from the center line of Main Street in said Borough of Winterstown, (S.R. 0024); thence along said Main Street, South fourteen (14) degrees forty-one (41) minutes zero (00) seconds West, a distance of fifty and zero one-hundredths (50.00) feet to a steel pin at lands now or formerly of J. Perry Hake; thence along lands aforesaid. North seventy-two (72) degrees fifty (50) minutes sixty-five (65) seconds West a distance of one hundred eighteen and zero one-hundredths (118.00) feet a steel pin; thence continuing by lands aforesaid, North fourteen (14) degrees forty-one (41) minutes zero (00) seconds East, a distance of fifty and zero one-hundredths (50.00) feet to a railroad spike at corner of lands aforesaid and lands now or formerly of Gerald C. Keeney; thence along lands of said G. C. Keeney, South seventy-two (72) degrees fifty (50) minutes forty-five (45) seconds East, a distance

of one hundred eighteen and zero one-hundredths (118.00) feet to an iron pipe and the point of BEGINNING.

Containing 5,894.5 square feet, as surveyed.

TOGETHER with all and singular ways, waters, water-courses, rights, liberties, privileges, hereditaments and appurtenances whatsoever thereunto belonging, or in any wise appertaining, and the reversions and remainders, rents, issues and profits thereof; and also all the estate, right, title, interest, use, trust, properly, possession, claim and demand whatsoever, in law, equity, or otherwise howsoever, of, in, to, or out of the same;

Being the same property acquired by Brad L. Stambaugh, by Deed recorded 02/19/1995, of record in Deed Book 1049, Page 94, in the Office of the Recorder of York County, Pennsylvania.

PARCEL ID# 90-000-EK-0112.BO-00000

Property being known as 11708 Winterstown Road, Red Lion, Pennsylvania 17356.

Title to said premises is vested in Brad L. Stambaugh by deed from Donnie E. Leik, Executor under the Last Will and Testament of Elin A. Leik, deceased, late, dated November 14, 1994 and recorded February 19, 1995 in Deed Book 1049, Page 0094, as Instrument No. 004740.

PROPERTY ADDRESS: 11708 WINTERSTOWN ROAD, RED LION, PA 17356

UPI# 90-000-EK-0112.BO-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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 S/B/M TO NATIONAL CITY BANK S/B/M TO NATIONAL CITY BANK OF INDIANA vs. MICHAEL B. STAMBAUGH Docket Number: 2012-SU-756-06. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Penn-



sylvania the following real estate to wit:

17406

AS THE REAL ESTATE OF:

PROPERTY ADDRESS: 5878 RIVER DRIVE, YORK, PA 17406

MICHAEL B. STAMBAUGH

UPI#

ALL that tract of land, with the improvements thereon erected, situate in Hellam Township York County, Pennsylvania, being more particularly bounded and described as follows, to wit:

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

BEGINNING at a point in line of lands now or formerly of the Merietta Water Company at corner of Lot No. 1, other lands now or formerly of the estate of Luella L. Bowser, now deceased; thence along said Lot No. 1, other lands now or formerly of the estate of Luella L. Bowser, now deceased, and extending into and across the dedicated right-of-way of River Road (T-783) and continuing further to a point at or near the shoreline of the Susquehanna River, North nineteen (19) degrees sixteen (16) minutes twenty-six (26) seconds East, three hundred one and ninety-nine (301.99) feet to a point; thence along or near the shoreline of the Susquehanna River, South seventy-two (72) degrees thirty-one (31) minutes forty-nine (49) seconds East, two hundred two and ninety-seven one-hundredths (202.97) feet to a point at or near the shoreline of the Susquehanna River at corner of Lot No.3, lands now or formerly of Paul L. Cover, Jr. and wife; thence along said Lot No. 3, lands now or formerly of Paul L. Cover, Jr. and wife, and extending into and across the dedicated right-of-way of River Road (T-783), and continuing further along said Lot No.3, lands now or formerly of Paul L. Cover, Jr. and wife, South sixteen (16) degrees forty-two (42) minutes ten (10) seconds West, two hundred eighty-eight and thirty one hundredths (288.30) feet to a point in line of lands now or formerly of the Merietta Water Company at corner of said Lot No.3, other lands now or formerly of Paul L. Cover, Jr. and wife; thence along said lands, now or formerly of the Merietta Water Company, North seventy-six (76) degrees six (06) minutes fifty-eight (58) seconds West, two hundred sixteen and seventy-six one-hundredths (216.76) feet to a point at corner of t No.1, other lands now or formerly of the estate of Luella L. Bowser, now deceased, the point and place of BEGINNING. Containing 1.183 acres, net, and being known as Lot No. 2 on the hereinafter-described plan.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. MICHAEL B. STAMBAUGH Docket Number: 2010-SU-6039-06. 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:

MICHAEL B. STAMBAUGH

ALL the following described two (2) parcels of land:

PARCEL No. 1:

ALL the following tract of land with the improvements thereon erected, situate in LOWER WINDSOR TOWNSHIP, York County, Pennsylvania, more fully bounded and described, as follows, to wit:

EXCEPTING AND RESERVING THEREFROM, HOWEVER, ANY PROPRIETARY INTEREST IN THE DEDICATED RIGHT-OF-WAY OF RIVER ROAD (T-783) TO THE SXT-BNT SAME SHALL HAVE BECOME VESTED IN ANY GOVERNMENTAL AGENCY OR OTHER AUTHORITY, OTHER THAN USER RIGHTS ACCRUING TO THE OWNERS OF PROPERTY ADJOINING AND MEMBERS OF THE GENERAL PUBLIC.

BEGINNING at a point on the southwest side of a public road, said point being two hundred eighty-seven (287) feet Southeast of land now or formerly of William E. Olewiler, and extending thence along the Southwest side of said road in a southeastwardly direction one hundred thirty (130) feet to lands now or formerly of D.W. Dewtler, said land having a frontage along said road of one hundred thirty (130) feet and extending thence in a Southwestwardly direction of uniform width throughout to land now or formerly of: B. Kauffman.

Parcel# 31-000-MK-15

IT BEING the same premises which Morris U. Gohn, widower, by deed dated April 3, 1974 and

Property address: 5878 River Drive, York, PA

recorded in the Recorder's Office in and for York County, Pennsylvania, in Deed Book 67-P, Page 1096, granted and conveyed unto Margaret Gohn Daugherty.

PARCEL No. 2:

ALL the following two (2) tracts of land, situate in LOWER WINDSOR TOWNSHIP, York County, Pennsylvania, bounded and limited as follows, to wit:

TRACT NO. 1: BEGINNING at a point on the Southwest side of a public road, said point being one hundred sixty (160) feet Southeast of land now or formerly of William E. Olewiler, and extending thence along the Southwest side of said road in a Southeasterly direction one hundred fifteen (115) feet to lands now or formerly of Rodger E. Detwiler and others, said land having a frontage along said road of one hundred fifteen (115) feet, and extending thence in a Southwesterly direction of uniform width throughout, to land now or formerly of B. Kauffman.

TRACT No. 2: BEGINNING at a point on the Southwest side of a public road, said point being two hundred seventy-five (275) feet Southeast of land now or formerly of: William E. Olewiler; and extending thence along the Southwest side of said road in a Southwardly direction twelve (12) feet to lands now or formerly of: Rodger Detwiler and others. Said land having a frontage along said road of twelve (12) feet and extending thence in a Southwestwardly direction of uniform width throughout, to lands now or formerly of B. Kauffman.

BEING KNOWN AS: 2144 Fishing Creek Road, Wrightsville, PA 17368

UPI#: 35000IM00320000000

BEING KNOWN AS: (Vacant Land) Fishing Creek Road, Wrightsville, PA 17368

UPI#: 35000IM0032A000000

TITLE TO SAID PREMISES IS VESTED IN MICHAEL B. STAMBAUGH BY DEED FROM KENNETH R. STOLTZFUS AND GLADYA M. STOLTZFUS, HUSBAND AND WIFE DATED 06/13/2007 RECORDED 06/15/

PROPERTY ADDRESS: 2144 FISHING CREEK ROAD, WRIGHTSVILLE, PA 17368

UPI#

ALL the following described two (2) parcels of land:

PARCEL No. 1:

ALL the following tract of land with the improvements thereon erected, situate in LOWER WINDSOR TOWNSHIP, York County, Pennsylvania,

more fully bounded and described, as follows, to wit:

BEGINNING at a point on the southwest side of a public road, said point being two hundred eighty-seven (287) feet Southeast of land now or formerly of William E. Olewiler, and extending thence along the Southwest side of said road in a southeastwardly direction one hundred thirty (130) feet to lands now or formerly of D.W. Detwiler, said land having a frontage along said road of one hundred thirty (130) feet and extending thence in a Southwestwardly direction of uniform width throughout to land now or formerly of: B. Kauffman.

IT BEING the same premises which Morris U. Gohn, widower, by deed dated April 3, 1974 and recorded in the Recorder's Office in and for York County, Pennsylvania, in Deed Book 67-P, Page 1096, granted and conveyed unto Margaret Gohn Daugherty.

PARCEL No. 2:

ALL the following two (2) tracts of land, situate in LOWER WINDSOR TOWNSHIP, York County, Pennsylvania, bounded and limited as follows, to wit:

TRACT NO. 1: BEGINNING at a point on the Southwest side of a public road, said point being one hundred sixty (160) feet Southeast of land now or formerly of William E. Olewiler, and extending thence along the Southwest side of said road in a Southeasterly direction one hundred fifteen (115) feet to lands now or formerly of Rodger E. Detwiler and others, said land having a frontage along said road of one hundred fifteen (115) feet, and extending thence in a Southwesterly direction of uniform width throughout, to land now or formerly of B. Kauffman.

TRACT No. 2: BEGINNING at a point on the Southwest side of a public road, said point being two hundred seventy-five (275) feet Southeast of land now or formerly of: William E. Olewiler; and extending thence along the Southwest side of said road in a Southwardly direction twelve (12) feet to lands now or formerly of: Rodger Detwiler and others. Said land having a frontage along said road of twelve (12) feet and extending thence in a Southwestwardly direction of uniform width throughout, to lands now or formerly of B. Kauffman.

BEING KNOWN AS: 2144 Fishing Creek Road, Wrightsville, PA 17368

UPI#: 35000IM00320000000

BEING KNOWN AS: (Vacant Land) Fishing Creek Road, Wrightsville, PA 17368

UPI#: 35000IM0032A000000

TITLE TO SAID PREMISES IS VESTED IN

MICHAEL B. STAMBAUGH BY DEED FROM KENNETH R. STOLTZFUS AND GLADYA M. STOLTZFUS, HUSBAND AND WIFE DATED 06/13/2007 RECORDED 06/15/

PROPERTY ADDRESS: FISHING CREEK ROAD, WRIGHTSVILLE, PA 17368

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY vs. KATIE N. STANTON and STEPHEN S. STANTON, JR Docket Number: 2012-SU-1326-06. 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:

KATIE N. STANTON  
STEPHEN S. STANTON, JR.

ALL THE FOLLOWING described lot of ground with the improvements thereon erected situate, lying and being on the eastern side of Franklin Street, in the Borough of Hanover, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a corner of Franklin Street and lot now or formerly of Clinton J. Gitt; thence along said lot eastwardly 161 feet to a 12 feet wide alley; thence northward along said alley 16.5 feet, more or less, to a corner at Third Street; thence along said Third Street in a westwardly direction 24 feet, more or less, to a corner at other lands now or formerly of George Bange; thence along said last mentioned lands westward 45.8 feet, more or less to Franklin Street; thence with said Street southward 30 feet to the place of BEGINNING.

HAVING THEREON ERECTED A DWELLING

HOUSE KNOWN AS: 343 NORTH FRANKLIN STREET, HANOVER, PA 17331

BEING THE SAME PREMISES WHICH Nguyet Kuhn et al by deed dated 5/14/10 and recorded 5/18/10 in York County Record Book 2075, Page 4514, granted and conveyed unto Stephen S. Stanton, Jr. and Katie N. Stanton, husband and wife.

TO BE SOLD AS THE PROPERTY OF KATIE N. STANTON AND STEPHEN S. STANTON, JR. ON JUDGMENT NO. 2012-SU-001326-06

PROPERTY ADDRESS: 343 NORTH FRANKLIN STREET, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. STEPHEN S. STANTON A/K/A STEPHEN SCOTT STANTON and MARY STANTON A/K/A MARY VIRGINIA STANTON Docket Number: 2012-SU-1328-06. 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:

STEPHEN S. STANTON  
A/K/A STEPHEN SCOTT STANTON  
MARY STANTON  
A/K/A MARY VIRGINIA STANTON

owner(s) of property situate in the BOROUGH OF SHREWSBURY, York County, Pennsylvania, being 9 CULPEPPER ROAD, SHREWSBURY, PA 17361-1907

Parcel No. 840000400330000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 9 CULPEPPER ROAD,

SHREWSBURY, PA 17361

UPI# 84-000-04-0033.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. vs. JAMIE D. STERNER Docket Number: 2012-SU-166-06. 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:

JAMIE D. STERNER

ALL THAT CERTAIN house and lot of ground known as No. 107 S. East Street (formerly known as 146 East Street in prior deeds) in the Borough of Spring Grove, York County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point eighteen and eighty-seven hundredths feet South of the southeast corner of Railroad Street and thence extending at a right angle with East Street and through the center partition wall between property now being conveyed and other property now or formerly of P.H. Glatfelter Company; two hundred feet to a public alley; thence extending along said alley in a Southeasterly direction twenty and twenty-one hundredths feet to a point at property now or formerly of Franklin Street; thence extending eastwardly along the last mentioned property and through the center of the division wall between said properties two hundred feet to a point on East Street; thence extending northwardly along East Street twenty and twenty one hundredths feet to the place of BEGINNING.

The improvements thereon being known as No. 107 S. East Street.

PARCEL ID# 85-000-02-0262.00-00000

Property being known as 107 South East Street,

Spring Grove, Pennsylvania 17362.

Title to said premises is vested in Jamie D. Sterner by deed from Jamie D. Sterner and Joleene Sterner, husband and wife, dated February 11, 2011 and recorded February 22, 2011 in Deed Book as Instrument No. 2011009919.

PROPERTY ADDRESS: 107 SOUTH EAST STREET, SPRING GROVE, PA 17362

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 HOME LOAN MORTGAGE CORPORATION vs. CHARLES E. STEWART, JR. Docket Number: 2012-SU-1493-06. 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:

CHARLES E. STEWART, JR.

ALL THAT CERTAIN Unit in the property known, named and identified in the Declaration Plan referred to below as COLONIAL CROSSINGS CONDOMINIUM, PHASE III, located in the North Codorus Township, York County, Pennsylvania, which has heretofore been submitted to the provisions of the Pennsylvania Uniform Condominium Act, by the recorded in the Recorder of Deeds Office of York County, Pennsylvania of a Declaration dated April 17, 2003, and recorded in Record Book 1575, Page 3582, a First Amendment to Declaration dated May 28, 2004, and recorded in Record Book 1666, Page 4674, a Declaration Creating and Establishing Colonial Crossings, a Condominium dated April 4, 2005, and recorded in Record Book 1719, Page 7698, Amended and Restated Declaration of Planned Community dated March 23, 2005, and recorded in Record Book 1720, Page 4386, Plan Book GG, Page 2415, and any and all supplements and

amendments, thereto, being and designated on such Declaration Plan as amended, as UNIT NO. 3619 on Plat Book 1738-1622, commonly known as 3619 ARMORY LANE, as more full described in such Declaration and Plan as amended.

TOGETHER with a proportionate undivided interest in and to the Common Elements as more full set forth in the aforesaid Declaration of Condominium and Plan, as amended.

BEING PARCEL #40-000-15-0048.00-C3619

BEING KNOWN AS: 3619 Armory Lane, Unit 3619, York, PA 17408

BEING THE SAME PREMISES which U.S. Home Corp. D/B/A Lennar Corporation granted and conveyed unto Charles E. Stewart, Jr. by Deed dated October 16, 2006 and recorded November 1, 2006 in York County Record Book 1851, Page 8050

PROPERTY ADDRESS: 3619 ARMORY LANE, UNIT 3619, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. GREGORY J. STORLIE and SUSAN A. STORLIE Docket Number: 2012-SU-788-06. 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:

GREGORY J. STORLIE  
SUSAN A. STORLIE

owner(s) of property situate in the YORK TOWNSHIP, York County, Pennsylvania, being 211 HOWARDS END, YORK, PA 17403-4874

Parcel No. 54-000-56-0011.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$290,897.69

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 211 HOWARDS END, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 INDENTURE TRUSTEE FOR NEW CENTURY HOME EQUITY LOAN TRUST 2006-2 vs. FRANK E. STOUGH and APRIL L. STOUGH Docket Number: 2012-SU-424-06. 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:

FRANK E. STOUGH  
APRIL L. STOUGH

ATC piece, parcel, and tract of real estate situate on the South side of Fairview Avenue, in the Borough of Dover, York County, PA.

PARCEL No. 590-000-02-0093

PROPERTY ADDRESS: 119 Fairview Avenue, Dover, PA 17315

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: Frank E. Stough and April L. Stough



ATTORNEY FOR PLAINTIFF: Gregory Javardian, Esquire

SHERIFF: Richard P. Keuerleber

PROPERTY ADDRESS: 119 FAIRVIEW AVENUE, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY vs. ROBIN R. SVOBODA and RICHARD S. SVOBODA Docket Number: 2011-SU-3527-06. 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:

ROBIN R. SVOBODA  
RICHARD S. SVOBODA

ALL THAT CERTAIN tract of land situate in the Township of York, County of York and Commonwealth of Pennsylvania, and HAVING THEREON ERECTED A DWELLING HOUSE KNOWN AS: 30 MAPLE ROAD, YORK, PA 17403

Assessment Account No. 54-000-26-0121

Reference York County Record Book 1484, Page 6921.

TO BE SOLD AS THE PROPERTY OF ROBIN R. SVOBODA AND RICHARD S. SVOBODA ON JUDGMENT NO. 2011-SU-003527-06

PROPERTY ADDRESS: 30 MAPLE ROAD, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, S/B/M TO CHASE HOME FINANCE. LLC. vs. ANDREA L. SWOPE and DAARON L. SWOPE Docket Number: 2009-SU-5606-06. 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:

ANDREA L. SWOPE  
DAARON L. SWOPE

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 720 GUNNISON ROAD, YORK, PA 17404-1930

Parcel No. 145740500180000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$145,620.88

Attorneys for Plaintiff  
Phelan Hallinan & Schmiege, LLP.

PROPERTY ADDRESS: 720 GUNNISON ROAD, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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. TATE

owner(s) of property situate in the 9th WARD OF THE CITY OF YORK, York County, Pennsylvania, being 1026 WEST KING STREET, YORK, PA 17404-3406

Parcel No. 09-209-01-0005.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$42,818.67

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 1026 WEST KING STREET, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 C. TATE Docket Number: 2011-SU-4750-06. 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:

DAVID C. TATE

owner(s) of property situate in the 9TH WARD OF THE CITY OF YORK, York County, Pennsylvania, being 914 WEST PRINCESS STREET, YORK, PA 17401-3645

Parcel No. 09-214-07-0008.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$49,018.26

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 914 WEST PRINCESS STREET, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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., AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2007-OPT5, ASSET-BACKED CERTIFICATES, SERIES 2007-OPT5 vs. TRACY TAYLOR A/K/A TRACY CREW TAYLOR and CHARLES TAYLOR Docket Number: 2012-SU-818-06. 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:

TRACY TAYLOR  
A/K/A TRACY CREW TAYLOR  
CHARLES TAYLOR

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 C. TATE Docket Number: 2011-SU-4161-06. And to me directed, I will expose at public sale in the York

All that certain lot, piece or parcel of land situate in Windsor Township, York County, Pennsylvania, being Lot No. 47 as shown on the Revised Final Subdivision Plan, "Taylor Estates" - Phase II-Section A, 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 S.S., Page 199, and being more particularly bounded and described in accordance with the said revised final Subdivision Plan, Sheet 5 of 5, as prepared by Stahlman & Stahlman, Inc., York Pennsylvania.

PARCEL 1D# 53 000 33 0047 00 00000

Property being known as 425 Palomino Drive, York, Pennsylvania 17402.

Title to said premises is vested in Tracy Crew Taylor and Charles Taylor by deed from Gemcraft Homes Forest Hill, LLC, dated July 29, 2005 and recorded August 24, 2005 in Deed Book 1749, Page 8211, as Instrument No, 2005064750.

PROPERTY ADDRESS: 425 PALOMINO DRIVE, YORK, PA 17402

UPI# 53-000-33-0047.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of STATE FARM BANK, FSB vs. JOSE TEMBRA and LORETTA TEMBRA Docket Number: 2012-SU-487-06. 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:

JOSE TEMBRA  
LORETTA TEMBRA

All that certain parcel of land situate in the Township of East Hopewell, County of York, State of Pennsylvania, being known and designated as follows:

Beginning at a spike located at the intersection of the center lines of Township Road No. 621, known as Lentz Road, and Township Road No 554, known as Fishel Road; thence along the center line of Fishel Road North 21 27' Bast, 215.00 feet to a spike; thence in and through lands now or formerly of W. Wilson Hershner and Hilda R. Hershner, of which this was a part, crossing over an iron pin set 15.00 feet front the beginning of this course, South 84\* 45' East, 270.00 feet to a point; thence by the same, South 2r 27' West crossing over an iron pin set 17.00 feet from the termination point of this course 215.00 feet to a spike in the center line of Lentz Road; thence along the center line of Lentz Road North 84'45' West, 270.00 feet to a spike and the place of beginning. The foregoing description is in accordance with a survey prepared by Gordon L Brown and Associates, Engineers and Surveyors, on April 3, 1975, identified as Drawing No J-5052.

Property being known as 6649 Lentz Road, Felton, Pennsylvania 17322.

Title to said premises is vested in Jose Tembra and Loretta Tembra, husband and wife, by deed from Loretta Tambr, parties of the first part, dated February 18, 2005 and recorded February 28, 2005 in Deed Book 1708, Page 2051, as Instrument No. 2005014660.

PROPERTY ADDRESS: 6649 LENTZ ROAD, FELTON, PA 17322

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. COREY M. TOMASINI and ERICA J. ZIMMERMAN Docket Number: 2011-SU-3501-06. 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:

COREY M. TOMASSINI  
ERICA J. ZIMMERMAN

ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND, SITUATE, LYING AND BEING IN PENN TOWNSHIP, YORK COUNTY, PENNSYLVANIA, MORE PARTICULARLY BOUNDED, LIMITED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ALONG THE EDGE OF AZALEA DRIVE, A FIFTY (50.00) FEET WIDE RIGHT OF WAY, AT CORNER OF LOT NO. 115 OF THE HEREINAFTER REFERRED TO SUBDIVISION PLAN; THENCE CONTINUING ALONG SAID LOT NO. 115, SOUTH TWELVE (12) DEGREES FIFTY-EIGHT (58) MINUTES THREE (03) SECONDS WEST, ONE HUNDRED SEVENTY-ONE AND NINE HUNDREDTHS (171.09) FEET TO A POINT AT CORNER OF LOT NO. 131 OF SAID PLAN; THENCE CONTINUING ALONG SAID LOT NO. 131 AND ALSO ALONG LOT NO. 130 OF SAID PLAN, NORTH FIFTY NINE (59) DEGREES FIVE (05) MINUTES TWELVE (12) SECONDS WEST, ONE HUNDRED NINE AND SIXTY-FIVE HUNDREDTHS (109.65) FEET TO A POINT AT CORNER OF LOT NO. 117 OF SAID PLAN; THENCE CONTINUING ALONG SAID LOT NO. 117, NORTH TWENTY (20) DEGREES FORTY-FIVE (45) MINUTES THIRTY-FIVE (35) SECONDS EAST, ONE HUNDRED FORTY-FOUR AND FORTY-ONE HUNDREDTHS (144.41) FEET TO A POINT AT THE EDGE OF THE AFORESAID AZALEA DRIVE; THENCE CONTINUING ALONG THE EDGE OF SAID AZALEA DRIVE BY A CURVE TO THE LEFT HAVING A RADIUS OF SIX HUNDRED TWENTY-FIVE (625.00) FEET, AN ARC DISTANCE OF EIGHTY-FIVE (85.00) FEET AND A CHORD BEARING AND DISTANCE OF SOUTH SEVENTY-THREE (73) DEGREES EIGHT (08) MINUTES ELEVEN (11) SECONDS EAST, EIGHTY-FOUR AND NINETY-THREE HUNDREDTHS (84.93) FEET TO A POINT, THE PLACE OF BEGINNING.

BEING LOT NO. 116 ON FINAL PLAN OF HALL ESTATES II - PHASE II, PREPARED BY GROUP HANOVER, DATED FEBRUARY 6, 1991, DESIGNATED AS PROJECT NO. 891290, WHICH SAID SUBDIVISION PLAN IS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR YORK COUNTY, PENNSYLVANIA IN PLAN BOOK KK, PAGE 832.

BEING KNOWN AND NUMBERED AS 331 AZALEA DRIVE, HANOVER, PA, 17331

UPIN NUMBER 44-000-23-0116-00-00000

BEING THE SAME PREMISES WHICH U. HARRY MARBLE AND RENEE MARBLE, HUSBAND AND WIFE, BY DEED DATED APRIL 30, 2009 AND RECORDED MAY 4, 2009 IN AND FOR YORK COUNTY, PENN-

SYLVANIA, IN DEED BOOK VOLUME 2019, PAGE 344, GRANTED AND CONVEYED UNTO COREY M. TOMASSINI AND ERICA J. ZIMMERMAN, BOTH SINGLE ADULTS, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP.

PROPERTY ADDRESS: 331 AZALEA DRIVE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of OCWEN LOAN SERVICING, LLC vs. KATHLEEN TURNER and RANDALL L. TURNER Docket Number: 2012-SU-1577-06. 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:

KATHLEEN TURNER  
RANDALL L. TURNER

ALL THAT CERTAIN LOT OF LAND SITUATE IN PENN TOWNSHIP, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 1005 MARIETTA AVENUE, (Penn Township), Hanover, PA 17331

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 1005 MARIETTA AVENUE, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within

(10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

44 DEGREES WEST IN STICKS ROAD (S.R. 216) THE DISTANCE OF 201.30 FEET TO THE PLACE OF BEGINNING.

BEING KNOWN AND NUMBERED AS 4180 MANCHESTER STREET, GLEN ROCK, PA, 17327

UPIN NUMBER 45-000CH006100-00000

BEING THE SAME PREMISES WHICH WILLIAM C. DAVIS, BY DEED DATED JUNE 2, 2005 AND RECORDED JUNE 8, 2005 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1730, PAGE 4680, INSTRUMENT NO. 2005041714, GRANTED AND CONVEYED UNTO BARRY K URIAN JR.

PROPERTY ADDRESS: 4180 MANCHESTER STREET, GLEN ROCK, PA 17327

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. BARRY K. URIAN, JR. Docket Number: 2011-SU-4919-06. 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:

BARRY K. URIAN, JR.

ALL THAT CERTAIN TRACT OF LAND WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE IN THE TOWNSHIP OF SHREWSBURY, COUNTY OF YORK AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN STICKS ROAD (S.R. 216), CORNER TO LAND OF DEBRA L. SMITH; THENCE SOUTH 40 DEGREES 40 MINUTES 43 SECONDS EAST ALONG LAND OF DEBRA L. SMITH THE DISTANCE OF 830.79 FEET TO A POINT; THENCE NORTH 54 DEGREES 49 MINUTES 17 SECONDS EAST ALONG LAND OF DEBRA L. SMITH THE DISTANCE OF 254.10 FEET TO A POINT; THENCE NORTH 23 DEGREES 25 MINUTES 43 SECONDS WEST ALONG LAND OF DEBRA L. SMITH THE DISTANCE OF 330 FEET TO A POINT; THENCE NORTH 00 DEGREES 10 MINUTES 43 SECONDS WEST ALONG LAND OF DEBRA L. SMITH THE DISTANCE OF 156.75 FEET TO A POINT; THENCE NORTH 13 DEGREES 30 MINUTES 53 SECONDS WEST ALONG LAND OF DEBRA L. SMITH THE DISTANCE OF 118.66 FEET TO A POINT; THENCE NORTH 21 DEGREES 25 MINUTES 43 SECONDS WEST ALONG LAND OF DEBRA L. SMITH THE DISTANCE OF 132.00 FEET TO A POINT; THENCE NORTH 80 DEGREES 40 MINUTES 43 SECONDS WEST ALONG LAND OF DEBRA L. SMITH THE DISTANCE OF 160.05 FEET TO A POINT; THENCE NORTH 86 DEGREES 40 MINUTES 43 SECONDS WEST ALONG LAND OF DEBRA L. SMITH THE DISTANCE OF 57.90 FEET TO A POINT IN STICKS ROAD (S.R. 216); THENCE SOUTH 63 DEGREES WEST IN STICKS ROAD (S.R. 216) THE DISTANCE OF 204.60 FEET TO A POINT; THENCE SOUTH

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of GENERATION MORTGAGE COMPANY vs. WILLIAM E. VALENTINE, ESTATE OF SUSAN MARIE SMITH, AS EXECUTRIX AND HEIR OF THE ESTATE OF WILLIAM E. VALENTINE, LISA ANN BRENNEMAN, AS HEIR OF WILLIAM E. VALENTINE, MARY BETH REED, AS HEIR OF WILLIAM E. VALENTINE Docket Number: 2012-SU-164-06. 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:

WILLIAM E. VALENTINE,  
ESTATE OF SUSAN MARIE SMITH,  
AS EXECUTRIX AND HEIR OF THE ESTATE  
OF WILLIAM E. VALENTINE  
LISA ANN BRENNEMAN,  
AS HEIR OF WILLIAM E. VALENTINE



MARY BETH REED,  
AS HEIR OF WILLIAM E. VALENTINE

Owner(s) of property situate in the TOWNSHIP OF NORTH CODORUS York County, Pennsylvania being 2105 Cemetery Road, Seven Valleys, PA 17360

Parcel No. 40-000-FH-0007.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 2105 CEMETERY ROAD, SEVEN VALLEYS, PA 17360

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of ONEWEST BANK, FSB vs. DOROTHY A. VAN DYKE Docket Number: 2011-SU-4888-06. 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:

DOROTHY A. VAN DYKE

ALL that certain tract of land lying, situate and being in Dover Township, York County, Pennsylvania, known as Lot 169A and Lot 169B, as further described on a Final Subdivision Plan for David W. Barkby, dated August 15, 1995 and revised September 6, 1995 and September 7, 1995, prepared by David A. Hoffman, Land Surveyor, and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Plan Book NN, Page 758, more particularly bounded and limited as follows, to wit:

BEGINNING at a point in Sky Top Trail (1-845) at lands now or formerly of David B. and Jodi T. Arnold; thence by said lands North Forty-one (41) degrees Thirty-seven (37) minutes

Fifteen (15) seconds West, Four Hundred Three and Thirty hundredths (403.30) feet to a point at lands now or formerly of Jack S. and Nancy Parr; thence continuing along said lands North Fifty-nine (59) degrees Zero (00) minutes Zero (00) seconds East, Two Hundred One and Ninety hundredths (201.90) feet to a point at lands now or formerly of George W. Sevens, Jr. and Patricia A. Sevens; thence continuing along said lands South Forty-one (41) degrees Thirty-seven (37) minutes Fifteen (15) seconds East, Three Hundred Fifty-seven and Sixty hundredths (357.60) feet to a point along Sky Top Trail (T-845); thence continuing along the following Three (3) courses along Sky Top Trail (T-845); [1] South Fifty-one (51) degrees Eight (08) minutes Twenty (20) seconds West, Twenty and Sixty-two hundredths (20.62) feet to a point; thence continuing [2] by a curve to the left having a radius of Seven Hundred Fifty and Zero hundredths (750.00) feet, an arc distance of One Hundred and Fifty-six and Zero hundredths (156.00) feet, the chord of which is South Forty-six (46) degrees Three (03) minutes Fifty-six (56) seconds West, One Hundred Fifty-five and Seventy-two hundredths (155.72) feet to a point; thence continuing [3] South Forty (40) degrees Six (06) minutes Thirty (30) seconds West, Twenty-two and Forty-nine hundredths (22.49) feet to the point and place of BEGINNING. Containing 1.716 acres.

UNDER AND SUBJECT, NEVERTHELESS, to the conditions, restrictions and reservations recorded with the above mention plan of lots.

PARCEL ID# 24-000-LF-0169-A0-00000

Property being known as 2695 Sky Top Trail, Dover, Pennsylvania 17315.

Title to said premises is vested in Dorothy A. Van Dyke, married woman by deed from Thomas L. Steeper and Julie E. Steeper, husband and wife, a one interest, as tenants by the entireties and Dorothy A. Van Dyke, married woman, a one-half interest, the two interests to be held as joint tenants with right of survivorship, dated October 9, 2007 and recorded October 9, 2007 in Deed Book 1926, Page 3048, as Instrument No. 2007075664.

PROPERTY ADDRESS: 2695 SKY TOP TRAIL, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

VELEZ Docket Number: 2012-SU-954-06. 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:

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. ROBERT VANCE and PAIGE VANCE F/K/A PAIGE ANNE KNAUER, A/K/A PAIGE A. VANCE Docket Number: 2012-SU-965-06. 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:

LEIGH C. VELEZ  
DANIEL VELEZ

owner(s) of property situate in the TOWNSHIP OF MANCHESTER, York County, Pennsylvania, being 328 BRUAW DRIVE, YORK, PA 17406-6539

Parcel No. 360004400620000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$189,753.11

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 328 BRUAW DRIVE, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

AS THE REAL ESTATE OF:

ROBERT VANCE  
PAIGE VANCE  
F/K/A PAIGE ANNE KNAUER,  
A/K/A PAIGE A. VANCE

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 190 MERION ROAD, YORK, PA 17403-3730

Parcel No. 155910200070000000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 190 MERION ROAD, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. ELIEZER VELLON and REBEKAH WESTOVER Docket Number: 2011-SU-4850-06. 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:

ELIEZER VELLON  
REBEKAH WESTOVER

ALL THAT CERTAIN LOT OF GROUND WITH IMPROVEMENTS THEREON ERECT-

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 FOR THE CERTIFICATEHOLDERS CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2005-AB4 vs. LEIGH C. VELEZ and DANIEL

ED, KNOWN AS 641 MANOR STREET, SITUATE IN THE EIGHT WARD, CITY OF YORK, COUNTY OF YORK, COMMONWEALTH OF PENNSYLVANIA, TAX ID # 08-164-040046.00-00000 BOUNDED, LIMITED AND DESCRIBED AS FOLLOWS, TO WIT:

ON THE NORTH BY PROPERTY NOW OR FORMERLY OF LYDIA H. HOFFNAGLE; ON THE EAST BY AND ALLEY; ON THE SOUTH BY COTTAGE PLACE OF ONE HUNDRED (100) FEET, MORE OR LESS, AND EXTENDING TO A DEPTH OF SIXTEEN FEET, MORE OR LESS, THE PLACE OF THE BEGINNING.

BEING KNOWN AND NUMBERED AS 641 MANOR STREET, YORK, PA, 17401-2112

BEING THE SAME PREMISES WHICH CRAIG J. MOSERBROOK AND CYNTHIA A. MOSERBROOK, HUSBAND AND WIFE, BY DEED DATED AUGUST 1, 2008 AND RECORDED AUGUST 4, 2008 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1979, PAGE 2541, GRANTED AND CONVEYED UNTO ELIEZER VELLON AND REBEKAH WESTOVER.

PROPERTY ADDRESS: 641 MANOR STREET, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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, S/B/M TO CHASE HOME FINANCE, LLC, S/B/M TO CHASE MANHATTAN MORTGAGE CORPORATION vs. LORI WALKER Docket Number: 2010-SU-2061-06. 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:

LORI WALKER

owner(s) of property situate in the BOROUGH OF DALLASTOWN, York County, Pennsylvania, being 38 SOUTH PLEASANT AVENUE, DALLASTOWN, PA 17313-2214

Parcel No. 56-000-04-0240.00-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 38 SOUTH PLEASANT AVENUE, DALLASTOWN, PA 17313

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
 Sheriff's Office,  
 09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of AGFIRST FARM CREDIT BANK vs. PAMELA J. WARNS Docket Number: 2012-SU-1276-06. 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:

PAMELA J. WARNS

owner(s) of property situate in the TOWNSHIP OF MANHEIM, York County, Pennsylvania, being 2718 RIDGE ROAD, GLENVILLE, PA 17329-9369

Parcel No. 1: 37-000-BF-0018.00-00000

Parcel No. 2: 37-000-BF-0018.A0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$201,082.67

Attorneys for Plaintiff  
 Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 2718 RIDGE ROAD, GLENVILLE, PA 17329

BEING KNOWN AND NUMBERED AS 1109 WEST KING STREET, YORK, PA, 17404

UPI#

UPIN NUMBER 88-000-02-0072-00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

BEING THE SAME PREMISES WHICH AIMEE E. SANCHEZ, UNMARRIED WOMAN, BY DEED DATED JULY 31, 2008 AND RECORDED AUGUST 5, 2008 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1979, PAGE 4568, GRANTED AND CONVEYED UNTO RYAN P. WASHLASKI AND LEE L. WASHLASKI, SON AND MOTHER.

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

PROPERTY ADDRESS: 1109 WEST KING STREET, YORK, PA 17404

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. RYAN P. WASHLASKI and LEE L. WASHLASKI Docket Number: 2011-SU-4629-06. 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:

RYAN P. WASHLASKI  
LEE L. WASHLASKI

ALL THAT CERTAIN LOT OF GROUND WITH THE IMPROVEMENTS; THEREON ERECTED, SITUATE ON THE NORTH SIDE OF WEST KING STREET, BOROUGH OF WEST YORK, YORK COUNTY, PENNSYLVANIA, KNOWN AND NUMBERED AS 1109, BOUNDED AND LIMITED AND DESCRIBED AS FOLLOWS:

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of SUSQUEHANNA BANK, SUCCESSOR BY MERGER TO COMMUNITY BANKS vs. STANLEY T. WATROBA, ANNE C. WATROBA and THE UNITED STATES OF AMERICA Docket Number: 2010-SU-5790-06. 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:

STANLEY T. WATROBA  
ANNE C. WATROBA  
THE UNITED STATES OF AMERICA

BEGINNING AT A POINT ON THE NORTH SIDE OF SAID WEST KING STREET, 76 FEET 06 INCHES WEST OF THE NORTHWEST CORNER OF SAID WEST KING STREET AND DEWEY STREET, AND EXTENDING THENCE WESTWARDLY ALONG THE NORTHERN SIDE OF WEST KING STREET, 16 FEET TO A POINT; THENCE AT A RIGHT ANGLE NORTHWARDLY ALONG PROPERTY NOW OR FORMERLY OF AUSTIN BUCKINGHAM, 100 FEET TO A POINT IN A 20 FOOT WIDE ALLEY; THENCE AT A RIGHT ANGLE EASTWARDLY ALONG THE SOUTH SIDE OF SAID ALLEY, 16 FEET TO A POINT; THENCE AT A RIGHT ANGLE SOUTHWARDLY ALONG PROPERTY NOW OR FORMERLY OF MARGARET KNADIG, 100 FEET TO WEST KING STREET, THE PLACE OF BEGINNING.

PARCEL NO. 1:

ALL that certain tract of ground lying, being and situate in the Township of Springettsbury, County of York and Commonwealth of Pennsylvania, known and numbered as Lot No. 3 on a Plan of Subdivision of W. Alan Deamer as found in York County Records, Plan Book HH, Page 554, dated April 21, 1987, and being further described and

bounded as follows, to wit:

BEGINNING for a point at an existing rebar at lands now or formerly of Emma C. Cunningham at or adjacent to the Deininger Road, also known as Township Road T-945 and running thence along the western edge of said Township Road, South ten (10) degrees fifty-seven (57) minutes twenty-eight (28) seconds West one hundred sixty-five and zero one-hundredths (165.00) feet to an iron pin; thence by Lot No. 2 of said subdivision South forty-eight (48) degrees fifteen (15) minutes forty-seven (47) seconds West two hundred twenty-five and twenty-five one-hundredths (225.25) feet to a point; thence by the same South fifty-one (51) degrees forty-eight (48) minutes forty (40) seconds West four hundred forty-four and fifty-nine one-hundredths (444.59) feet to a point at the intersection of Lots 2, 4 and 5; thence by Lot No. 4, now or formerly of Joseph Fabie North twenty-eight (28) degrees forty-seven (47) minutes three (03) seconds West four hundred eighty-five and zero one-hundredths (485.00) feet to lands now or formerly of Lowell W. Williams; thence by lands of Lowell W. Williams North forty-eight (48) degrees fifty-seven (57) minutes fifteen (15) seconds East one hundred fifty-one and seventy one-hundredths (151.70) feet to a rebar at lands now or formerly of John M. Garber; thence by last mentioned lands South thirteen (13) degrees twenty-nine (29) minutes East nine and ninety-four one-hundredths (9.94) feet to a point; thence by the same North forty-eight (48) degrees thirteen (13) minutes East two hundred seventy-four and sixty-six one hundredths (274.66) feet to an existing rebar; thence by lands now or formerly of Emma C Cunningham South twenty-nine (29) degrees twelve (12) minutes thirty (30) seconds East three hundred ninety-nine and thirty-two one-hundredths (399.32) feet to an existing rebar; thence by the same North forty-eight (48) degrees fifteen (15) minutes forty-five (45) seconds East three hundred fifty-six and forty-nine one-hundredths (356.49) feet to a point and place of BEGINNING.

PARCEL NO. 2:

ALL that certain tract of land, situate, lying and being in Springettsbury Township, York County, Pennsylvania, shown as Lot No. 1 on a Final Subdivision Plan prepared for Jeffrey A. and Elizabeth A. Snyder by Gordon L. Brown & Associates, Inc., dated July 8, 1996 and recorded in the York County Recorder of Deeds of Office in Book 00, Page 408 and described more fully as follows:

BEGINNING at an iron pin at corner of other lands now or formerly of Jeffrey A. Snyder and of Richard E. Chronister; thence along other lands now or formerly of Richard E. Chronister, South forty-eight (48) degrees thirteen (13) minutes fifty (50) seconds West, two hundred seventy-four and sixty-six hundredths (274.66) feet to an iron pin at I. Post at a corner of lands now or formerly of Richard E. Chronister, thence along the last mentioned lands and lands now or formerly of Daniel

R. Kurka North sixteen (16) degrees three (03) minutes five (05) seconds West, three hundred twenty and forty-nine hundredths (320.49) feet to an iron pin at I. post at corner of Lot No. 4; thence along Lot No. 4, North forty-eight (48) degrees thirteen (13) minutes fifty (50) seconds East One hundred eighty-eight and no hundredths (188.00) feet to a point; thence continuing along Lot No. 4 and Lot No. 2, South thirty-one (31) degrees twenty-eight (28) minutes fifty (50) seconds East, two hundred ninety-three and forty-six hundredths (293.46) feet to an iron pin, the point and place of BEGINNING.

CONTAINING 1.534 acres.

BEING the same premises which Richard E. Chronister and Shirley M. Chronister, Husband and Wife, by Deed dated March 1, 2004 and recorded March 2, 2004, in and for York County, Pennsylvania, at Deed Book Volume 1636, Page 4808, granted and conveyed unto Stanley T. Watroba and Anne C. Watroba, Husband and Wife.

PROPERTY ADDRESS: 2337 DEININGER ROAD, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 SOUNDVIEW HOME LOAN TRUST 2005-OPT3, ASSET-BACKED CERTIFICATES, SERIES 2005-OPT3 vs. JADA A. WEAVER and RICHARD C. WEAVER Docket Number: 2012-SU-1280-06. 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:

JADA A. WEAVER  
RICHARD C. WEAVER



ALL THAT CERTAIN LOT OF LAND SITUATE IN TOWNSHIP OF MANCHESTER, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 3409 Merlot Court, (Manchester Township), York, PA 17404

PARCEL NUMBER: 36-000-45-0030.00

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 3409 MERLOT COURT, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-R3 vs. LYNN B. WEDLOCK and CONSTANCE P. WEDLOCK Docket Number: 2011-SU-1266-06. 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:

LYNN B. WEDLOCK  
CONSTANCE P. WEDLOCK

All that certain tract of land situate in Dover Township, York County, Pennsylvania, being more fully bounded and described as Lot No. 4 on a subdivision plan of lots of Alfred E. Vigna, as prepared by Gordon L. Brown and Associates, Engineers and Surveyors, dated August 24, 1974, and bearing Drawing No. H-730, as follows:

Beginning at a point in Township Road No. 815 (Old Carlisle Road) and Lot No. 3 of the above mentioned plan; thence in and through said Township Road No. 815 South 44 degrees 19 minutes East, 175.00 feet to a point on the Northwestern

side of a 35.00 foot wide private lane; thence leaving said Township Road and along the Northwestern side of private land South 55 degrees 43 minutes West, 152.33 feet to a point at Lot No. 5 of the above mentioned plan; thence along said Lot No. 5 North 44 degrees 19 minutes 00 seconds West, 148.46 feet to a point at Lot No. 3 of the above mentioned plan; thence along Lot No. 3 North 45 degrees 41 minutes East, 150.00 feet to a point in Township Road No. 815, the point and place of beginning. Containing 0.560 acre.

Tax Id No: #24-LF-147C

For information purposes only - Property also known as: 5890 Old Carlisle Rd., Dover, PA 17315-2256

TITLE TO SAID PREMISES IS VESTED IN Lynn B. Wedlock and Constance P. Wedlock, husband and wife, from Mark A. Kohr and Sandra A. Kohr, husband and wife, dated 12/28/1989 and recorded 01/03/1990 in Book 105-B, Page 379.

PROPERTY ADDRESS: 5890 OLD CARLISLE ROAD, DOVER, PA 17315

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 SUCCESSOR IN INTEREST TO JP MORGAN CHASE BANK NA AS TRUSTEE FOR STRUCTURED ASSET MORTGAGE INVESTMENTS II INC. BEAR STEARNS ALT-A TRUST 2005-7, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-7 vs. CHRISTY WILCOX Docket Number: 2012-SU-980-06. 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:

CHRISTY WILCOX

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 244 EAST PHILADELPHIA STREET, YORK, PA 17403-1511

Parcel No. 020230100380000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$72,052.51

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 244 EAST PHILADELPHIA STREET, YORK, PA 17403

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 A. WILDERMAN and TINA M. WILDERMAN Docket Number: 2012-SU-1425-06. 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:

DAVID A. WILDERMAN  
TINA M. WILDERMAN

owner(s) of property situate in the BOROUGH OF LOGANVILLE, York County, Pennsylvania, being 17 PARKVIEW DRIVE, SEVEN VALLEYS, PA 17360-9612

Parcel No. 75000040101B000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$214,638.89

Attorneys for Plaintiff  
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 17 PARKVIEW DRIVE, SEVEN VALLEYS, PA 17360

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A. vs. STEVEN H. WILKE and JULIA ANN WILKE Docket Number: 2011-SU-249-06. 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:

STEVEN H. WILKE  
JULIA ANN WILKE

ALL the following described piece, parcel or tract of land situate, lying and being in Penn Township, County of York and State of Pennsylvania and known as Lots 82, 83, 84, 85 and 86 on a plot of lots laid out by Oscar R. Bowman, and known as Bowman Park Development, which said plot is recorded in The Recorders Office in and for York County, in Deed Book 25-V, page 701, bounded and described as follows:

BEGINNING for a corner at a stake, a corner of Forest Lane and Woodside Avenue, running thence along said Avenue North forty-four (44) degrees forty-four (44) minutes east two hundred twenty-three and one-tenth (223.1) feet to a stake for a corner at South Center Street; thence along said Street southeastwardly, along a curved line, One hundred ninety-six and three-tenths (196.3) feet to a stake, a corner at said Street and Forest Lane; thence along said Forest Lane South eight (8) degrees forty (40) minutes West One hundred (100) feet to a stake for a corner; thence further along said Forest Lane North eighty-three (83)

degrees twenty-three (23) minutes West Three hundred twenty-two and one-tenth (322.1) feet to the place of BEGINNING.

IT BEING the same premises which Marilyn M. Nelson by deed bearing even date and about to be recorded in The Office of The Recorder of Deeds in and for York County, Pennsylvania, granted and conveyed unto Steven H. Wilke and Julia Ann Wilke, MORTGAGORS HEREIN.

BEING KNOWN AS: 455 South Center Street  
Hanover, PA 17331

PROPERTY ID NO.: UPI #440001100300000000

TITLE TO SAID PREMISES IS VESTED IN STEVEN H. WILKE AND JULIA ANN WILKE, TENANTS BY THE ENTIRETIES BY DEED FROM MARILYN M. NELSON, WIDOTED 06/20/07 RECORDED 06/2 IN DEED BOOK 1903 PAGE 2836.

PROPERTY ADDRESS: 455 SOUTH CENTER STREET, HANOVER, PA 17331

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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. WILLIE J. WILLIAMS, JR. Docket Number: 2012-SU-1945-06. 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:

WILLIE J. WILLIAMS, JR.

ALL that certain tract of land, together with the improvements thereon erected, situate on the Western side of Heistand Road, in Springettsbury Township, York County, Pennsylvania, known and numbered as 212 Heistand Road, and being

further identified as Lot No. D-17, on a Plan of Subdivision known as "Yorklyn", which plan was prepared by Daughtery and Smyser, Registered Engineers, dated march 30, 1955, and recorded on April 20, 1955, in Deed Book 40R, Page 316, Records of York County, Pennsylvania, and being more fully bounded and described according to a Plan of Survey made thereof by J. H. Rife, Registered Surveyor, dated August 13, 1958, as follows:

BEGINNING at a point on the Western side of Heistand Road, said point of beginning being one hundred and thirty-five one-hundredths (100.35) feet Southwardly from the Southwestern corner of Heistand Road and Oakleigh Drive North; thence along the Western side of Heistand Road, South 12 degrees 39 minutes 10 seconds East, one hundred (100) feet to a point at Lot No. D-18; thence along Lot No. D-18, South 77 degrees 20 minutes 50 seconds West, one hundred twenty (120) feet to a point at the Lot No. B-32; thence along Lot Nos. B-32 and D-15, North 12 degrees 39 minutes 10 seconds West, one hundred (100) feet to a point at the Lot No. D-16; thence along Lot No. D-16, North 77 degrees 20 minutes 50 seconds East, one hundred twenty (120) feet to the first mentioned point on the Western side of Heistand Road and the place of BEGINNING.

BEING the same premises which Delores Williams Smith, formerly Delores Williams and Randy R. Smith, her husband by Deed dated June 22, 1992 and recorded in the Office of the Recorder of Deeds of York County on July 10, 1992

PROPERTY ADDRESS: 212 HEISTAND ROAD, YORK, PA 17402

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,

09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of RESIDENTIAL MORTGAGE TRUST 2008-R1 vs. FLOYD WILLIAMS and LINDA L. WILLIAMS Docket Number: 2009-SU-1109-06. 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:

FLOYD WILLIAMS  
LINDA L. WILLIAMS

ALL THAT CERTAIN tract of land, with the improvements thereon erected, situate in the BOROUGH OF WEST YORK, County of York and Commonwealth of Pennsylvania, being known and numbered as 1129 West Poplar Street, York, Pennsylvania 17404, being more fully bounded and described as follows, to wit:

BOUNDED on the South by West Poplar Street; on the East by property now or formerly of Iva Stover Stump; on the North by a twenty (20) feet wide alley; and on the West by property now for formerly of Curtis M. Gross. Containing a frontage of twenty (20) feet six (6) inches on said West Poplar Street and extending in depth of uniform width throughout Northwardly ninety-five (95) feet, more or less, to said twenty (20) feet wide alley.

BEING KNOWN AS: 1129 West Poplar Street, York, PA 17404

PROPERTY ADDRESS: 1129 WEST POPLAR STREET, YORK, PA 17404

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of BAC HOME LOANS SERVICING, LP vs. JEFFREY A. WILLIAMS and BONNIE M. MCFARLAND Docket Number: 2009-SU-3572-06. 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:

JEFFREY A. WILLIAMS  
BONNIE M. MCFARLAND

ALL that certain lot of land together with the improvements thereon erected situate on the West side of Front Street, in the Borough of Wrightsville, County of York, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Northwest corner of Front Street and Spring Alley; thence extending Northwardly along Front Street seventeen and one-half (17 1/2) feet to a point; thence Westwardly two hundred (200) feet to the East side of Howard Alley; thence Southwardly along the East side of Howard Alley seventeen and one-half (17 1/2) feet to a point at Spring Alley; thence Eastwardly along Spring Alley two hundred (200) feet to the West side of Front Street, the place of Beginning.

THE improvements thereon being known as No. 316 S. Front Street.

PARCEL No. 91-000-04-0045.00-00000

BEING the same premises which Stephen K. Hedgepeth and D'Lynn N. Eck, single individuals, by Deed dated March 30, 2007 and recorded in the York County Recorder of Deeds Office on April 5, 2007 in Deed Book 1884, page 7973, granted and conveyed unto Jeffrey A. Williams and Bonnie M. McFarland.

PROPERTY ADDRESS: 316 SOUTH FRONT STREET, WRIGHTSVILLE, PA 17368

UPI# 91-000-04-0045.00-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of BAC HOME LOANS SERVICING, LP, F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. MARY WILLIAMS A/K/A MARY A. WILLIAMS and EDDIE L. WILLIAMS, SR. Docket Number: 2010-SU-3981-06. 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:

MARY WILLIAMS  
A/K/A MARY A. WILLIAMS  
EDDIE L. WILLIAMS, SR.

ATC tract of land situate in City of York, 8th Ward, York County, PA.

PARCEL No. 08152030046

PROPERTY ADDRESS: 169 WEST MAPLE STREET, YORK, PA 17401

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: MARY WILLIAMS, A/K/A MARY A. WILLIAMS and EDDIE L. WILLIAMS, SR.

ATTORNEY FOR PLAINTIFF: Gregory Javardian, Esquire

SHERIFF: Richard P. Keuerleber

PROPERTY ADDRESS: 169 WEST MAPLE STREET, YORK, PA 17401

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., 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 AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. DONNA R. WISE and CHRIS S. WISE Docket Number: 2012-SU-814-06. 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:

DONNA R. WISE  
CHRIS S. WISE

ALL THAT CERTAIN piece, parcel and tract of real estate, with the improvements thereon erected, known and numbered as 61 Artman Street, situate on the north side of Artman Avenue in Hellam Borough, York County, Pennsylvania, being more fully bounded, limited and described as follows:

BEGINNING at iron pin on the north side of Artman Avenue, said pin being eighty-five (85) feet east of the northeast corner of the intersection of Blessing Boulevard and Artman Avenue, running thence along lands now or late of Robert G. Bortner and Claudius Bortner, North twenty-four (24) degrees twelve (12) minutes thirty (30) seconds West, one hundred sixty-five (165) feet to a point on the Hellam Borough line, running thence along the Hellam Borough line, North sixty-five (65) degrees forty-seven (47) minutes thirty (30) seconds East, eighty (80) feet to an iron pin at lands now or late of Claudius Bortner, extending thence along said last mentioned lands, South twenty-four (24) degrees twelve (12) minutes thirty (30) seconds East, one hundred sixty-five (165) feet to an iron pin on the north side of Artman Avenue; extending thence along Artman Avenue, South sixty-five (65) degrees forty-seven (47) minutes thirty (30) seconds West, eighty (80) feet to an iron pin, the place of BEGINNING.

Property address: 61 Artman Avenue, York, Pa 17406

PROPERTY ADDRESS: 61 ARTMAN AVENUE, YORK, PA 17406

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE--Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST



INC, 2006-NC1, ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2006-NC1 vs. DALE C. YOUNG and MAHALIA A. YOUNG Docket Number: 2012-SU-314-06. 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:

DALE C. YOUNG  
MAHALIA A. YOUNG

ALL THAT CERTAIN LOT OR PIECE OF GROUND SITUATE IN THE TOWNSHIP OF NORTH CODORUS, COUNTY OF YORK, AND COMMONWEALTH OF PENNSYLVANIA BEING BOUNDED AND DESCRIBED AS FOLLOWS;

BEING KNOWN AND DESIGNATED AS LOT NO. 28, IN A SUBDIVISION KNOWN AS 'COLONIAL CROSSINGS, PHASE II', AS PER PLAT THEREOF RECORDED IN PLAN BOOK SS-742 AMONG THE YORK COUNTY RECORDER OF DEEDS OFFICE.

BEING KNOWN AND NUMBERED AS 1964 PATRIOT STREET, YORK, PA, 17408

UPIN NUMBER 40-000-15-0028

BEING THE SAME PREMISES WHICH U.S. HOME CORPORATION D/B/A PATRIOT HOMES, BY DEED DATED MARCH 15, 2006 AND RECORDED MARCH 30, 2006 IN AND FOR YORK COUNTY, PENNSYLVANIA, IN DEED BOOK VOLUME 1800, PAGE 4263 INSTRUMENT # 2006024384, GRANTED AND CONVEYED UNTO DALE C. YOUNG AND MAHALIA A. YOUNG, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY.

PROPERTY ADDRESS: 1964 PATRIOT STREET, YORK, PA 17408

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that

on October 15, 2012 at 2:00 O'Clock, P.M., 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. DARLA D. YOUNG Docket Number: 2012-SU-891-06. 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:

DARLA D. YOUNG

owner(s) of property situate in the TOWNSHIP OF LOWER CHANCEFORD, York County, Pennsylvania, being 82 AMBER DRIVE, DELTA, PA 17314-9318

Parcel No. 34-000-CP-0015.W0-00000

Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 82 AMBER DRIVE, DELTA, PA 17314

UPI# 34-000-CP-0015.W0-00000

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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SHERIFF'S SALE—Notice is hereby given that on October 15, 2012 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of EASTERN SAVINGS BANK, FSB vs. RONI L. ZENTZ Docket Number: 2010-SU-6339-06. 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:

RONI L. ZENTZ

The following described real property situate in the Borough of Stewartstown, County of York, and Commonwealth of Pennsylvania, to wit:

ALL that certain tract of land, with the improvements thereon, situate, lying and being in Stewartstown Borough, York County, Pennsylvania, bounded, limited and described as follows, to wit:

BEGINNING at a stone in Main Street; thence along said Main Street, North five and one-half (5-1/2) degrees East, fifty-seven and eight one-tenths (57.8) feet to a stone; thence by land now or formerly of Laura Breuinger, South eighty-four and one-half (84-1/2) degrees East, two hundred two (202) feet to a stone; thence by land now or formerly of Harry Hall, South five and one-half (5-1/2) degrees West, fifty-seven and eight tenths (57.8) feet to a stone; thence by land now or formerly of a W.J. Thompson, North eighty-four and one-half (84-1/2) degrees West, two hundred two (202) feet to the point and place of BEGINNING.

CONTAINING forty-two and eight tenths (42.8) perches, neat measure.

BEING the same premises which Roni L. Zentz, formally known as Roni Lynn Black and Ronald F. King who acquired title incorrectly as Trustee for Roni Lynn Black, by Deed dated November 15, 2005 and recorded March 1, 2006, in and for York County, Pennsylvania, at Deed Book Volume 1794, Page 757, granted and conveyed unto Roni L. Zentz, Married.

PROPERTY ADDRESS: 21 NORTH MAIN STREET, STEWARTSTOWN, PA 17363

UPI#

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 (30) days after the sale and distribution will be made in accordance with the schedule unless exceptions are filed thereto within (10) days after posting.

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

RICHARD P. KEUERLEBER, Sheriff  
Sheriff's Office,  
09.13-3t York County, Pennsylvania

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***New Confidential Lawyers' Helpline***

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## **ASSOCIATE**

Hoffmeyer & Semmelman, LLP seeks a self motivated associate with a minimum 3 years experience to assist with decedent estates, estate planning, wills, trusts, real estate and civil litigation, some family law matters as well as other matters that arise in a general practice. Must have an interest in assisting with marketing the firm and submitting articles for publication. Reply with resume to:

[mheidelbaugh@hoffsemm.com](mailto:mheidelbaugh@hoffsemm.com)

**Lancaster County Sole Practitioner seeks reliable, motivated associate attorney. Minimum qualifications are JD Degree from an accredited law school and admission to the Pennsylvania Bar. Primary areas of practice are civil, family law, real estate, business law, estates and estate planning. Send resume and salary requirements to Office Manager, 50 East Main Street, Mount Joy, PA 17552.**



Regional law firm seeks Employment Law attorney with a minimum of 3 to 5 years' experience representing and advising employers in the areas of ADA, FMLA, Wage & Hour, Discrimination, Unemployment and Workers' Compensation. The ideal candidate will also have litigation experience defending claims filed with the EEOC, the PHRC and in Federal court. A portable practice is preferred but not required. An aggressive compensation and bonus package will be based on level of experience and value of portable practice, if applicable. Send cover letter and resume to: [info@devineoffice.com](mailto:info@devineoffice.com).



# **Larry Markowitz**

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**Over 27 year's experience**

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# 50?

They say that flexibility is the first thing to go...  
But at fifty we are more flexible than ever!

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EXPERTISE  
stability

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For the next 50 years we will still be making  
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Contact Bryan Tate, VP of Philanthropy, [btate@yccf.org](mailto:btate@yccf.org) or 717.848.3733 to find out how  
we can partner with you to make charitable planning as easy and effective as possible.

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*Creating a Vibrant York County!*



YORK COUNTY  
COMMUNITY FOUNDATION

## **WILLS FOR HEROES**

**The Wills for Heroes Program seeks Lawyer Volunteers to participate in an event at Penn State York to provide local First Responders with Free Estate Planning Documents. Please contact Mac Brillhart at 717-849-4106 or [mbrillhart@stockandleader.com](mailto:mbrillhart@stockandleader.com) if you are interested in volunteering.**

The Pennsylvania Bar Association, in association with the Young Lawyers Division of the York County Bar Association and Leave a Legacy of York County, is sponsoring a Wills for Heroes event to provide free Wills, Living Wills, Health Care and Financial Powers of Attorney to our first responders.

**WHERE:** Penn State York Library, 1031 Edgecomb Avenue, York, Pennsylvania

**WHEN:** Saturday, September 15, 2012 from 9 AM – 5 PM.

**WHAT:** “Wills for Heroes” is a free service that provides wills, living wills, health care and financial powers of attorneys to first responders and their spouses, partners, and significant others. At the conclusion of the one-hour appointments with Lawyer Volunteers, first responders leave with a fully executed set of estate documents.

**WHY:** First responders selflessly devote their lives to serving our communities. Despite the inherently dangerous nature of their jobs, an overwhelmingly large number of first responders – approximately 80 – 90% – do not have wills. (This figure is based on experiential data from state and national first responder organizations.)

### **Event Information**

We need 10 to 20 lawyers, at least 4 notaries, and 8 witnesses (who do not have to be lawyers) for the event. Lawyer Volunteers do not need to practice trust and estate law. We will conduct a one-hour refresher course the morning of the event to familiarize Lawyer Volunteers with what they need to know. In addition, we will conduct training on the computer-based program used to generate the estate documents. Lawyers who are well versed in estate planning will be available throughout the event to answer any questions that may arise. Breakfast and lunch will be provided.

### **About the Wills for Heroes Program**

Anthony Hayes, a South Carolina lawyer, who wanted to do something meaningful to help the country after the September 11, 2001 terrorist attacks, founded the Wills for Heroes program. He met with South Carolina fire fighters and noted a glaring need for estate planning services.

Each first responder sits with a Lawyer Volunteer to review a questionnaire that the first responder has filled out in advance. The Lawyer Volunteer enters the information into a computer-based program and reviews the documents with the first responder to ensure accuracy. The documents are printed, signed, and notarized.

# SEPTEMBER 25, 2012 LUNCH & LEARN

**DATE** : TUESDAY, SEPTEMBER 25, 2012

**CREDIT** : 1.0 HOUR ETHICS CREDIT

**SPEAKER** : ROUND TABLE DISCUSSION

**TOPIC** : REVIEWING CUSTODY MEDIATION IN YORK  
**COUNTY**

**TIME** : LUNCH at 12:00 PM – PROGRAM 12:30 PM –  
**1:30PM**

**LOCATION** : YORK COUNTY BAR CENTER

Come hear a discussion focused on: What works in the current system/what can be improved, and whether or not an expansion of court-appointed mediation would be of benefit in other areas of practice in York County. Secondly, our focus shall be to form a committee(s) to explore the Bar and Bench's interest in expanding court-appointed mediation beyond custody via surveys and seminars, with an objective of making recommendations to the Bar and Bench.

**The PACLE Board approved this program for 1.0 hour ethics credit. To receive credit, all attendees must be registered and in their seats by 12:30 p.m. Late arrivals will receive no credit.**

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## **REVIEWING CUSTODY MEDIATION IN YORK COUNTY** **Tuesday, September 25, 2012**

<input type="checkbox"/> \$35.00 - Credit - Member, YCBA (Includes lunch)	<input type="checkbox"/> \$30.00 -Credit-Member/5 years or less practice (Includes lunch)
<input type="checkbox"/> \$25.00 – Credit - Member YCBA (NO LUNCH)	<input type="checkbox"/> \$20.00 -Credit-Member/5 years or less practice (NO LUNCH)
<input type="checkbox"/> \$70.00 - Credit-Non Member of <b><u>any</u></b> Bar Association	<input type="checkbox"/> No Charge - Member of the Bench
<input type="checkbox"/> \$20.00 - No Credit - Includes lunch (Covers member authorized paralegals)	Special dietary needs _____

**RESERVATION DEADLINE:** Thursday, September 20, 2012

NAME: \_\_\_\_\_

ATTORNEY ID#: \_\_\_\_\_

Please make check payable to YORK COUNTY BAR ASSOCIATION & mail to:  
CLE, York County Bar Center, 137 E. Market Street, York, PA 17401





**DATE:** Thursday, September 27, 2012

**TIME:** Seafood Buffet starting at 5:00 PM

**COST:** \$30.00 per person - Please note that this is a MEMBERS ONLY event!



**MENU by Henry's Seafood:**

New England Clam Chowder, Maryland Crab Soup, Oyster Stew, Steamed Shrimp, Steamed Clams, Raw Oysters on the Half Shell, Snow Crab Legs, Crab Cakes, Fried Oysters, Fried Shrimp, Lemon Parmesan Tilapia, Italian Chicken, Pasta, Potato Salad, Sautéed Fresh Vegetables and Rolls.  
Plus a variety of Desserts, Beer, Wine, Soda and Coffee.



**GOLF:** Please call Grandview Pro Shop ASAP

directly at 717-764-2674 to register for golf. By popular demand, tee times will be available starting at 11:30. The cost for 18 holes is \$24 (cart included). Fabulous prizes for traditional and non-traditional golf accomplishments.

**Please stay around for the fun and activities after the feast**

- Poker
- Bridge
- Board games

General or golf-related questions? Contact:  
Glenn Smith, [gsmith@cgalaw.com](mailto:gsmith@cgalaw.com) or  
Laura Smith [lsmith@mpl-law.com](mailto:lsmith@mpl-law.com)  
Email: [membersupport@yorkbar.com](mailto:membersupport@yorkbar.com)

**YCBA Annual Seafood Outing**

Name: \_\_\_\_\_ Telephone: \_\_\_\_\_

Yes, I plan to play golf! Please call Grandview Pro Shop ASAP directly at 717-764-2674 to register.

Please make check payable to York County Bar Association and return with registration form to:

York County Bar Association  
137 E. Market Street, York, PA 17401  
Registration deadline is Friday, Sept. 21 2012

# PBI VIDEO AT THE BAR CENTER

**TITLE:** FAMILY OF LAWS FOR THE FAMILY LAWYER

**LOCATION:** YORK COUNTY BAR CENTER, 137 EAST MARKET ST, YORK PA

**DATE:** TUESDAY, OCTOBER 9, 2012

**TIME:** REGISTRATION: 8:30 AM  
PROGRAM: 9:00 AM – 5:00 PM

**CREDIT:** 5 hours substantive law & 1.5 hours ethics law

Experts discuss matters involving real estate, estate, tax or corporate law, retirement issues and military law and address the ways in which they intersect family law practice and the consequences involved. Every panel will be moderated by a family lawyer who will focus on the issues and direct the discussion in ways that are meaningful to your practice. The program will feature a morning of combined presentations and afternoon breakout sessions that you can tailor to your specific needs.

**PLEASE REGISTER DIRECTLY WITH THE PENNSYLVANIA BAR INSTITUTE\*\***

<b><u>Tuition:</u></b>	<b><u>Member - \$169 / \$149</u></b> <small>(if admitted after 1/1/08)</small>	<b><u>Non-member- \$189</u></b>
<b><u>SEMINAR TITLE</u></b>	<b><u>LOCATION</u></b>	<b><u>DATE</u></b>
Family of Laws for the Family Lawyer	York County Bar Center	10/9/12
		<b><u>TUITION</u></b>
		\$ _____

**Mail**



PBI, 5080 Ritter Rd.  
Mechanicsburg, Pa.  
17055-6903

**Phone**



AMEX, VISA  
or MasterCard  
registrations to  
(717) 796-0804  
(800) 932-4637  
(800) 247-4PBI (4724)

**Fax**



AMEX, VISA  
or MasterCard  
registrations to  
(717) 796-2348

**Web**



Register on the Web  
with your AMEX,  
VISA or MasterCard  
[www.pbi.org](http://www.pbi.org)

**At the Door**



Register at the door  
(please call ahead to  
confirm date, time, location  
& space availability)



**To Register for a Live or Video Seminar:**

Seminar Title	Location & Date/Session (including times)	Tuition Fee

As a member of both PBA and the \_\_\_\_\_ county bar association, I have enclosed my discount coupon in the amount of \$ \_\_\_\_\_ for my:  1st  2nd  3rd  4th  5th PBI seminar.

# SAVE THE DATE

**2012 BENCH BAR CONFERENCE**  
**October 19, 2012**

**Heritage Hills Resort & Conference Center**  
**York, Pennsylvania**

**Bench Bar Conference**  
*Keeping {a healthy} Pace with the Changing Profession*  
**8:00 AM- 4:30 PM**

**Members and Spouses are invited to attend the**  
**Networking Cocktail Party Reception**  
**4:30 PM- 7:30 PM**

**featuring**

**Dueling Pianos and a Silent Auction of “Diverse Treasures” to benefit the**  
**Bar Foundation’s The Honorable Clarence “Chuck” N. Patterson**  
**Diversity Internship Scholarship Program**

*Presented by the Bench Bar, Social and Diversity Committees*

*Watch for details in the York Legal Record*

## OCTOBER 25, 2012 CLE

**DATE** : THURSDAY, OCTOBER 25, 2012

**CREDIT** : 2.0 HOURS SUBSTANTIVE CREDIT

**SPEAKER** : HELENE PLACEY, SENTENCING POLICY SPECIALIST, AND MICHELLE SMELTZER, STATE INTERMEDIATE PROGRAM MANAGER

**TOPIC** : STATE INTERMEDIATE PUNISHMENT AND RECENT SENTENCING UPDATES

**TIME** : 10:00 AM – 12:00 PM

**LOCATION** : JUDICIAL CENTER - 45 NORTH GEORGE ST.  
4<sup>TH</sup> FLOOR JURY ASSEMBLY ROOM

This CLE will provide a general overview of State Intermediate Punishment. This will include what type of offender is targeted for SIP, eligibility requirements, procedures for evaluation and sentencing, treatment phases, supervision, and revocations of SIP sentences. Recent legislative amendments to SIP will also be discussed. In addition, the session will provide a synopsis of other sentencing/corrections related updates found in Act 122 of 2012 (CIP, SIP, RRRRI eligibility; place of confinement). We will also discuss the pending changes to Pennsylvania's Sentencing Guidelines that should become effective the end of 2012.

**The PACLE Board approved this program for 2.0 hour substantive credit. To receive credit, all attendees must be registered and in their seats by 10:00 a.m. Late arrivals will receive no credit.**

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“STATE INTERMEDIATE PUNISHMENT AND RECENT SENTENCING UPDATES”  
THURSDAY, OCTOBER 25, 2012

NO CHARGE – NO CREDIT

\$10.00 – 2.0 CLE CREDIT

**RESERVATION DEADLINE:** Thursday, October 18, 2012

NAME: \_\_\_\_\_

ATTORNEY ID#: \_\_\_\_\_

Please make check payable to YORK COUNTY BAR ASSOCIATION & mail to:  
CLE, York County Bar Center, 137 E. Market Street, York, PA 17401