

York Legal Record

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

Vol. 126

YORK, PA, THURSDAY, March 28, 2013

No. 51



Dated Material Do Not Delay

The York Legal Record is published every Thursday by The York County Bar Association. All legal notices must be submitted in typewritten form and are published exactly as submitted by the advertiser. Neither the York Legal Record nor the printer will assume any responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in content. Carolyn J. Pugh, Esquire, Editor.

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Legal notices must be received by York Legal Record, 137 E. Market St., before four o' clock on Friday afternoon.
Telephone 854-8755 ext. 203.

Subscription: \$45.00 per year to non-members, \$25.00 to members.
Published Weekly, Periodicals Postage Paid, York, PA 17402
U.S.P.S. No. 696140

POSTMASTER: Send address changes to
York Legal Record, 137 E. Market St., York, PA 17401

Web: www.yorkbar.com • E-mail: info@yorkbar.com

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 MILTON W. BAKER, DECEASED
Late of Jackson Twp., York County, PA.
Administrator-Executor: Dawna H. Baker c/o
50 East Market Street, Hellam, PA 17406
Attorney: Alexis K. Sipe, Esquire, 50 East
Market Street, Hellam, PA 17406 03.28-3t

ESTATE OF ROYAL A. CANNON, JR.,
DECEASED
Late of Manchester Twp., York County, PA.
Executor: David C. Parent, 2660 Saint An-
drews Way, York, PA 17404
Attorney: L. C. Heim, Esquire,
Katherman, Heim & Perry, 345 East
Market Street, York, PA 17403 03.28-3t

ESTATE OF WELLA CRALEY a/k/a
WELLA C. CRALEY, DECEASED
Late of Wrightsville Borough, York County, PA.
Executrices: Julianne S. McNamara and Mary
Beth Smith Mann, 24 North Lime Street,
Lancaster, PA 17602
Attorney: Kegel Kelin Almy & Lord LLP
03.28-3t

ESTATE OF KATHERINE M. D'ANGELO,
DECEASED
Late of Hanover, West Manheim Twp., York
County, PA.
Executrix: Nancy A. Czajkowski, 809 Trapper
Court, Hampstead, MD 21074
Attorney: John A. Wolfe, Esquire, WOLFE &
RICE, LLC, 47 West High Street,
Gettysburg, PA 17325 03.28-3t

ESTATE OF ROBERT E. DEVENNEY a/k/a
ROBERT E. DEVENNEY, SR., DECEASED
Late of Dover Twp., York County, PA.
Executor: Daniel Deveney, c/o Gettle & Veltri,
13 East Market Street, York, PA 17401
Attorney: Jeffrey A. Gettle, Esquire,
Gettle & Veltri, 13 East Market Street,
York, PA 17401 03.28-3t

ESTATE OF JULIA K. GUGGENHEIM,
DECEASED
Late of West Manchester Twp., York County, PA.
Executor: Manufacturers and Traders Trust
Company, c/o 100 East Market Street, P.O.
Box 15012, York, PA 17405
Attorney: Harry J. Rubin, Esquire, Barley
Snyder, LLP, 100 East Market Street, P.O.
Box 15012, York, PA 17405 03.28-3t

ESTATE OF GAYLE Y. HEAGY, DECEASED
Late of Dover Borough, York County, PA.
Executrices: Dianne E. Whitten and Denise
E. Decker 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 03.28-3t

ESTATE OF RALPH C. HESS, DECEASED
Late of Dover Twp., York County, PA.
Co-Executrices: Patricia A. Bookmyer and
Rosann M. Gallagher, c/o 129 East Market
Street, York, PA 17401
Attorney: Suzanne H. Griest, Esquire, 129 East
Market Street, York, PA 17401 03.28-3t

ESTATE OF CHARLOTTE T. HIVELY, a/k/a
CHARLOTTE THRONE HIVELY, DECEASED
Late of Springettsbury Twp., York County, PA.
Executor: PeoplesBank c/o 25 North Duke
Street, Suite 202, York, Pa 17401
Attorney: Charles J. Long, Esquire,
SMITH, ANDERSON, BAKER & LONG,
25 North Duke Street, Suite 202,
York, Pa 17401 03.28-3t

ESTATE OF JAMES E. KREBS, DECEASED
Late of East Manchester Twp., York County, PA.
Executor: Ann L. Rudisill, 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 03.28-3t

ESTATE OF TERRY LEE MATTHEWS,
DECEASED
Late of Felton Borough, York County, PA.
Executor: Susan F. Matthews, 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 03.28-3t

ESTATE OF VELMA M. MOLISON,
DECEASED
Late of York City, York County, PA.
Executor: Wayne King, 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 03.28-3t

ESTATE OF ELIZABETH MAE MUMMERT,
DECEASED

Late of Dover Twp., York County, PA.
Executors: Tina L. Gross, 1888 Ivy Pump
Lane, York, PA 17408 and Gregory A.
Mummert, 321 Cardinal Lane, Dover, PA
17315
Attorney: Rob A. Krug, Esquire, 53 East Canal
Street, P.O. Box 155, Dover, PA 17315
03.28-3t

ESTATE OF JOYCE L. RENOLL, DECEASED

Late of Springettsbury Twp., York County, PA.
Executor: Hettie L. Bosserman, c/o 50 East
Market Street, Hellam, PA 17406
Attorney: Alexis K. Sipe, Esquire, 50 East
Market Street, Hellam, PA 17406 03.28-3t

ESTATE OF JAMES A. ROGERS, DECEASED

Late of Dillsburg, Franklin Twp., York County,
PA.
Executrix: Jennifer M. Gallagher c/o Law Of-
fices of Wm. D. Schrack, III, 124 West Har-
risburg Street, Dillsburg, PA 17019-1268
Attorney: LAW OFFICES OF WM. D.
SCHRACK, III, 124 West Harrisburg Street,
Dillsburg, PA 17019-1268 03.28-3t

ESTATE OF RONALD A. SAWYER,
DECEASED

Late of Seven Valleys, York County, PA.
Executor: Karen K. Sawyer c/o Tammy A.
Weber, Esquire, MARSHALL, PARKER &
WEBER, LLC, 49 E. Fourth Street,
Williamsport, PA 17701
Attorney: Tammy A. Weber, Esquire,
MARSHALL, PARKER & WEBER, LLC,
49 E. Fourth Street, Williamsport, PA 17701
03.28-3t

ESTATE OF NICK J. SPAGNOLA, DECEASED

Late of Spring Garden Twp., York County, PA.
Executor: Nicholas J. Spagnola and Sandra A.
Hopkins c/o David M. Watts, Jr., Esquire,
McNees Wallace & Nurick LLC,
100 Pine Street, P.O. Box 1166,
Harrisburg, PA 17108-1166
Attorney: David M. Watts, Jr., Esquire,
McNees Wallace & Nurick LLC,
100 Pine Street, P.O. Box 1166,
Harrisburg, PA 17108-1166 03.28-3t

ESTATE OF DOROTHY V. STRICKLER,
DECEASED

Late of Windsor Twp., York County, PA.
Executor: Dale N. Strickler, Jr., 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
03.28-3t

ESTATE OF NADINE M. WENTZ, DECEASED

Late of Penn Twp., York County, PA.
Co-Executors: Michael G. Wentz, 23 Arrow
St., Selden, NY 11784 and Steven Eugene

Otis, 219 Boundary Ave., Hanover, PA
17331

Attorney: Keith R. Nonemaker Esquire, Guth-
rie, Nonemaker, Yingst & Hart, LLP, 40
York Street, Hanover, PA 17331 03.28-3t

ESTATE OF FRANCES E. WHITMAN a/k/a
FRANCES ELIZABETH MOORE WHITMAN,
DECEASED

Late of Springettsbury Twp., York County, PA.
Executor: Keith R. Whitman, c/o Nikolaus &
Hohenadel, 327 Locust Street, Columbia,
PA 17512
Attorney: John F. Markel, Esquire,
Nikolaus & Hohenadel, 327 Locust Street,
Columbia, PA 17512 03.28-3t

TRUST NOTICE

The undersigned Trustee under the Revocable
Trust Agreement of Harriet G. Zarfoss dated
December 21, 2004 hereby gives notice that as a
result of the death of Harriet G. Zarfoss, late of
York Township, York County, Pennsylvania, she
has assumed title to the assets held in such trust,
and all persons indebted to Harriet G. Zarfoss are
requested to make payment without delay, and
those having claims against the same shall make
them known to the Trustee c/o Erin J. Miller,
Esquire, 120 Pine Grove Commons, York, PA
17403.

Trustees: Mary Louse Leason
Cheryl L. Henry

Attorney: Erin J. Miller, Esquire
Elder Law Firm of Robert Clofine
03.28-3t

SECOND PUBLICATION

ESTATE OF PHYLLIS M. AMSPACHER,
DECEASED

Late of Penn Twp., York County, PA.
Executrix: Barbara L. Sullivan c/o Elinor Al-
bright Rebert, Esquire, 515 Carlisle Street,
Hanover, PA 17331
Attorney: Elinor Albright Rebert, Esquire, 515
Carlisle Street, Hanover, PA 17331 03.21-3t

ESTATE OF JOANNE BORDERS, DECEASED

Late of York City, York County, PA.
Co-Administrators: Ervine C. Hoover and
Robert D. Borders, III, at 139 S. East Street,
Carlisle, PA 17013
Attorney: Niles S. Benn, Esquire, Terence J.
Barna, Esquire, BENNLAWFIRM,
103 E. Market Street, P.O. Box 5185,
York, PA 17405-5185 03.21-3t

ESTATE OF BEULAH E. BOWES, DECEASED

Late of Chanceford Twp., York County, PA.
Co-Executors: Helen J. Hughes, 2984 Tommys
Road, Brogue, PA 17309 and Ronald C.
Bowes, 403 Chestnut Street, Bellefonte, PA
16823
Attorney: David M. Laucks, Esquire,

- LAUCKS & LAUCKS, P.C., 105 W. Broadway, Red Lion, PA 17356 03.21-3t
- ESTATE OF GRACE I. CRONE, DECEASED
Late of West Manchester Twp., York County, PA.
Executrix: Sharon L. Bair, c/o 129 East Market Street, York, PA 17401
Attorney: Suzanne H. Griest, Esquire, 129 East Market Street, York, PA 17401 03.21-3t
- ESTATE OF HELEN M. DUBS, DECEASED
Late of Penn Twp., York County, PA.
Executors: Wayne B. Dubs and Randall W. Dubs c/o Elinor Albright Rebert, Esquire, 515 Carlisle Street, Hanover, PA 17331
Attorney: Elinor Albright Rebert, Esquire, 515 Carlisle Street, Hanover, PA 17331 03.21-3t
- ESTATE OF PHYLLIS L. EHRHART, DECEASED
Late of City of York, York County, PA.
Executrix: Lori A. Duke, c/o Gettle & Veltri, 13 East Market Street, York, PA 17401
Attorney: Jeffrey A. Gettle, Esquire, Gettle & Veltri, 13 East Market Street, York, PA 17401 03.21-3t
- ESTATE OF PATRICIA A. ELICKER, DECEASED
Late of Dillsburg, Monaghan Twp., York County, PA.
Executor: Edward H. Elicker, c/o Law Offices of Wm. D. Schrack, III, 124 West Harrisburg Street, Dillsburg, PA 17019-1268
Attorney: LAW OFFICES OF WM. D. SCHRACK, III, 124 West Harrisburg Street, Dillsburg, PA 17019-1268 03.21-3t
- ESTATE OF GERALD T. GRIM, SR., DECEASED
Late of Chanceford Twp., York County, PA.
Executor: Joan O. Manns, 2433 Maxa Meadows Lane, Forest Hill, MD 21050 03.21-3t
- ESTATE OF DARLENE M. GROVE, DECEASED
Late of Carroll Twp., York County, PA.
Co-Executors: Dennis E. Grove, 104 Bentz Mill Road, East Berlin, PA 17316 and Douglas E. Grove, 7712 Pecan Leaf Road, Severn, MD 21144
Attorney: Jane M. Alexander, Esquire, 148 S. Baltimore Street, Dillsburg, PA 17019 03.21-3t
- ESTATE OF LUCRETIA L. HARBOLD, DECEASED
Late of Washington Twp., York County, PA.
Co-Executors: Carl V. Criswell, Susanne V. Berkheimer and Paul A. Griest, c/o 129 East Market Street, York, PA 17401
Attorney: Suzanne H. Griest, Esquire, 129 East Market Street, York, PA 17401 03.21-3t
- ESTATE OF FRED C. JENKINS, DECEASED
Late of City of York, York County, PA.
Executor: William C. Jenkins, 344 West Princess Street, York, Pa 17404
Attorney: Timothy E. Kane, Esquire, 474 W. Market St., York, PA 17401 03.21-3t
- ESTATE OF AMY PICKARD LEFCHAK, DECEASED
Late of Caroll Twp., York County, PA.
Executor: Ruth Lefchak c/o 700 Vine Street, Scranton, PA 18510
Attorney: Patrick Scanlon, Esquire, Minora & Minora, 700 Vine Street, Scranton, PA 18510 03.21-3t
- ESTATE OF KATHALEEN McDONALD, DECEASED
Late of West Manchester Twp., York County, PA.
Executor: James McDonald, 2945 Quail Lane, York, PA 17408
Attorney: Katherine McDonald, Esquire 03.21-3t
- ESTATE OF MARVIN P. PAULES a/k/a MARVIN PAUL PAULES, DECEASED
Late of Windsor Borough, York County, PA.
Executrix: Kandy J. Price 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 03.21-3t
- ESTATE OF MARY C. O'FARRELL, DECEASED
Late of Penn Twp., York County, PA.
Executor: Thomas E. Miller, 338 Rolling Lane, Abbottstown, PA 17301
Attorney: David C. Smith, Esquire, 754 Edgegrove Road, Hanover, PA 17331 03.21-3t
- ESTATE OF CLEO M OLSEN, DECEASED
Late of West Manchester Twp., York County, PA.
Executor: Dale L. Roser c/o Craig A. Diehl, Esquire, CPA, 119A West Hanover Street, Spring Grove, PA 17362
Attorney: Craig A. Diehl, Esquire, CPA, 119A West Hanover Street, Spring Grove, PA 17362 03.21-3t
- ESTATE OF DOROTHY P. PETRY, DECEASED
Late of Manchester Twp., York County, PA.
Executor: Patricia L. Schell c/o 2025 E. Market Street, York, PA 17402
Attorney: Richard H. Mylin, III, Esquire, 2025 E. Market Street, York, PA 17402 03.21-3t
- ESTATE OF OLIVE BURKINS RUTLEDGE, DECEASED
Late of Shrewsbury Twp., York County, PA.
Administrator-Executor: James Bevard Rutledge, III, 800 Bollinger Drive, Apt. 215, Shrewsbury, PA 17361 03.21-3t

- ESTATE OF CLARK V. SCHRUM, DECEASED
Late of Lower Windsor Twp., York County, PA.
Executor: Randy J. Schrum, 1225 White Oak
Road, Windsor, PA 17366
Attorney: David M. Laucks, Esquire,
LAUCKS & LAUCKS, P.C., 105 W.
Broadway, Red Lion, PA 17356 03.21-3t
- ESTATE OF RONALD R. SHIREY, SR.,
DECEASED
Late of Red Lion Borough, York County, PA.
Co-Executors: Ronald R. Shirey, Jr. and Neil
E. Shirey, 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
03.21-3t
- ESTATE OF ROBERT T. SWEENEY,
DECEASED
Late of Glen Rock Borough, York County, PA.
Executor: Tracy L. Russell 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 03.21-3t
- ESTATE OF MADELYN R. SYDOR a/k/a
MADELINE R. SYDOR, DECEASED
Late of Manchester Borough, York County, PA.
Co-Executors: Michael S. Sydor and Stefan
W. Sydor, Jr., c/o 135 North George Street,
York, PA 17401
Attorney: Jon C. Countess, Esquire,
CGA Law Firm, PC, 135 North George
Street, York, PA 17401 03.21-3t
- ESTATE OF JANEEN M. THOMAN,
DECEASED
Late of West York Borough, York County, PA.
Executrix: Jane D Thoman, c/o 129 E. Market
St., York, PA 17401
Attorney: John C. Herrold, Esquire, 129 E.
Market St., York, PA 17401 03.21-3t
- ESTATE OF JAY S. VAUGHT, DECEASED
Late of Spring Garden Twp., York County, PA.
Executor: Mary E. King, 94 Shorbs Hill Rd.,
Hanover, PA 17331 03.21-3t
- ESTATE OF TERESA MAE WEAVER,
DECEASED
Late of City of York, York County, PA.
Executor: Damian G. Weaver, 303 Perkiomen
Avenue, Lansdale, PA 19446
Attorney: David C. Smith, Esquire, 754 Edge-
grove Road, Hanover, PA 17331 03.21-3t
- ESTATE OF SHIRLEY E. BOYD, DECEASED
Late of Penn Twp., York County, PA.
Executors: Robert C. Boyd, 121 Wheaton
Drive, Littlestown, PA 17340 and James D.
Boyd, 718 Chestnut Hill Road, Hanover, PA
17331
Attorney: David K. James, III, Esquire, 234
Baltimore St., Gettysburg, PA 17325
03.14-3t
- ESTATE OF KATHLEEN GAUTHIER,
DECEASED
Late of Glen Rock Borough, York County, PA.
Executor: Stacey Robert, 2709 Rexwood
Drive, Glen Rock, PA 17327
Attorney: Robert J. Scheffer, Esquire, Senft
Law Firm, 105 Leaders Heights Rd,
York, PA 17403 03.14-3t
- ESTATE OF MARGARET RUTH HARE,
DECEASED
Late of West Manchester Twp., York County, PA.
Executor: Wanda Forsythe, 1671 Westgate
Drive, Apt. 103, York PA 17408 03.14-3t
- ESTATE OF HARRY PERRY HESSON,
DECEASED
Late of Borough of Hanover, York County, PA.
Administrator-Executor: Jo Anne Garrett, c/o
515 Carlisle Street, Hanover, PA 17331
Attorney: Lynn G. Peterson, Esquire, Peterson
& Peterson, Attorneys at Law, 515 Carlisle
Street, Hanover, PA 17331 03.14-3t
- ESTATE OF EARL L. KEHR, DECEASED
Late of Penn Twp., York County, PA.
Executors: Gary E. Kehr and Larry E. Kehr
c/o Elinor Albright Rebert, Esquire, 515
Carlisle Street, Hanover, PA 17331
Attorney: Elinor Albright Rebert, Esquire, 515
Carlisle Street, Hanover, PA 17331 03.14-3t
- ESTATE OF H. BETSY MANN, DECEASED
Late of York Twp., York County, PA.
Administrator-Executor: Glen W. Mann 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 03.14-3t
- ESTATE OF JUSTIN A. MARKEL, DECEASED
Late of Conewago Twp., York County, PA.
Administrator: James A. Markel c/o 135 North
George Street, York, PA 17401
Attorney: Margaret W. Driscoll, Esquire,
CGA Law Firm, PC, 135 North George
Street, York, PA 17401 03.14-3t

THIRD PUBLICATION

- ESTATE OF MARY L. ADAMS, DECEASED
Late of York Twp., York County, PA.
Executrix: Linda M. Bradfield c/o 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 03.14-3t
- ESTATE OF JANET L. MELIDICK,
DECEASED
Late of West Manchester Twp., York County,
PA.
Co-Executors: Jennifer Woland and Patricia
Doak c/o Robert M. Strickler, Esquire, 110
South Northern Way, York, PA 17402
Attorney: Robert M. Strickler, Esquire, 110

South Northern Way, York, PA 17402
03.14-3t

Court, Suite 202, State College, PA 16801
03.14-3t

ESTATE OF BARRY B. MILLER, DECEASED
Late of Shrewsbury Twp., York County, PA.
Executrix: Victoria R. Miller, n/k/a Victoria
R. Allen, c/o 221 West Philadelphia Street,
Suite 600, York, PA 17401-2994
Attorney: David A. Jones, II, Esquire, STOCK
AND LEADER, 221 West Philadelphia
Street, Suite 600, York, PA 17401-2994
03.14-3t

ESTATE OF JANICE O. SMITH, DECEASED
Late of Shrewsbury Borough, York County, PA.
Executor: Terence B. Smith c/o 48 South Duke
Street, York, PA 17401
Attorney: Bruce C. Bankenstein, Esquire,
Manifold & Bankenstein, 48 South Duke
Street, York, PA 17401 03.14-3t

ESTATE OF FRANCES M. MILLER,
DECEASED
Late of West Manchester Twp., York County, PA.
Administrator-Executor: Dwenty R. Johnson
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 03.14-3t

ESTATE OF BEULA MAE STERNER,
DECEASED
Late of Penn Twp., York County, PA.
Executrix: Linda M. Sterner c/o Elinor Al-
bright Rebert, Esquire, 515 Carlisle Street,
Hanover, PA 17331
Attorney: Elinor Albright Rebert, Esquire, 515
Carlisle Street, Hanover, PA 17331 03.14-3t

ESTATE OF BENJAMIN F. NOBLE,
DECEASED
Late of West Manheim Twp., York County, PA.
Co-Executors: Gregory A. Noble, 1046
Baltimore Street, Hanover, PA 17331 and
Barbara Ann Stetter, 3950 Hamme Road,
Glenville, PA 17329
Attorney: Stonesifer and Kelley, P.C., 209
Broadway, Hanover, PA 17331 03.14-3t

ESTATE OF EDWARD WALTIMYER, JR.,
DECEASED
Late of North Codorus Twp., York County, PA.
Executors: Thomas E. Waltmyer and Kurt E.
Waltmyer 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 03.14-3t

ESTATE OF ERNEST H. OLEWILER,
DECEASED
Late of the Borough of Wrightsville, York
County, PA.
Executors: Kenneth C. Olewiler & Gary L.
Olewiler c/o Nikolaus & Hohenadel, 327
Locust Street, Columbia, PA 17512
Attorney: John F. Markel, Esquire,
Nikolaus & Hohenadel, 327 Locust Street,
Columbia, PA 17512 03.14-3t

ESTATE OF HOLLY ANN WITTE, DECEASED
Late of North Codorus Twp., York County, PA.
Administratrix: Johnnie D. Shindledecker, 33
Ridge Trail, Fairfield, PA 17320
Attorney: Amy E. W. Ehrhart, Esquire
MOONEY & ASSOCIATES, 230 York
Street, Hanover, PA 17331 03.14-3t

ESTATE/TRUST NOTICE

All persons having claims or demands against the estate of Shirley May Fair also known as Shirley M. Fair, deceased, late of Dover Township, York County, Pennsylvania, are requested to present the same without delay to David Brian Fair, Executor, 565 Pennsylvania Avenue, York, PA 17404. In addition, all persons having claims or demands against The Fair Family Revocable Inter Vivos Trust, dated October 10, 2002, are to present the same without delay to David Brian Fair, Successor Trustee, 565 Pennsylvania Avenue, York, PA 17404.

John W. Stitt, Attorney
1434 W. Market Street
York, PA 17404
(717) 846 9400

ESTATE OF WALTER W. ROBERTSON JR,
DECEASED
Late of Dover Twp., York County, PA.
Administrator-Executor: Karen L. Steinberg,
P.O. Box 63, Taneytown, MD 21787
03.14-3t

03.14-3t

ESTATE OF STEPHEN G. SAVEL, DECEASED
Late of Dallastown Borough, York County, PA.
Administrator: Frances M. Shue, 150 Garret
Way, Port Matilda, PA 16870
Attorney: Fredrick Farber, Esquire, 110 Regent

**ORPHAN'S COURT DIVISION
AUDITING NOTICE**

To All legatees creditors and person interested:
Notice is hereby given that the following accounts have been filed in the office of the Clerk of Orphans' Court Division for confirmation and distribution of the balance therein shown to the creditors, legatees next to kin, heirs and others legally entitled thereto on **April 17, 2013 at 9:00 a.m.** and will be called in the order named for audit and distribution by said Court, in **Courtroom No. 6, on the 6th floor of the York County Judicial Center at 45 North George St. in the City of York, Pennsylvania.**

1. **RODGERS – The First and Final Account of Donald L. Rodgers and Kenneth R. Rodgers, Co- Executors of the Last Will and Testament of Earl Dale Rodgers, Late of Paradise Township, York County, Pennsylvania, deceased, 6712-1154. (Scott L. Kelley, Esq.)**
2. **WERNER – The First and Final Account of Scott L. Kelley, Esq., Administrator C.T.A. of the Last Will and Testament and Codicil of Carrie A. Werner, Late of Penn Township, York County, Pennsylvania, deceased, 6712-1346. (Scott L. Kelley, Esq.)**
3. **JONES – The First and Final Account of Jane Royer Barr and Ann Jones Carter, Co-Executrices of the Last Will and Testament of Philip M. Jones, Late of Penn Township, York County, Pennsylvania, deceased, 6711-1851. (John A. Wolfe, Esq.)**
4. **HEAGY – The First and Final Account of Jennifer A. Feeser, Administratrix of the Estate of Roy Lee Heagy, Late of Manchester Borough, York County, Pennsylvania, deceased, 6712-0104. (Rand A. Feder, Esq.)**
5. **ALLEMAN – The First and Final Account of Wells Fargo Bank, N.A., formerly National Central Bank, Trustee for the Trust Established Under the Will of Winnemore Y. Alleman, deceased, f/b/o Sara Ann Alleman Dreher, now deceased, 6781-1213. (Matthew W. Holt, Esq.)**
6. **ALLEMAN – The First and Final Account of Wells Fargo Bank, N.A., Trustee Under Agreement of W.Y. Alleman, dated 10/14/57 f/b/o Sarah Alleman Dreher, 6781-1213. (Matthew W. Holt, Esq.)**
7. **EPLEY – The First and Final Account of Carl L. Epley, Administrator of the Estate of Carl Christian Epley, Late of Springetts-**
- bury Township, York County, Pennsylvania, deceased, 6711-881. (James A. Holtzer, Esq.)**
8. **RICHARD – The First and Final Account of Elizabeth Alwood, Executrix of the Last Will and Testament of Norma A. Richard, Late of Manchester Township, York County, Pennsylvania, deceased, 6711-1048. (Richard H. Mylin, III, Esq.)**
9. **BOWERSOX – The First and Final Account of Martha R. Test, Executrix of the Last Will and Testament of Dorothy B. Bowersox, Late of Penn Township, York County, Pennsylvania, deceased, 6712-1633. (Scott L. Kelley, Esq.)**
10. **SHAFFNER – The First and Final Account of Ronald M. Katzman, Executor of the Last Will and Testament of Robert D. Shaffner, Late of Fairview Township, York County, Pennsylvania, deceased, 6712-0880. (Arnold B. Kogan, Esq.)**
11. **MOUNT ROSE CEMETERY – The First and Partial Account of Ameriserv Trust and Financial Services Company, formerly Usbancorp Trust Company and SunTrust Bank, Co-Trustees for Trust Under Deed of SCI Pennsylvania Funeral Services d/b/a Mount Rose Cemetery Perpetual Care Trust dated 3/22/1962, 6799-1141C. (Timothy C. Leventry, Esq.)**
12. **REST HAVEN CEMETERY – The First and Partial Account of Ameriserv Trust and Financial Services Company, formerly Usbancorp Trust Company and SunTrust Bank, Co-Trustees for Trust Under Deed of SCI Pennsylvania Funeral Services d/b/a Rest Haven Permanent Lot Care Fund dated 1/1/1998, 6703-602B. (Timothy C. Leventry, Esq.)**
13. **SUSQUEHANNA MEMORIAL GARDENS – The First and Partial Account of Ameriserv Trust and Financial Services Company, formerly Usbancorp Trust Company and SunTrust Bank, Co-Trustees for Trust Under Deed of SCI Pennsylvania Funeral Services d/b/a Susquehanna Memorial Gardens Grave Opening and Closing Trust dated 1/2/1958, 6703-0603A. (Timothy C. Leventry, Esq.)**
14. **SUSQUEHANNA MEMORIAL GARDENS – The First and Partial Account of Ameriserv Trust and Financial Services Company, formerly Usbancorp Trust Company and SunTrust Bank, Co-Trustees for Trust Under Deed of SCI Pennsylvania Funeral Services d/b/a Susquehanna Memorial Gardens Memorial Care Fund dated 12/26/1967, 6703-0603B. (Timothy C. Leventry, Esq.)**
15. **SUSQUEHANNA MEMORIAL GARDENS – The First and Partial Account of Ameriserv Trust and Financial Services Compa-**

ny, formerly Usbancorp Trust Company and SunTrust Bank, Co-Trustees for Trust Under Deed of SCI Pennsylvania Funeral Services d/b/a Susquehanna Memorial Gardens Continuing Care Fund dated 09/15/2000, 6703-0603C. (Timothy C. Leventry, Esq.)

16. LEHMAN – The First and Final Account of Dean K. Gross, Administrator of the Estate of Phyllis A. Lehman, Late of York Township, York County, Pennsylvania, deceased, 6712-0918. (David M. Laucks, Esq.)

17. KLINEDINST – The First and Final Account of Janet Smith, Executrix of the Last Will and Testament of Elsie Klinedinst, Late of Hanover Borough, York County, Pennsylvania, deceased, 6712-1345. (Scott L. Kelley, Esq.)

18. STAUFFER – The First and Final Account of Gail A. Secrist, Executrix of the Last Will and Testament of Sara A. Stauffer, Late of Jefferson Borough, York County, Pennsylvania, deceased, 6712-0161. (Robert Clofine, Esq.)

19. WOLVERTON –The First and Final Account of Jane Eileen Musser, Administratrix, C.T.A. of the Last Will and Testament of Alva M. Wolverton, Late of Dover Township, York County, Pennsylvania, deceased, 6709-0305. (David M. Mills, Esq.)

FILED IN THE OFFICE OF THE CLERK OF ORPHANS' COURT DIVISION OF THE COMMON PLEAS COURT, YORK COUNTY, PENNSYLVANIA ON OR BEFORE MARCH 20, 2013

BRADLEY C. JACOBS

COURT OF COMMON PLEAS OF
YORK COUNTY, PENNSYLVANIA,
03.28-2t ORPHANS' COURT DIVISION

CIVIL NOTICES

**ACTION IN MORTGAGE
FORECLOSURE**

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF COMMON PLEAS OF
YORK COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-SU-003353-06

U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR RASC 2006-EMX7, Plaintiff

vs.

RONALD L. KENNEDY, JR A/K/A RONALD
LEE KENNEDY JR, IN HIS CAPACITY
AS EXECUTOR AND DEVISEE OF THE
ESTATE OF BARBARA ANN JERSCHIED
A/K/A BARBARA A. JERSCHIED, Defendant

NOTICE

To RONALD L. KENNEDY, JR A/K/A RON-
ALD LEE KENNEDY JR, IN HIS CAPACITY
AS EXECUTOR AND DEVISEE OF THE ES-
TATE OF BARBARA ANN JERSCHIED A/K/A
BARBARA A. JERSCHIED

You are hereby notified that on August 7,
2012, Plaintiff, U.S. BANK NATIONAL AS-
SOCIATION, AS TRUSTEE FOR RASC 2006-
EMX7, 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-
003353-06. Wherein Plaintiff seeks to foreclose
on the mortgage secured on your property lo-
cated at 187 WILEY MILL ROAD, NEW PARK,
PA 17352-9328 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 LE-
GAL SERVICES TO ELIGIBLE PERSONS AT
A REDUCED FEE OR NO FEE.**

Notice to Defend:
Lawyer Referral Service
York Legal Referral
137 East Market Street
York, PA 17401
(717) 854-8755 x201

03.28-1t

Solicitor

NOTICE OF ACTION IN MORTGAGE FORE-
CLOSURE IN THE COURT OF COMMON
PLEAS OF YORK COUNTY, PENNSYL-
VANIA CIVIL ACTION – METLIFE HOME
LOANS, A DIVISION OF METLIFE BANK,
N.A. v. JOANNE STALELY

DOCKET NO: 2012-SU-03917-06

NOTICE TO JOANNE STALELY: You are here-
by notified that on September 21, 2012, Plaintiff,
METLIFE HOME LOANS, A DIVISION OF
METLIFE BANK, N.A., filed a Mortgage Fore-
closure Complaint together with a Notice to De-
fend, against you in the Court of Common Pleas
of York County Pennsylvania, docketed as No.
2012-SU-03917-06. Plaintiff seeks to foreclose
on the mortgage secured on the property located
at 646 Pershing Avenue, York, PA 17404, where-
upon 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 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 PAPER 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 AGEN-
CIES THAT MAY OFFER LEGAL SERVICES
TO ELIGIBLE PERSONS AT A REDUCED
FEE OR NO FEE.**

LAWYER REFERRAL SERVICE
York County Bar Center
137 East Market Street

York, Pennsylvania 17401
Telephone No. (717) 854-8755

York Legal Referral
137 East Market Street
York, PA 17401
(717) 854-8755 x201

03.28-1t

Solicitor

03.28-1t

Solicitor

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF COMMON PLEAS OF
YORK COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2012-SU-004224-06

CITIMORTGAGE, INC., Plaintiff
vs.
JESSE R. TIMPLE
LISA R. TIMPLE, Defendants

NOTICE

To LISA R. TIMPLE

You are hereby notified that on October 11, 2012, Plaintiff, CITIMORTGAGE, INC., 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-004224-06. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 106 SOUTH BROAD STREET, NEW FREEDOM, PA 17349-9669 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 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.

Notice to Defend:
Lawyer Referral Service

NOTICE OF ACTION IN
MORTGAGE FORECLOSURE
IN THE COURT OF COMMON PLEAS OF
YORK COUNTY, PENNSYLVANIA
CIVIL ACTION – LAW

No. 2013-SU-000005-06

PHH MORTGAGE CORPORATION, Plaintiff
vs.
UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER BRIAN GLASACO A/K/A DEBRIANTA GLASACO, DECEASED, Defendants

NOTICE

To UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER BRIAN GLASACO A/K/A DEBRIANTA GLASACO, DECEASED

You are hereby notified that on January 2, 2013, Plaintiff, PHH MORTGAGE CORPORATION, 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. 2013-SU-000005-06. Wherein Plaintiff seeks to foreclose on the mortgage secured on your property located at 804 SOUTH GEORGE STREET, YORK, PA 17403-3124 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 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 OF-

FICE 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.

Notice to Defend:
Lawyer Referral Service
York Legal Referral
137 East Market Street
York, PA 17401
(717) 854-8755 x201

03.28-1t

Solicitor

In The Court of Common Pleas
York County
Civil Action – Law
No. 2012-SU-004722-06

Notice of Action in Mortgage Foreclosure

U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association as Trustee as Successor by Merger to Lasalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset-Backed Certificates, Series 2007-HE2, Plaintiff vs. Charles C. Walter & Kimberly S. Walter, Mortgagor and Real Owner, Defendants

To: Kimberly S. Walter, Mortgagor and Real Owner, Defendant, whose last known address is 5224 Tannery Road Glenville, PA 17329. This firm is a debt collector and we are attempting to collect a debt owed to our client. Any information obtained from you will be used for the purpose of collecting the debt. You are hereby notified that Plaintiff, U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association as Trustee as Successor by Merger to Lasalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset-Backed Certificates, Series 2007-HE2, has 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-004722-06, wherein Plaintiff seeks to foreclose on the mortgage secured on your property located, 5224 Tannery Road, Glenville, PA 17329 whereupon your property will be sold by the Sheriff of York County. Notice: You have been sued in court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after the Complaint and notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you

by the Court without further notice for any money claimed in the Complaint for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, 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. Central PA Legal Services, 256 E. Market St., York, PA 17403. Lawyer Referral Service of the York County Bar Assoc., York County Bar Center, 137 E. Market St., York, PA 17401, 717-854-8755. Michael T. McKeever, Atty. for Plaintiff, KML Law Group, P.C., Ste. 5000, Mellon Independence Center, 701 Market St., Phila., PA 19106-1532, 215.627.1322.

03.28-1t

Solicitor

ACTION TO QUIET TITLE

YCJTS, LP, Plaintiffs

vs.

John J. Michalek, et al., Defendants

To: John J. Michalek,

YOU ARE hereby notified that on July 27th, 2012, Plaintiffs, filed a quiet title action, endorsed with a Notice to Defend, against you in the Court of Common Pleas of York County, Pennsylvania, docketed to No. 2012-SU-3180-93, wherein Plaintiff seeks legal title in fee simple and to terminate any estate, right, title or interest that you may have in the real estate located at 640 West Princess Street, City of York, York County Pennsylvania pursuant to the Deed recorded on March 7th, 2003, in Book 1552, Page 326 in the York County Recorder of Deeds Office, assigned to defendant on July 19th, 2012 in Record Book 2183, Page 6415 in the York County Recorder of Deeds Office.

03.28-1t

Solicitor

ADOPTION NOTICE

**PUBLIC NOTICE TO
LISSETTE MARIE BOLLINGER**

**In Re; Adoption of Vivian Irene Colon,
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, Vivian Irene Colon. An Involuntary Termination of Parental Rights Hearing has been scheduled for May 15, 2013, at 9:00 a.m., in Court Room No. 9, of the York County Judicial Center, 45 North George Street, York, Pennsylvania, to terminate your parental rights to Vivian Irene Colon (DOB May 1, 2008), whose putative Father is Jorge Alberto Caraballo-Quinones, and whose Mother is Lisette Marie Hollinger. You are warned that even if you fail to appear at the scheduled hearing, the hearing will go on without you and your rights to your child may be ended by the Court without your being present. You have a right to be represented at the hearing by a lawyer. You should take this paper to your lawyer at once. If you do not have a lawyer or cannot afford one, go to or telephone the office set forth below to find out where you can get legal help.

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

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

03.28-1t Solicitor

ARTICLES OF INCORPORATION

NOTICE IS HEREBY GIVEN that Articles of Incorporation were filed with the Commonwealth of Pennsylvania.

The name of the corporation is **Marsico Counseling Services, P.C.**

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

Richard C. Seneca, Esquire
564 Old York Road
Etters, PA 17319
(717) 932-0465

03.28-1t Solicitor

NOTICE IS HEREBY GIVEN that Articles of Incorporation [are about to be filed] were filed with the Commonwealth of Pennsylvania.

The name of the [proposed] corporation is **Crazy Tomato Grill, Inc.**

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

Edward A. Paskey, Esquire
2675 Eastern Boulevard
York, PA 17402
(717) 757-4565

03.28-1t Solicitor

NOTICE IS HEREBY GIVEN that Articles of Incorporation [are about to be filed] were filed with the Commonwealth of Pennsylvania.

The name of the [proposed] corporation is **A & D Realty Enterprises, Inc.**

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

Stonesifer and Kelley P.C.
209 Broadway
Hanover, Pennsylvania 17331
(717) 632-0163

03.28-1t Solicitor

CERTIFICATE OF AUTHORITY

**Intent to File or Has Filed
for a Certificate of Authority**

Notice is hereby given, under 15 PA.C.S 4124, that, on March 18, 2013, Electric Masters Service, Inc., a foreign for profit corporation, incorporated in the Commonwealth of Virginia on November 15, 1982, intends to file or has filed an Application for a Certificate of Authority to do business in the Commonwealth of Pennsylvania, with the Department of State, Bureau of Corporations and Charitable Organizations, P.O. Box 8722, Harrisburg, PA 17105-8722. The principal office address for Electric Masters Service, Inc. is 9375-A Gerwig Lane, Columbia, MD 21046 with the Commercial Registered Office Provider as Corporation Guarantee and Trust Company, 3331 Street Road, Suite 110,

Bensalem, PA 19020. Electric Masters Service, Inc. is an electrical contracting company.

Nancy E. Sebastian President

03.28-1t Solicitor

CERTIFICATE OF ORGANIZATION OF DOMESTIC LIMITED LIABILITY COMPANY

NOTICE is hereby given that a Certificate of Organization – Domestic Limited Liability Company was filed with the Commonwealth of Pennsylvania, Department of State, in Harrisburg, Pennsylvania, on March 5, 2013, under the provisions of the Pennsylvania Limited Liability Company Law of 1994 as amended.

The name of the Limited Liability Company is Little Bitz Soaps, LLC.

Little Bitz Soaps, LLC is organized for the purpose of making home made natural soaps and bath products and distributing them through direct sales and internet.

Arthur J. Becker, Jr., Esquire
Attorney for Little Bitz Soaps, LLC

03.28-1t Solicitor

CHANGE OF NAME

IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA

IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA

Notice is hereby given that on February 25th, 2013, a petition for change of name was filed in the Court of Common Pleas, requesting a decree to change the name of Corey William Coffman to Corey Richard Nichols.

The Court has fixed the 17th day of April, 2013, at 10:00 a.m. in Court Room # 6, York County Judicial Center, as the time and place for the hearing on said petition, when and where all persons interested may appear and show cause, if any they have, why the prayer of the said petitioner should not be granted.

Corey Coffman
909 Parkway Boulevard
York, PA 17404

03.28-1t Solicitor

On February 11, 2013, the Petition of Morgan Leigh Stambaugh was filed in the Court of Common Pleas of York County, PA, praying for a Decree to change of her name to Morgan Leigh Kitzmiller. The Court scheduled a hearing for May 15, 2013 at 9:30 A.M. in Court Room No. 6 of the York County Judicial Center, 45 N. George St., York, PA 17401 where any person may appear and show cause why the request of the Petitioner should not be granted.

ANDREA EVELER STANLEY, ESQUIRE
Attorney for Petitioner
2997 Cape Horn Road, Suite A-6
Red Lion, PA 17356

03.28-1t Solicitor

CIVIL TRIAL LIST

IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA

IN THE COURT OF COMMON PLEAS OF YORK COUNTY, PENNSYLVANIA CALL OF THE CIVIL TRIAL LIST – MONDAY, MARCH 18, 2013 AT 9:30 A.M., CR #10 TRIAL TERM – MONDAY, APRIL 1ST THROUGH FRIDAY, APRIL 12, 2013

1. Raymond M. Abboud vs Affordable Homes in PA, LLC; 2011-SU-4334-29; Walter A. Tilley, III for Plaintiff; Thomas J. Gregory for Defendant. **SCHEDULED TO BE TRIED BY JUDGE THOMPSON ON MONDAY, MONDAY, APRIL 8, 2013 AT 9:00 A.M. IN CR #10**

2. Arlington Plaza Associates, Linda Reck vs Christopher Williams and Susan Williams; 2011-SU-1568-91; L.C. Heim for Plaintiff; Jeremy A. Donham for Defendant. **SCHEDULED TO BE TRIED BY JUDGE LINEBAUGH ON TUESDAY, APRIL 9, 2013 AT 9:00 A.M. IN CR #10**

03.21-2t District Court Administrator

DISSOLUTION NOTICE

NOTICE IS HEREBY GIVEN to all creditors and claimants of North Hanover Mall Merchants' Association, a nonprofit corporation, that a proposal has been duly adopted that the corporation be voluntarily dissolved and that the board of directors is now engaged in winding up and settling

the affairs of the corporation under the provisions of Section 5975 of the Non-Profit Corporation Law of 1988.

03.28-1t Solicitor

21st Century Safety & Health Solutions and the location where said business is and will be located is 1261 William St., Hanover, Pa 17331

Joel Solomon

03.28-1t Solicitor

FICTITIOUS NAME

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Commonwealth of Pennsylvania on February 22, 2013 for **Wax On Wax Off Auto Detailing** located at 20 Center St., Hanover, PA 17331. The name and address of each individual interested in the business is Curvin R. Bankert, III, 120 Center St., Hanover, PA 17331. This was filed in accordance with 54 PaC.S. 311.

03.28-1t Solicitor

Notice is hereby given a certificate was or will be filed under the Fictitious Name Act approved March 24, 1945, in the Office the Secretary of the Commonwealth of Pennsylvania setting forth that **Zkeller, LLC a/k/a Zach A. Keller of 2709 Heritage Hills Circle, York, PA 17402** are the only person(s) owning or interested in a business, the character of which is short sale/loss mitigation assistance and that the name, style and designation under which said business is and will be conducted is **Short Sale Solution** and the location where said business will be located 2709 Heritage Hills Circle, York, PA 17402.

Meredith Allie, Esquire
Attorney for Zkeller, LLC – Short Sale Solution
Allie & Donham, LLC
2040 E. Market Street
York, PA 17402

03.28-1t Solicitor

Notice is hereby given a certificate was or will be filed under the Fictitious Name Act approved May 24, 1945 in the Office of the Secretary of the Commonwealth of Pennsylvania, setting forth that **Achievement Resources LLC** is the only entity owning or interested in a business, the character of which is a business safety consultant and that the name, style and designation under which said business is and will be conducted is

NOTICE

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

In Re: The Marriage of

MARIBEL PONCE, Plaintiff
vs.
JAMIE PONCE, Defendant

NO. 2012-FC-001569

NOTICE

You have been sued in court. If you wish to defend, you must enter a written appearance personally or by an 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 decree of divorce or annulment may be entered against you without further notice. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

York County Bar Association
137 East Market St.
York, PA 17401
(717) 854 8755

03.28-1t Solicitor

IN THE COURT OF COMMON PLEAS OF
YORK COUNTY PENNSYLVANIA
CIVIL ACTION – COMPLAINT

NO. 2012-SU-002117-89

STEVE STAMBAUGH,
STAMBAUGH PLUMBING AND HEATING
INCORPORATED, Plaintiff

v.

GERARD BUILDERS, INCORPORATED
GRANITE RIDGE CONTRACTING, INC.
GERARD D. LENHOFF, JR. –
Individually, Defendants

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

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

LAWYER REFERRAL SERVICE OF THE
YORK COUNTY BAR ASSOCIATION
137 EAST MARKET STREET
YORK, PA 17401
TELEPHONE: (717) 854-8755

03.28-1t

Solicitor

SHERIFF'S SALE

IN THE COURT OF COMMON PLEAS
OF YORK COUNTY, PENNSYLVANIA

Civil Action Law

Number 2012-SU-003376-06

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

Bank of America, N.A.
v.
Tracey S. Rivard

To: Tracey S. Rivard
137 Pointe Ridge Drive, Unit No. J-137
York, Pennsylvania 17402

Your house (real estate) at **137 Pointe Ridge Drive, Unit No. J-137, York, Pennsylvania 17402** is scheduled to be sold at Sheriff's Sale on **June 10, 2013 at 2:00 p.m.** in the Sheriff's Office, York County Judicial Center, 45 North George Street, York, PA 17401 to enforce the court judgment of \$66,571.30 obtained by Bank of America, N.A. against you.

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

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

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

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

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

- 1 If the Sheriff's Sale is not stopped, your property will be sold to the highest bidder. You may find out the price bid by calling McCabe, Weisberg and Conway, P.C., Esquire at (215) 790-1010.
- 2 You may be able to petition the Court to set aside the sale if the bid price was grossly inadequate compared to the value of your property.
- 3 The sale will go through only if the buyer pays the Sheriff the full amount due on the sale. To find out if this has happened, you may call McCabe, Weisberg and Conway, P.C. at (215) 790-1010.
- 4 If the amount due from the buyer is not paid to the Sheriff, you will remain the owner of the property as if the sale never happened.
- 5 You have a right to remain in the property until the full amount due is paid to the Sheriff and the Sheriff gives a deed to the buyer. At that time, the buyer may bring legal proceedings to evict you.
- 6 You may be entitled to a share of the money which was paid for your real estate. A schedule of distribution of the money bid for your real estate will be filed by the Sheriff within thirty (30) days of the sale. This schedule will state who will be receiving that money. The money will be paid out in accordance with this schedule unless

exceptions (reasons why the proposed schedule of distribution is wrong) are filed with the Sheriff within ten (10) days after the posting of the schedule of distribution.

7 You may also have other rights and defenses, or ways of getting your real estate back, if you act immediately after the sale.

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

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

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ASSOCIATION DE LICENCIADOS

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TERRENCE J. McCABE, ESQUIRE
MARC S. WEISBERG, ESQUIRE
EDWARD D. CONWAY, ESQUIRE
MARGARET GAIRO, ESQUIRE
ANDREW L. MARKOWITZ, ESQUIRE
HEIDI R. SPIVAK, ESQUIRE
MARISA J. COHEN, ESQUIRE
KEVIN T. McQUAIL, ESQUIRE
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SHERIFF SALES

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 MEMBERS FIRST FEDERAL CREDIT UNION vs. ACTION INVESTMENT GROUP, LLC, AMANDA B. SUMMERS and ADAM J. SUMMERS Docket Number: 2012-NO-6354-30. 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:

ACTION INVESTMENT GROUP, LLC
AMANDA B. SUMMERS
ADAM J. SUMMERS

ALL that certain lot, piece or parcel of land, lying, being and situate in the Township of Penn, County of York, Commonwealth of Pennsylvania, identified as Lot 2 (Lot 2A and Lot 2B combined) on that certain "Final Plan - Minor Subdivision for Baxter Investment Group, Inc.", prepared by LaRue Survey Associates, York Springs, PA, dated July 7, 2005, last revised June 20, 2006, as the same is duly dedicated, platted and recorded on November 28, 2006, in the Office of the Recorder of Deeds of the County of York, Pennsylvania, in Plan Book 1857 at page 5274, being more particularly described as follows, to wit:

BEGINNING at a steel pin and stones set at a corner common to property now or formerly of McLaughlin, McAnall, Miholics & Bare (described in York County Record Book 1393, at page 2106), property now or formerly of Louise N. Hoffacker, Trustee (described in York County Deed Book 102, Volume M, at page 453), and the property herein described, and extending in a westwardly direction along the property now or formerly of McLaughlin, McAnall, Miholics & Bare, South 760 06' 47" West, a distance of 261.75 feet to a steel pin and stones; thence continuing in a westwardly direction along the property now or formerly of McLaughlin, McAnall, Miholics & Bare, South 730 57' 46" West, a distance of 125.00 feet to a steel pin; thence extending in a northwardly direction along the dividing line between Lot 1 and Lot 2 on the aforesaid plan, North 190 18' 00" West, a distance of 356.16 feet to an iron pipe; thence extending in an eastwardly direction along other property now or formerly of McLaughlin, McAnall, Miholics & Bare (described in York County Record Book 2014, at page 287), North 660 25' 33" East, a distance of

82.35 feet to an iron pipe; thence continuing in an eastwardly direction along the other property now or formerly of McLaughlin, McAnall, Miholics & Bare, North 570 04' 29" East, a distance of 249.72 feet to a steel pin; thence extending in a southwardly direction along the property now or formerly of Louise N. Hoffacker, Trustee, South 260 55' 00" East, a distance of 456.97 feet to a steel pin and stone, the point and place of BEGINNING.

CONTAINING 3.1738 acres.

TOGETHER with the use of two woods roads (16' right-of-ways) on both the north and south, providing access to Woodridge Drive.

UNDER AND SUBJECT to the Maintenance Agreement, dated December 5, 2006, and recorded on January 3, 2007, in Record Book 1865, page 8138, of the York County Records.

TO BE SOLD AS THE PROPERTY OF AMANDA B. SUMMERS AND ADAM J. SUMMERS ON JUDGMENT ENTERED AT THE ABOVE NUMBER AND TERM.

PROPERTY ADDRESS: 40 DOE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. SHAWN J. ADELUNG and JENNIFER L. ADELUNG Docket Number: 2012-SU-3853-06. 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:

SHAWN J. ADELUNG
JENNIFER L. ADELUNG

ALL that certain tract of land, with the improve-

ments thereon erected, situate, lying and being in the Township of Springettsbury, County of York and Commonwealth of Pennsylvania, known as Lot No. 74, Washington Square, Phase III, as recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book II, page 4 more particularly bounded and limited and described as follows, to wit:

BEGINNING at a point on the Southern right of way line of Silver Spur Drive at the Northeast corner of Lot No. 73; extending along the Southern right of way line of Silver Spur Drive, North sixty eight (68) degrees zero (00) minutes fifty-five (55) seconds East, a distance of seventy five and zero one hundredths (75.00) feet to a point at Lot No. 75; extending thence along Lot No. 75, South twenty one (21) degrees fifty nine (59) minutes five (05) seconds East, a distance of one hundred and zero one hundredths (100.00) feet to a point at Lot No. 62 of a subdivision known as Washington Square, Phase II; extending thence along Lot No. 62, South sixty eight (68) degrees zero (00) minutes, fifty five (55) seconds West, a distance of seventy five and zero one hundredths (75.00) feet to a point at Lot No. 73; extending thence along Lot no. 73, North twenty one (21) degrees fifty nine (59) minutes, five (05) seconds West a distance of one hundred and zero one hundredths (100.00) feet to a point on the southern right of way line of Silver Spur Drive and the place of beginning.

UNDER and subject to restrictions and conditions as now appear of record.

HAVING erected thereon a dwelling known as 3830 Silver Spur Drive, York, PA 17402.

PARCEL NO. 46-000-27-0274.00.

BEING the same premises which Andrew J. Balberchak and Lynn H. Balverchak, husband and wife, by Deed dated 6/24/2005 and recorded 6/29/2005 in the Recorder's Office of York County, Pennsylvania, Deed Book Volume 1735, Page 44901, Instrument No. 2005047644, granted and conveyed unto Shawn J. Adelung and Jennifer L. Adelung, husband and wife.

PROPERTY ADDRESS: 3830 SILVER SPUR 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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, N.A. vs. KRISTIN A. ALEX and ROBERT G. ALEX Docket Number: 2012-SU-3357-06. 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:

KRISTIN A. ALEX
ROBERT G. ALEX

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

BEING KNOWN AS 2561 ELdorado Drive, York, PA 17402

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 2561 ELDORADO 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. ALL HEIRS OF RHONDA Y. HARRIS, DECEASED, KNOWN OR UNKNOWN Docket Number: 2011-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:

ALL HEIRS OF RHONDA Y. HARRIS, DECEASED, KNOWN OR UNKNOWN

ALL that certain lot or piece of ground situate on the South side of Edison Street, in the Twelfth Ward of York City, County of York, Commonwealth of Pennsylvania, and known as number 1044 Edison Street, 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 Charles Strausbaugh; thence in a Southwardly direction along same one hundred twenty-seven (127) feet to the Northern edge of a fifteen (15) feet wide alley; thence along said alley in a West-erly direction twenty (20) feet to a point at land now or formerly of Earl H. Koons; thence along same in a Northwardly direction and through the center line of the center wall of a double dwelling house, one hundred and twenty-five (125) feet to a point on the Southern edge of said Edison Street; thence in an Eastwardly direction along said Southern edge of said Edison Street twenty (20) feet to a point and the place of beginning.

HAVING erected thereon a dwelling known as 1044 Edison Street, York, PA 17403.

PARCEL NO. 123991600150000000.

BEING the same premises which Thomas L. Monroe and Ophelia S. Monroe, husband and wife, by Deed dated 10/29/2007 and recorded 11/09/2007 in the Recorder's Office of York County, Pennsylvania, Deed Book Volume 1932, Page 3398, Instrument No. 2007083321, granted and conveyed unto Rhonda Y. Harris, adult individual.

PROPERTY ADDRESS: 1044 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 LOANCARE, A DIVISION OF FNF SERVICING, INC. vs. AMY J. AMIG Docket Number: 2012-SU-1646-06. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

AMY J. AMIG

owner(s) of property situate in the 8th ward of the CITY OF YORK, York County, Pennsylvania, being 623 CLEVELAND AVENUE, YORK, PA 17401-2222

Parcel No. 081440400300000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$47,989.52

PROPERTY ADDRESS: 623 CLEVELAND 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. RENEE C. AMSPACHER Docket Number: 2012-SU-3910-06. 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:

RENEE C. AMSPACHER

owner(s) of property situate in NORTH CODORUS TOWNSHIP, York County, Pennsylvania, being 5872 AMBAU ROAD, SPRING GROVE, PA 17362-8605

Parcel No. 400000500220000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$109,264.55

PROPERTY ADDRESS: 5872 AMBAU ROAD, 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,
03.14-3t 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JENNIFER C. AYERS and ANDREW J. AYERS Docket Number: 2012-SU-2497-06. 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 C. AYERS
ANDREW J. AYERS

owner(s) of property situate in DALLASTOWN BOROUGH, York County, Pennsylvania, being 136 SOUTH WALNUT STREET, DALLASTOWN, PA 17313-2228

Parcel No. 560000404060000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$124,199.87

PROPERTY ADDRESS: 136 SOUTH WALNUT 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 PENNSYLVANIA HOUSING FINANCE AGENCY vs. ANDREW S. ARNOLD Docket Number: 2012-SU-3920-06. 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 S. ARNOLD

ALL THAT CERTAIN lot of ground with the improvements thereon erected, situate in West Manchester Township, York County, Pennsylvania, having a dwelling house erected thereon and known as: 2102 WEST PHILADELPHIA STREET, YORK, PA 17404

Reference York County Record Book 1467 Page 2347.

TO BE SOLD AS THE PROPERTY OF ANDREW S. ARNOLD ON JUDGMENT NO. 2012-SU-3920-06

PROPERTY ADDRESS: 2102 WEST PHILADELPHIA STREET, YORK, PA 17404

UPI#

Notice is further given that all parties in

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 TRUST NATIONAL ASSOCIATION, AS TRUSTEE FOR LSF7 NPL III TRUST vs. LYLE R. BALLOU A/K/A LYLE BALLOU and HOLLY E. BALLOU A/K/A HOLLY BALLOU Docket Number: 2011-SU-2744-06. 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:

LYLE R. BALLOU
A/K/A LYLE BALLOU
HOLLY E. BALLOU
A/K/A HOLLY BALLOU

ALL THAT CERTAIN tract of land situate, lying and being in the Township of North Codorus, County of York, Commonwealth of Pennsylvania, more particularly described as follows, to wit:

BEGINNING at a point in the Southern line of Pin Oak Drive at a corner of Lot No. 80 on the hereinafter mentioned subdivision plan; thence continuing along and through the southern line of said road North 49 degrees 27 minutes 37 seconds East 100.00 feet to a point at the corner of Lot No. 82 on the hereinafter subdivision plan; thence, continuing along Lot No. 82, South 54 degrees 04 minutes 25 seconds East 162.69 feet to a point; thence South 30 degrees 28 minutes 22 seconds East, 193.72 feet to a point at Lot No. 80; thence continuing along Lot No. 80 South 65 degrees 14 minutes 16 seconds West 130.49 feet to a point; thence continuing along Lot No. 80, North 40 degrees 32 minutes 23 seconds West 193.09 feet to a point in the Southern Line of Pin Oak Drive, the place of BEGINNING.

PARCEL ID# 40-000-FG-018100-00000

Property being known as 1827 Pin Oak Drive, Spring Grove, Pennsylvania 17362.

Title to said premises is vested in Lyle R. Ballou a/k/a Lyle Ballou and Holly E. Ballou a/k/a Holly Ballou, husband and wife, by deed from Stone Run Builders, Inc., a Pennsylvania Corporation, dated October 24, 2001 and recorded November 1, 2001 in Deed Book 1463, Page 0001, as Instrument Number 2001069858.

PROPERTY ADDRESS: 1827 PIN OAK 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 BENEFICIAL CONSUMER DISCOUNT COMPANY, D/B/A BENEFICIAL MORTGAGE CO. OF PENNSYLVANIA vs. THOMAS F. BARBER and BARBARA L. BARBER Docket Number: 2010-SU-5014-06. 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 F. BARBER
BARBARA L. BARBER

ALL that certain tract of land, situate, lying and being in West Manchester Township, York County, Pennsylvania, being Lot No. 30 on a Final Subdivision Plan of Warwick, prepared by Gordon L. Brown & Assoc., Inc., Dwg. #L-4158, dated September 27, 1999, and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book RR, page 131, more particularly bounded, limited and described as follows, to wit:

BEGINNING at a point on the southeastern side of Warwick Road (50' wide) at lands now or formerly of Paul and Dena Clouser; thence along Warwick Road, the following two courses and distances: 1) by a curve to the right having a radius of one hundred twenty-five and zero one-hundredths (125.00) feet and an arc distance of twenty-six and fifty-nine one-hundredths (26.59) feet, the chord of which bears South 26 17 40 West, a distance of twenty-six and fifty-four one-hundredths (25.54) feet; and 2) North thirty-two (32) degrees, twenty-three (23) minutes, nineteen (19) seconds East, a distance of one hundred sixty-three and seventeen one-hundredths (163.17) feet to a point at Lot No. 29 of the above-mentioned plan; thence along Lot No. 29 of the above-mentioned plan, South fifty-seven (57) degrees, thirty-six (36) minutes, forty-one (41) seconds East, a distance of one hundred fifty-seven and fifty-nine one-hundredths (157.59) feet to a point Lot No. 29 of the above-mentioned plan; thence along Lot Nos. 29, 28, 27 of the above-mentioned plan, North thirty-three (33) degrees, twenty-eight (28) minutes, fifty-seven (57) seconds East, a distance of one hundred ninety-seven and twenty-

one one-hundredths (197.21) feet to a point at Lot No. 25 of the above-mentioned plan; thence along Lot Nos. 25 and 24 of the above-mentioned plan, South forty-eight (48) degrees, forty-eight (48) minutes, fifty (50) seconds East, a distance of one hundred five and ninety-six one-hundredths (105.96) feet to a point at Lot No. 22 of the above-mentioned plan; thence along Lot Nos. 22, 21 and 20 of the above-mentioned plan, South thirty-nine (39) degrees, forty (40) minutes, twenty-one (21) seconds West, a distance of three hundred twenty-five and twenty-one one-hundredths (325.21) feet to a point at lands now or formerly of Charles E. Tracey, Jr. and Daney Carr; thence along lands now or formerly of Charles E. Tracey, Jr. and Daney Carr and through lands now or formerly of Paul and Dena Clouser North sixty-nine (69) degrees, forty-eight (48) minutes, zero (00) seconds West, a distance of two hundred twenty-seven and fourteen one-hundredths (227.14) feet to a point on the southeastern side of Warwick Road and the place of BEGINNING. Containing 56,632 square feet.

The improvements thereon being known as No. 2370 Warwick Road.

Parcel ID No. 51-000-9-430

BEING the same premises which Stewartstown Cornerstone, L.P., a Pennsylvania limited partnership, by Deed dated August 31, 2004 and recorded September 9, 2004 in the Office of the Recorder of Deeds in and for York County in Deed Book 1675 Page 8749, as Instrument Number 2004078207, granted and conveyed unto Thomas F. Barber, a single man, as sole owner, in fee.

PROPERTY ADDRESS: 2370 WARWICK 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 FIRST FRANKLIN MORT-

GAGE LOAN TRUST 2006-FF14, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF14 vs. JONATHAN D. BARNES A/K/A JONA D. BARNES Docket Number: 2007-SU-2476-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:

JONATHAN D. BARNES
A/K/A JONA D. BARNES

Property of: Jonathan D. Barnes

Execution No. 2007-SU-2476-Y06

Judgment Amount : \$194,983.18

ALL right, title, interest and claim of Jonathan D. Barnes, of, in and to:

Property located at 5 Center Court, within the West Manchester Township, York County PA. Having erected thereon a One Story, Single Family, Residential Dwelling. Being more fully described in York County Deed Book Volume 1827, at Page 670.

Parcel Identification No. 51-000-17-0167.00-00000

PROPERTY ADDRESS: 5 CENTER 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. CHARLES J. BARR and JACQUELYN W. BARR Docket Number: 2012-SU-3968-06. 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 J. BARR
JACQUELYN W. BARR

ALL THAT CERTAIN LOT OF LAND SITU-
ATE IN SPRINGETTSBURY TOWNSHIP,
YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 611 Locust Grove Road,
York, PA 17402

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 611 LOCUST GROVE
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 execu-
tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that
on April 15, 2013 at 2:00 O'Clock, P.M., prevail-
ing 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 SUCCESSOR TRUSTEE
FOR JP MORGAN CHASE BANK, N.A., AS
TRUSTEE FOR THE BENEFIT OF THE CER-
TIFICATEHOLDERS OF POPULAR ABS, INC.
MORTGAGE PASS-THROUGH CERTIFI-
CATES SERIES 2006-E, vs. MELISSA BASE-
MAN Docket Number: 2012-SU-4245-06. 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:

MELISSA BASEMAN

ALL the following described piece, parcel and lot
of ground situate, lying and being in the Borough
of Red Lion, County of York and State of Penn-
sylvania, bounded and limited as follows, to wit:

BEGINNING at a point on the eastern edge of
North main Street and a corner of lot now or for-
merly of Clarence Frey; thence in an easterly di-
rection along lot of same, one hundred sixty (160)

feet to a point on the western side of Church Al-
ley; thence in a southerly direction along said side
of said alley, nineteen (19) feet six (06) inches to
a point at corner of lot now or formerly of Thomas
Frutiger; thence in a westerly direction along line
of lot of same one hundred sixty (160) feet to a
point on the eastern edge of North Main Street;
thence in a northerly direction along said edge of
said street, nineteen (19) feet six (06) inches to the
place of beginning.

BEING the same premises in which Melissa
Baseman, administratrix of the estate of Vernon
E. Baseman, late, by deed dated October 22, 2010
and recorded in the office of the recorder of deeds
for York County on October 22, 2010 in book
2097 and page 6485, granted and conveyed unto
Melissa Baseman, widow.

PARCEL #82-000-06-0050.00-00000

PROPERTY ADDRESS: 223 NORTH 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 execu-
tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that
on April 15, 2013 at 2:00 O'Clock, P.M., prevail-
ing 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. JOSE D. BATISTA and MARIA E. BA-
TISTA Docket Number: 2010-SU-3780-06. 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:

JOSE D. BATISTA
MARIA E. BATISTA

owner(s) of property situate in the TOWNSHIP
OF SPRINGETTSBURY, York County, Pennsyl-
vania, being 3613 COVENTRY COURT, YORK,
PA 17406-6608

Parcel No. 46-000-33-0047.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$228,774.39

PROPERTY ADDRESS: 3613 COVENTRY 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. EDWARD S. BEARD and JAMMIE E. BEARD Docket Number: 2012-SU-3338-06. 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 S. BEARD
JAMMIE E. BEARD

Owner of property situate in West York Borough, York County, Pennsylvania, being 1414 West Poplar Terrace, York, PA 17404.

Improvements thereon: Residential Dwelling

PROPERTY ADDRESS: 1414 WEST POPLAR TERRACE, YORK, PA 17404

UPI #88-000-06-0132.00-00000

PROPERTY ADDRESS: 1414 WEST POPLAR TERRACE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. SEAN BENISH Docket Number: 2012-SU-3834-06. 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:

SEAN BENISH

owner(s) of property situate in NEWBERRY TOWNSHIP, York County, Pennsylvania, being 910 RED MILL ROAD, ETTERS, PA 17319-9639

Parcel No. 39000060155A000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$209,974.77

PROPERTY ADDRESS: 910 RED MILL ROAD, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. EULA BENNETT and LONNIE E. BENNETT Docket Number: 2012-SU-3758-06. 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:

EULA BENNETT
LONNIE E. BENNETT

ALL THAT CERTAIN piece, parcel or tract of land situate, lying and being in Stewartstown Borough, York County, Pennsylvania, and described as follows:

BEING KNOWN AND DESIGNATED as Unit No. 106, Building 1 of the Villas at Bailey Springs, a condominium, situate in 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 1464, Page 3684, and any amendments thereto; By-Laws of the Villas 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 1464, Page 3800, and any amendments thereto; and Condominium Plan entitled "Final Land Development Plan for Villas at Bailey Springs — Phase I" 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. 106 North Marshview Road, Stewartstown, Pennsylvania 17363

Parcel # 86-000-BK-0072.A0-00106

BEING KNOWN AS: 106 North Marshview Road, Stewartstown, PA 17363

Being the same premises which Eula Bennett, married woman, granted and conveyed unto Eula Bennett and Lonnie E. Bennett, wife and husband, by deed dated November 15, 2010 and recorded November 22, 2010 in York County Record Book 2102, Page 4755

TITLE TO SAID PREMISES IS VESTED IN Eula Bennett and Lonnie E. Bennett

PROPERTY ADDRESS: 106 NORTH MARSHVIEW ROAD, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. GEORGE W. BONZAGNI A/K/A GEORGE WILLIAM BONZAGNI and NAUSHEEN HASHEM BONZAGNI Docket Number: 2012-SU-4036-06. 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 W. BONZAGNI
A/K/A GEORGE WILLIAM BONZAGNI
NAUSHEEN HASHEM BONZAGNI

ALL THAT CERTAIN piece, parcel or tract of ground, situate, lying and being on the North side of East Jackson Street, in the City of York, York County, Pennsylvania, said premises being known and numbered as No. 339 East Jackson Street, more particularly bounded and described as follows, to wit:

Property Address: 339 East Jackson Street York, PA 17403

Parcel No. 10-269-03-0031.00
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2012-SU-4036-06
Judgment: \$87,287.98
Attorney: Christopher A. DeNardo, Esquire
To be sold as the Property Of: George W. Bonzagni a/k/a George William Bonzagni and Nausheen Hashem Bonzagni

PROPERTY ADDRESS: 339 EAST JACKSON 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 execu-

tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. SARA R. BORO Docket Number: 2012-SU-3635-06. 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:

SARA R. BORO

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 21 SOUTH PINE STREET, YORK, PA 17403-5605

Parcel No. 061020200270000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$152,244.29

PROPERTY ADDRESS: 21 SOUTH PINE 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 Docket Number: 2012-SU-3550-06 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 2005-14 vs. MESHA

D. BOYD and ELRIDGE N. MURRILL. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

MESHA D. BOYD
 ELRIDGE N. MURRILL

All that certain parcel of land situate in the Township of North Codorus, County of York and State of Pennsylvania, beind known and designated as follows:

Being known and designated as Lot No. 30, 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.

The improvements thereon being known as: 1954 Patriot Street, York, PA 17404

Being a part of the property which, by deed dated January 6, 2005 and recorded among the Land Records of York County, Pennsylvania in Liber No. 1699, folio 8917 was granted and conveyed to U.S. Home Corporation d/b/a Patriot Homes, the within names grantor.

Title to said Premises vested in Mesha D. Boyd, a single woman and Elridge N. Murrill, a single man as joint tenants with the right of survivorship by Deed from U.S. Home Corporation D/B/A Patriot Homes dated 10/21/05 and recorded 11/09/05 in the York County Recorder of Deeds in Book 1769, Page 4431.

Being known as 1954 Patriot Street, York, PA 17404

PROPERTY ADDRESS: 1954 PATRIOT 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 at 2:00 O'Clock, P.M., prevail-

ing 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. JOHN C. BOYLE, IV A/K/A JOHN C. BOYLE Docket Number: 2012-SU-1878-06. 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 C. BOYLE, IV.
A/K/A JOHN C. BOYLE

owner(s) of property situate in NEWBERRY TOWNSHIP, York County, Pennsylvania, being 215 BIRDIE LANE, ETTERS, PA 17319-9794

Parcel No. 39000060183E000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$169,168.79

PROPERTY ADDRESS: 215 BIRDIE LANE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. BARRY G. BRICKER Docket Number: 2012-SU-3741-06. 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 G. BRICKER

ALL THE FOLLOWING described lot, piece or parcel of land with the improvement there-

on erected, situate, lying or being in LOWER WINDSOR TOWNSHIP, County of York, and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in a public road at corner of land now or formerly of Vella Burg; and extending thence along said public road by lands now or formerly of Benjamine Millie, South seventy-three (73) degrees West seven and six tenths (7 6/10) perches; thence by property now or formerly of William Runkle, North seventeen (17) degrees West fourteen (14) perches; thence by property now or formerly of William Runkle North seventy-three (73) degrees East seven and six tenths (7 6/10) perches; thence by property now or formerly of Vella Burg South, seventeen (17) degrees East fourteen (14) perches to the point and place of BEGINNING. CONTAINING one hundred six and four tenth perches of land, more or less.

UNDER AND SUBJECT TO restrictions and conditions as now appear of record.

PARCEL ID# 35-000-JL-0085.00-00000.

Property being known as 847 Furnace Road, York, Pennsylvania 17406.

Title to said premises is vested in Barry G. Bricker, A Unmarried Man by deed from Faye A. Branner, widow, dated December 6, 2007 and recorded December 10, 2007 in Deed Book 1937, Page 1219, as Instrument No. 2007089177.

PROPERTY ADDRESS: 847 FURNACE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. EMMA BRIGGS, IN HER CAPACITY AS EXECUTRIX AND DEVISEE OF THE ESTATE OF ERNEST BRIGGS, JR. Docket

Number: 2012-SU-1552-06. 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:

EMMA BRIGGS, IN HER CAPACITY
AS EXECUTRIX AND DEVISEE OF THE
ESTATE OF ERNEST BRIGGS, JR.

owner(s) of property situate in the TOWNSHIP OF DOVER, York County, Pennsylvania, being 1638 FOUNTAIN ROCK DRIVE, DOVER, PA 17315-2820

Parcel No. 240003700170000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$257,461.33

PROPERTY ADDRESS: 1638 FOUNTAIN ROCK 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. CRYSTAL BRINTON, ADMINISTRATRIX OF THE ESTATE OF MATTHEW SHAFFER Docket Number: 2012-SU-898-06. 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:

CRYSTAL BRINTON, ADMINISTRATRIX
OF THE ESTATE OF MATTHEW SHAFFER

ALL THE FOLLOWING described lot of ground, with the improvements thereon erected, situate,

lying and being in the BOROUGH OF MOUNT WOLF, County of York and State of Pennsylvania, bounded and described as follows, to wit:

ON THE NORTH by property now or formerly of the Estate of Levi Meihom; on the East by Second Street; on the South by property now or formerly of Grant Powell; and on the West by a sixteen, (16) feet wide alley. Having a frontage of thirty-six (36) feet on said Second Street and extending Westwardly of a uniform width throughout one hundred fifty (150) feet, more or less, to said sixteen (16) feet Wide alley.

PARCEL ID# 77-000-02-0208.00-00000

Property being known as 74 South Second Street, Mount Wolf, Pennsylvania 17347.

Title to said premises is vested in Matthew A. Shaffer by deed from Warren C. Herrold and June E. Herrold, husband and wife, dated June 28, 2001 and recorded June 29, 2001 in Deed Book 1444, Page 3589, as Instrument No. 2001038136.

AND thereafter Matthew A. Shaffer departed this life on December 22, 2005. Letters Testamentary were granted unto Crystal as Administratrix of the Estate of the Estate of Matthew A. Shaffer, Deceased Mortgagor and Real Owner.

PROPERTY ADDRESS: 74 SOUTH SECOND STREET, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. EDNA BRITTEN and SAMUEL A. BRITTEN A/K/A SAMUEL A. BRITTEN JR. Docket Number: 2011-SU-4410-06. 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 BRITTEN
SAMUEL A. BRITTEN
A/K/A SAMUEL A. BRITTEN JR.

ALL THAT CERTAIN LOT OR PIECE OF GROUND, SITUATE IN THE BOROUGH OF JACOBUS, COUNTY OF YORK AND COMMONWEALTH OF PENNSYLVANIA, BEING LOT NO. 5 ON SAID PLAN, BOUNDED AND DESCRIBED ACCORDING TO A REVISED FINAL SUBDIVISION PLAN, "THE WOODS AT LAKE REDMAN," PREPARED BY CS DAVIDSON, INC., DATED 6/8/2003, LAST REVISED 6/2/2004 AND RECORDED IN PLAN BOOK SS PAGE 711, AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE SOUTH-EASTERLY SIDE OF GREENBRIAR DRIVE EAST, A CORNER OF LOT NO. 4 ON SAID PLAN; THENCE EXTENDING FROM SAID BEGINNING POINT AND ALONG GREENBRIAR DRIVE EAST ON THE ARC OF A CIRCLE CURVING TO THE LEFT HAVING A RADIUS OF 275.00 FEET THE ARC DISTANCE OF 85.00 FEET (AND A CHORD BEARING OF NORTH 07 DEGREES 09 MINUTES 34 SECONDS EAST 84.66 FEET) TO A POINT, A CORNER OF LOT NO. 6 ON SAID PLAN; THENCE LEAVING GREENBRIAR DRIVE EAST AND EXTENDING ALONG LOT 6 NORTH 88 DEGREES 18 MINUTES 16 SECONDS EAST 131.62 FEET TO A POINT IN LINE OF LOT NO. 20 ON SAID PLAN; THENCE EXTENDING ALONG LOT 20 SOUTH 06 DEGREES 48 MINUTES 45 SECONDS EAST 134.20 FEET TO A POINT, A CORNER OF LOT NO. 4 AFORESAID; THENCE EXTENDING ALONG LOT 4 NORTH 73 DEGREES 59 MINUTES 09 SECONDS WEST 164.41 FEET TO A POINT ON THE SOUTHEASTERLY SIDE OF GREENBRIAR DRIVE EAST, THE FIRST MENTIONED POINT AND PLACE OF BEGINNING.

BEING KNOWN AS: 110 East Greenbriar Drive, Jacobus, PA 17407

PROPERTY ID NO.: 72-000-05-0005-00-00000

TITLE TO SAID PREMISES IS VESTED IN SAMUEL A. BRITTEN AND EDNA BRITTEN, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY BY DEED FROM CHURCH RESERVE, LLC, A PA LIMITED LIABILITY COMPANY DATED 05/23/2005 RECORDED 05/27/2005 IN DEED BOOK 1727 PAGE 5132.

PROPERTY ADDRESS: 110 EAST GREENBRIAR DRIVE, JACOBUS, PA 17407

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 vs. BROOKE VALLEY ESTATES, L.P. Docket Number: 2009-SU-1957-06. 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:

BROOKE VALLEY ESTATES, L.P.

ALL THOSE CERTAIN 10 building lots as described in Final Subdivision Plans for "Brooke Valley Estates Extended" as follows: (i) Lot 26 - Phase II, per Plan recorded at Book 1776, Page 4420, and (ii) Lots 28 through 34, 36 and 37 - Phase III, per Plan recorded at Book 1868, Page 6533), Lower Windsor Township, York County, PA, as described in a Deed to Defendant recorded on September 17, 2004, at Book 1677, Page 4879, and now designated as follows.:

- Tax Parcel ID: 35-000-14-26, 12 Penny Lane, York, PA 17402;
- Tax Parcel ID: 35-000-14- 28, 18 Abby Road, Windsor, PA 17366;
- Tax Parcel ID: 35-000-14- 29, 22 Abby Road, Windsor, PA 17366;
- Tax Parcel ID: 35-000-14- 30, 26 Abby Road, Windsor, PA 17366;
- Tax Parcel ID: 35-000-14- 31, 30 Abby Road, Windsor, PA 17366;
- Tax Parcel ID: 35-000-14- 32, 34 Abby Road, Windsor, PA 17366;
- Tax Parcel ID: 35-000-14- 33, 35 Abby Road, Windsor, PA 17366;
- Tax Parcel ID: 35-000-14- 34, 31 Abby Road, Windsor, PA 17366;
- Tax Parcel ID: 35-000-14- 36, 23 Abby Road, Windsor, PA 17366; and
- Tax Parcel ID: 35-000-14- 37, 19 Abby Road, Windsor, PA 17366.

PROPERTY ADDRESS: Lower Windsor Township, York County.

PROPERTY ADDRESS: 12 PENNY LANE, YORK, PA 17402

UPI#

PROPERTY ADDRESS: 18 ABBY ROAD, WINDSOR, PA 17366

UPI#

PROPERTY ADDRESS: 22 ABBY ROAD, WINDSOR, PA 17366

UPI#

PROPERTY ADDRESS: 26 ABBY ROAD, WINDSOR, PA 17366

UPI#

PROPERTY ADDRESS: 30 ABBY ROAD, WINDSOR, PA 17366

UPI#

PROPERTY ADDRESS: 34 ABBY ROAD, WINDSOR, PA 17366

UPI#

PROPERTY ADDRESS: 35 ABBY ROAD, WINDSOR, PA 17366

UPI#

PROPERTY ADDRESS: 31 ABBY ROAD, WINDSOR, PA 17366

UPI#

PROPERTY ADDRESS: 23 ABBY ROAD, WINDSOR, PA 17366

UPI#

PROPERTY ADDRESS: 19 ABBY 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 AMER-

ICA, N.A. vs. GREG BROWN and CHRISTINE BROWN Docket Number: 2012-SU-3326-06. 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:

GREG BROWN
CHRISTINE BROWN

All that certain tract of land, with the improvements thereon erected, situate, lying and being in Dover Township, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a point on the northern side of Monticello Place at the dividing line of Lot No. 90 and Lot No. 91; thence continuing along Lot No. 90 North forty-four (44) degrees fifteen (15) minutes zero (00) seconds West one hundred sixty-seven and fifty-six hundredth (167.56) feet to a point at the lands of others, thence continuing along the lands of others North sixty (60) degrees eight (08) minutes fifty (50) seconds East one hundred ten and thirty-seven hundredths (110.37) feet to a point thence continuing along the same South fifty-three (53) degrees five(05) minutes forty (40) seconds East forty-seven and seventy-two hundredths (47.72) feet to a point; thence continuing along the same South forty-three (43) degrees fifty-eight (58) minutes thirty (30) seconds East ninety-nine and ninety-nine hundredths (99.99) feet to a point on the northern side of Monticello Place; thence continuing along the northern side of Monticello Place South forty-six (46) degrees four (04) minutes zero (00) seconds West eighty-five and no hundredths (85.00) feet to a point; thence continuing along the same by a curve to the left having a radius of seven hundred seventy and non hundredths (770.00) feet, an arc distance of five and no hundredths (5.00) feet to a point and place of BEGINNING, said are being subtended by a chord the bearing of which is South forty-six (46) degrees three (03) minutes four (04) seconds West, a distance of five and zero hundredths (5.00) feet. Containing .325 acre.

SUBJECT to the exceptions reservations, easements,, right of way, righ; and privileges as set forth in prior instruments of record.

Pursuant to Section 405 of the Solid Waste Management Act of 198, the Grantor(s) hereby state that they have no knowledge of and hazardous waste which is Presently being disposed of or has ever been disposed of on the above described land or any part thereof.

And the said party of the first part covenant(s) that he will warrant specially the property conveyed; and that he will execute such further assurances of said land as may be requisite. Property being known as 2940 Monticello Place, a/k/a 2940 Monticello Court , York, Pennsylvania 17408.

Title to said premises is vested in Greg Brown and Christine Brown, his wife, parties of the second part; by deed from Terry L. Zeigler, party of the first part, and; dated October 23, 2008 and recorded October 31, 2008 in Deed Book 1992, Page 67, as Instrument No. 2008067934.

PROPERTY ADDRESS: 2940 MONTICELLO PLACE, A/K/A 2940 MONTICELLO COURT, 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. CHARLES J. BRUNNER and CHERYL D. BRUNNER Docket Number: 2012-SU-3617-06. 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 J. BRUNNER
 CHERYL D. BRUNNER

ALL THAT CERTAIN piece, parcel or tract of land together with the Improvements thereon erected.

SITUATE, lying and being in Jackson Township, York County, PA more particularly bounded, limited and described as follows, to wit:

BEGINNING at a point on the right-of-way line of Ledge Drive, a (50 feet wide right-of-way) at corner of Lot No. 3-6F on the Subdivision Plan hereinafter referred to; thence along the right-of-way line of Ledge Drive, South twenty-nine degrees Fifty-three minutes Fifty-six seconds West, Twenty and Zero Hundredths feet to a point at corner of Lot No. 3-6D on the Subdivision Plan hereinafter referred to; thence along

Lot No. 3-6D, and through the partition wall of Townhouse dwelling erected thereon, North Sixty degrees Six minutes five seconds West, Two Hundred One Hundred and Three Hundredths feet to a point at other lands of the Jackson Heights Development, Section 2, Phase 1; thence along said last mentioned lands, North Thirty degrees Twenty minutes Fifty-two seconds East, Twenty and Zero Hundredths feet to a point at corner of Lot No. 3-6F, aforesaid; thence along Lot No. 3-6F, and through the partition wall of Townhouse Dwelling erected thereon, South Sixty degrees six minutes five seconds East, Two Hundred and Eighty-Eight Hundredths feet to a point on the right-of-way line Ledge Drive, the point and place of beginning.

Designated as Lot No. 3-6E on Final Plan of Jackson Heights, Phase 1, Sections 2 and 3 prepared by Group Hanover, Inc. dated 9/16/2005, last revised 12/27/2005, Project 024720 which said plan is recorded in the Office of Recorder of Deed of York County, PA . In Record Book 1804, page 1212

Being Tax Parcel #33-000-12-0006E.

Being the same premises which Jackson Heights, LP a PA LP, successor by merge to Jackson Heights, LLC a PA LC and J.A. Myers Homes, LLC, a PA LLC by deed dated July 12, 2007 and recorded on July 24, 2007 in Book 1909 Page 5629 at the Recorder of Deeds for the County of York, granted and conveyed unto Charles J. Brunner, Jr. and Cheryl D. Brunner, his wife.

PROPERTY ADDRESS: 1175 LEDGE 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JAMES BURKEY and JULIE BURKEY A/K/A JULIE L. BURKEY Docket Number: 2012-SU-3148-06. 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 BURKEY
JULIE BURKEY
A/K/A JULIE L. BURKEY

owner(s) of property situate in the TOWNSHIP OF HELLAM, York County, Pennsylvania, being 6140 MICHAEL LANE, YORK, PA 17406-8125

Parcel No. 31-000-LL-0020.B0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$316,201.31

PROPERTY ADDRESS: 6140 MICHAEL LANE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. vs. LARRY D. BYRD, JR. and SHERYL A. BYRD Docket Number: 2012-SU-3350-06. 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:

LARRY D. BYRD, JR.
SHERYL A. BYRD

owner(s) of property situate in the PEACH BOTTOM TOWNSHIP, York County, Pennsylvania, being 88 NORTH OAK HEIGHTS TRAIL, DELTA, PA 17314-8792

Parcel No. 430000100780000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$180,905.76

PROPERTY ADDRESS: 88 NORTH OAK HEIGHTS TRAIL, DELTA, PA 17314

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. vs. HOWARD F. CARTER and SHARON L. CARTER A/K/A SHARON CARTER Docket Number: 2012-SU-3751-06. 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 F. CARTER
SHARON L. CARTER
A/K/A SHARON CARTER

owner(s) of property situate in SHREWSBURY TOWNSHIP, York County, Pennsylvania, being 11835 PLEASANT VALLEY ROAD, GLEN ROCK, PA 17327-9096

Parcel No. 45000CI00310000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$282,369.85

PROPERTY ADDRESS: 11835 PLEASANT VALLEY ROAD, GLEN ROCK, PA 17327

UPI# 45-000-CI-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 execution as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. BRADFORD J. CASE and SANDRA A. CASE Docket Number: 2012-SU-1982-06. 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:

BRADFORD J. CASE
 SANDRA A. CASE

owner(s) of property situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being 1015 WOODRIDGE ROAD, RED LION, PA 17356-9608

Parcel No. 530001502230000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$183,561.45

PROPERTY ADDRESS: 1015 WOODRIDGE 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. CHANDLER MORTGAGE, LLC, MICHAEL D. MATAKA, A/K/A MICHAEL D. MATAKA, III and TARA M. HELMAN Docket Number: 2012-SU-3283-06. 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:

CHANDLER MORTGAGE, LLC
 MICHAEL D. MATAKA
 A/K/A MICHAEL D. MATAKA, III.
 TARA M. HELMAN

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

BEING KNOWN AS 343 Springdale Avenue, York, PA 17403

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 343 SPRINGDALE 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 EVERBANK vs. BOBBI J. CHURCH, EXECUTOR OF THE ESTATE OF ROBERT COX, DECEASED MORTGAGOR AND REAL OWNER Docket Number: 2012-SU-3558-06. 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:

BOBBI J. CHURCH, EXECUTOR OF THE
ESTATE OF ROBERT COX, DECEASED
MORTGAGOR AND REAL OWNER

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

BEGINNING for a owner at a point at Oakhill Drive at Lot No. 21, lands now or formerly of George Anderson, et al; thence along said Lot No. 21, South sixty-four (64) degrees seven (07) minutes West, two hundred five and ninety-nine hundredths (205.99) feet to a point at Lot No. 24, lands now or formerly of said George Anderson, et al.; thence along said Lot No. 24, North forty-five (45) degrees fifteen (15) minutes West, two hundred twenty-seven (227) feet to a point at Lot No. 23; thence along said Lot No. 23, North twenty-one (21) degrees four (04) minutes East, one hundred thirty and ninety-nine hundredths (130.99) feet to a point at Oakhill Drive; thence along said Oakhill Drive, South fifty-seven (57) degrees nineteen (19) minutes East, three hundred fifty-five and eight-tenths (355.8) feet to the point and place of BEGINNING. IDENTIFIED as Lot No. 22 on a plan of a series of lots laid out by George Anderson, et al., known as Section A, Oakwood Hills, which Plan is recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania. in Plan Book T, page 434.

UNDER AND SUBJECT, NEVERTHELESS, to a right-of-way of Metropolitan Edison Company as set forth on said plan and to a twenty (20) feet wide drainage easement, one-half or ten (10) feet of which is located on the above-described tract of land, as set forth on said plan.

UNDER AND SUBJECT, NEVERTHELESS, to the covenants, restrictions and conditions set forth in the declaration of George Anderson, et al., dated November 5, 1970, and recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 63-R, page 320, which shall be binding on the Grantee herein, his heirs and assigns.

Property being known as 45 Oak Hill Drive, Hanover, Pennsylvania 17331.

Title to said premises is vested in Robert W. Cox, Jr. by deed from Colleen F. Doll, now married and known as Colleen D. Dubs and Raymon J. Dubs, wife and husband, dated February 26, 2004 and recorded March 2, 2004 in Deed Book 1636, Page 3436, as Instrument No. 2004019022.

AND thereafter Robert W. Cox, Jr. departed this life on March 22, 2011. Letters Testamentary were granted unto Bobbi J. Church, Executor of the Estate of Robert W. Cox, Deceased Mortgagor and Real Owner. Whereupon title to said premises is solely vested in Bobbi J. Church, ET AL, by

operation of law.

PROPERTY ADDRESS: 45 OAK HILL 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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., AS ACQUIRER OF CERTAIN ASSETS AND LIABILITIES OF WASHINGTON MUTUAL BANK FROM THE FEDERAL DEPOSIT INSURANCE CORPORATION ACTING AS RECEIVER F/K/A WASHINGTON MUTUAL BANK, FA, A FEDERAL ASSOCIATION vs. JAMIE CLUTTER Docket Number: 2012-SU-3549-06. 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 CLUTTER

ALL that certain lot of ground with the improvements thereon erected, lying and being in the 14th Ward of the City of York, York County, Pennsylvania, being known and numbered as 1232 Continental Road, being all of Lot No. 127 on a certain map entitled "Plan of Fireside Terrace, Section A, prepared by C.S. Davidson, Inc. C.E. and dated August 27, 1963", and filed in the Office of the Recorder of Deeds in and for the County of York, Pennsylvania, in Deed Book No. 37-X, Page 635, more particularly described in accordance with a survey by Gordon D. Brown, R.S. dated February 17, 1965, as follows, to wit:

BEGINNING at a point in the Southern line of Continental Road (fifty (50) feet wide) at a corner of Lot No. 128; which point of beginning is five hundred eighty-four and sixty-nine one-hundredths (584.69) feet from the Northwest corner of Continental Road and Fireside Road; thence along Lot No. 128, South thirty-seven (37) degrees,

thirty-six (36) minutes, fifty (50) seconds West, one hundred and zero one-hundredths (100.00) feet to a stake; thence by the arc of a curve to the left having a radius of three hundred fifty-nine and ninety-nine one-hundredths (359.99) feet, an arc distance of fifty-five and fifty one-hundredths (55.50) feet to a stake at corner of Lot No. 126; thence along Lot No. 126 North twenty-eight (28) degrees, forty-six (46) minutes, fifty (50) seconds East, one hundred and zero one-hundredths (100.00) feet to a stake in the Southern line of Continental Road; thence along the Southern line of Continental Road by the arc of a curve to the right having a radius of four hundred fifty-nine and ninety-nine one-hundredths (459.99) feet, an arc distance of seventy and ninety-one hundredths (70.91) feet to a point at corner of Lot No. 128 the place of BEGINNING.

Parcel#: 14-608-04-0009.00-00000

Property Address: 1232 Continental Road, York, PA 17404.

PROPERTY ADDRESS: 1232 CONTINENTAL 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, FOR ITSELF AND AS SUCCESSOR-IN-INTEREST, TO COMMUNITY BANKS, AS SUCCESSOR IN-INTEREST TO THE PEOPLES STATE BANK vs. DONALD COLLARE Docket Number: 2011-SU-1996-06. 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:

DONALD COLLARE

ALL the following described eight lots of ground, located in Conewago Heights, Newberry Town-

ship, York County, Pennsylvania, being Lots Nos. 11, 12, 13, 14, 48, 49, 50 and 51 in Block EY, as shown on a plan of Conewago Heights, which was entered for record in the Office of the Recorder of Deeds of York County, Pennsylvania, on September 8, 1925, in Deed Book 22-Y, Page 701, bounded and described as follows, to wit:

On the North by Lots 47 and 15 in Block EY; on the East by Second Avenue; on the South by Lots 10 and 52 in said Block EY; and on the West by Fourth Avenue; having a frontage of one hundred (100) feet along the west side of Second Avenue and extending westwardly with equal width throughout a distance of three hundred (300) feet to the East side of Fourth Avenue.

BEING the same premises which Alma B. Johnson, Widow, by her deed dated March 28, 1991, and recorded April 1, 1991, in the Office of the Recorder of Deeds of York County, Pennsylvania, in Record Book 143, Page 479 et seq., granted and conveyed unto Donald R. Collare, a single individual.

BEING TAX PARCEL I.D. NOS.
 39-000-01-0028.00-00000
 39-000-01-0028.00-M0001
 39-000-01-0038.00-00000
 39-000-01-0039.00-00000

BEING ALSO KNOWN as 761 Second Avenue, Manchester, York County, Pennsylvania.

SEIZED AND TAKEN in execution as the property of Donald R. Collare, Defendant and mortgagor, under Judgment No. 2011-SU-1996-06.

PROPERTY ADDRESS: 761 SECOND 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 PEOPLES BANK, A CODORUS VALLEY COMPANY vs. DONALD COLLARE Docket Number: 2011-

SU-1519-06. 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:

DONALD COLLARE

Owner(s) of properties situated in YORK, York County, Pennsylvania, being

145 East Philadelphia Street, York, PA 17401
Parcel ID No. 02-027-01-0015.00-00000

2350-2360 Emig Mill Road, Dover, PA 17315
Parcel ID No. 24-000-06-0180.A0-00000

223 Carlisle Avenue, York, PA 17404
Parcel ID No. 11-333-01-0027.00-00000
5145 Canal Road, Dover, PA 17315

Parcel ID No. 42-000-1E-0069.00-00000
Improvements thereon: RESIDENTIAL DWELLING

PROPERTY ADDRESS: 145 EAST PHILADELPHIA STREET, YORK, PA 17401

UPI#

PROPERTY ADDRESS: 2350-2360 EMIG MILL ROAD, DOVER, PA 17315

UPI#

PROPERTY ADDRESS: 223 CARLISLE AVENUE, YORK, PA 17404

UPI#

PROPERTY ADDRESS: 5145 CANAL 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 coun-

ty, Pennsylvania on Judgment of SOVEREIGN BANK, N.A. SUCCESSOR BY MERGER TO WAYPOINT BANK, FORMERLY KNOWN AS HARRIS SAVINGS BANK vs. LUIS A. COLLAZO Docket Number: 2012-SU-3601-06. 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:

LUIS A. COLLAZO

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 116 AUGUSTA COURT, YORK, PA 17404-2403

Parcel No. 1452308002200000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$58,920.17

PROPERTY ADDRESS: 116 AUGUSTA 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 SUCCESSOR TRUSTEE TO BANK OF AMERICA N.A. AS SUCCESSOR BY MERGER TO LASALLE BANK N.A. AS TRUSTEE FOR WASHINGTON MUTUAL MORTGAGE PASS THROUGH CERTIFICATES FOR WMALT SERIES 2007-OA2 TRUST vs. MARY COMSTOCK and OTIS K. COMSTOCK, SR Docket Number: 2009-SU-4678-06. 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 COMSTOCK
 OTIS K. COMSTOCK, SR.

All That Certain Tract Of Land Situate, Lying And Being In Penn Township, York County, Pennsylvania, Bounded And Limited As Follows, To Wit:

Beginning At A Point In The Center Of State Road #66191; Thence By Land Now Or Formerly Of John Trone South Twenty-Nine (29) Degrees East, Two Hundred (200) Feet To An Iron Pin; Thence By Land Now Or Formerly Of Donald Resh, South Forty-Six (46) Degrees West, One Hundred (100) Feet To An Iron Pin; Thence By The Same North Twenty-Nine (29) Degrees West, Two Hundred (200) Feet To A Point In The Aforementioned State Road; Thence In The Center Of Said State Road North Forty-Six (46) Degrees East, One Hundred (100) Feet To A Point And The Place Of Beginning.

Containing 20,000 Square Feet.

BEING KNOWN AS: 1243/1245 Hoff Road, Hanover, PA 17331

PROPERTY ADDRESS: 1243-1245 HOFF 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 Docket Number: 2009-SU-734-06 LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-4, ASSIGNEE OF MERS, INC. AS NOMINEE FOR FIRST FRANKLIN FINANCIAL CORP., AN OP. SUB OF MLB&T CO., FSB vs. JOHN W. CORWELL and LATASHA M. CARROLL-CORWELL. And to me directed, I will expose at public sale in the 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 W. CORWELL
 LATASHA M. CARROLL-CORWELL

ALL THAT CERTAIN lot of ground 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 No. H5-7105-22, and recorded in the Recorder of Deeds Office in and for the County of York, Pennsylvania, in Plan Book Z, page 933, and identified thereon as Lot No. 38, more fully bounded, limited and described as follows, to wit:

BEGINNING at a point on the Western line of Oriole Circle, a 50 foot wide public roadway, at Lot No. 39; thence on the division line between Lot No. 39 and the Lot herein conveyed South 75° 9' 15" West, 92.51 feet to a point at Lot No. 41; thence along Lot No. 41, North 14° 50' 45" West, 100 feet to a point at Lot No. 37; thence on the division line between Lot No. 37 and the Lot herein conveyed North 75° 9' 15" East, 92.51 feet to a point on the Western line of Oriole Circle; thence along said Oriole Circle South 14° 50' 45" East, 100 feet to a point and place of BEGINNING.

PROPERTY ADDRESS: 13 Oriole Circle, Felton, PA 17322

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: John W. Corwell and Latasha M. Carroll-Corwell

PROPERTY ADDRESS: 13 ORIOLE CIRCLE, FELTON, PA 17322

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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 POPULAR ABS, INC., SERIES 2007-A vs. DONNA M. COX and KEVIN A. COX Docket Number: 2012-SU-4040-06. 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 M. COX
KEVIN A. COX

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

BEING KNOWN AS 10185 Chapel Church Road, Red Lion, PA 17356

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 10185 CHAPEL CHURCH ROAD, RED LION, PA 17356

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JOHN B. CROOK and MICHAEL E. CROOK Docket Number: 2012-SU-4162-06. 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 B. CROOK
MICHAEL E. CROOK

ALL that tract of land situate in Franklin Township, York County, Pennsylvania, which is bounded and described as follows:

BEGINNING at a black oak stump at lands now

or formerly of Irvin Weaver; thence by the same South eighty-nine and one-fourth (89 1/4) degrees West, eighty-one and six-tenths (81.6) perches to stones; thence North seventy-five (75) degrees West, thirteen and forty-five one-hundredths (1145) perches to stones; thence South fourteen and three-fourths (14 3/4) degrees West, four (4) perches to a post at lands now or formerly of Samuel Leer; thence by the same South eighty-nine and one-fourth (89 1/4) degrees West, twenty-eight and eight-tenths (28.8) perches to a post at lands now or formerly of William Bortner; thence North sixteen and three fourths (16 3/4) degrees West, eighty and nine-tenths (80.9) perches to stones; thence North fifty-nine and one-half (59 1/2) degrees East, sixty (60) perches to a stone; thence North eighty-five and three-fourths (85 3/4) degrees East, ninety-three and one-tenths (93.1) perches to a stone at lands now or formerly of John Sheffer; thence by the same South three (3) degrees East, thirty-eight and three-tenths (38.3) perches to a stone at lands now or formerly of Clarence Pentz; thence by said lands south eight (8) degrees West, eleven (11) perches to a stone; thence South one (1) degree East, thirty-eight and seven-tenths (38.7) perches to a stone; thence South sixty-five and one-half (65 1/2) degrees East, twenty-one and nine-tenths (21.9) perches to a stone; thence south thirty-six and one-half (36 1/2) degrees West, thirty-two and seven-tenths (32.7) perches to a black oak stump, the place of BEGINNING.

LESS THE FOLLOWING ADVERSE CONVEYANCES:

- a) Mary E. Crook, widow to Bruce Wagner, Jr. and Margaret E. Wagner, husband and wife, recorded in Record Book 74-G page 128
- b) Mary E. Crook, widow to Robert Wilson and Maureen Wilson, husband and wife, recorded in Record Book 1184 page 531
- c) John B. Crook, single and Michael E. Crook and Carol Crook, husband and wife to Barry L. Bupp, recorded in Record Book 1455 page 697
- d) John B. Crook, single and Michael E. Crook and Carol Crook, husband and wife to Ronald J. Mangus, Jr. and Denise A. Mangus, husband and wife, recorded in Record Book 1463 page 2503
- e) John B. Crook, single and Michael E. Crook and Carol Crook, husband and wife to John C. Bauer and Lori A. Bauer, husband and wife, recorded in Record Book 1493 page 1810
- f) John B. Crook, single and Michael E. Crook and Carol Ann Crook, husband and wife to Robin R. Gardner, recorded in Record Book 1762 page 3680
- g) John B. Crook, single and Michael E. Crook and Carol Ann Crook, husband and wife to Mark A. Yinger, recorded in Record Book 1913 page 488
- h) John B. Crook, single and Michael E. Crook and Carol A. Crook, husband and wife to John B. Crook and Michael E. Crook, recorded in Record Book 2020 page 6101.

PROPERTY ADDRESS: 105 CIRCLE DRIVE,

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,
 03.14-3t York County, Pennsylvania

PROPERTY ADDRESS: 4625 WOLFS
 CHURCH 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 FRANK D. SMITH vs. ROXANNE CULP Docket Number: 2011-SU-4365-86. 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:

ROXANNE CULP

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being in West Manchester Township, York County, Pennsylvania, bounded, limited and described as follows, to wit:

Beginning at a point on the North side of Township Road No. 483 leading from Wolf s Church, said point being five hundred sixty-nine and thirty one-hundredths (569.30) feet from the northeast corner of Traffic Route No. 116 and Township Road No. 483, at Lot No. 8, land now or formerly of John C. Sipe; thence by the same, North no (00) degrees eleven (11) minutes twenty (20) seconds East, one hundred fifty (150) feet to a point at lands now or formerly of John C. Sipe; thence by the same, South eighty-nine (89) degrees forty-eight (48) minutes forty (40) seconds East ninety-five (95) feet to a point at lands now or formerly of John C. Sipe; thence by the same, South no (00) degrees eleven (11) minutes twenty (20) seconds West one hundred fifty (150) feet to a point on the north side of Township Road No. 483; thence by the same, North eighty-nine (89) degrees forty-eight (48) minutes forty (40) seconds West, ninety-five (95) feet to the point and place of Beginning.

Property Address: 4625 Wolfs Church Road, York, PA 17408

UPI: 51-000-HG-0081

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 AMERIQUEST MORTGAGE SECURITIES, INC., ASSET BACKED PASS THROUGH CERTIFICATES, SERIES 2006-R2 UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2006, WITHOUT RECOURSE vs. SALLY ANN DAVIS and DONALD E. DAVIS Docket Number: 2007-SU-1517-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:

SALLY ANN DAVIS
 DONALD E. DAVIS

ALL THAT CERTAIN tract or parcel of land and premises, situate, lying and being in the Township of Newberry in the County of York and Commonwealth of Pennsylvania, more particularly described as follows:

BEGINNING at a point in the centerline of Vista Circle (50 feet wide), which point is 348 feet measured southwardly along said centerline of Vista Circle from the centerline of Pennsylvania Legislative Route 114, and which point is on the line dividing Lots Nos. C-9 and C-15 as the same are shown on the hereinafter mentioned Plan of Lots; thence North 71 degrees 18 minutes 10 seconds East along said dividing line, 174 feet to a point in the Western line of Lot No. C-16; thence South 23 degrees 44 minutes 30 seconds East along said line of Lot No. C-16, 174 feet to a point in the line dividing Lots Nos. C-15 and C-20; thence South 71 degrees 18 minutes 10 seconds West along the last said dividing line, 174 feet to a point in the

centerline of Vista Circle aforesaid, thence North 25 degrees 44 minutes 30 seconds West along the centerline of Vista Circle, 174 feet to a point of BEGINNING.

PARCEL ID #39-000-08-0015-00

PROPERTY ADDRESS: 85 VISTA CIRCLE, ETTERS, PA 17319

PROPERTY ADDRESS: 85 VISTA CIRCLE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. TROY A. DECKER Docket Number: 2012-SU-4139-06. 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:

TROY A. DECKER

ALL THAT CERTAIN tract of ground located in Dover Township and identified as Lot 4 on the revised final plan of Middle States Construction Co. for Fox Chase Estates Multi-Family Section A, recorded in the Office of the Recorder of Deeds in Plan Book JJ, Page 714, on November 30, 1989.

BEGINNING at a point at the southeast corner of Lot 5; thence along the Eastern boundary of Lot 5 North 29 degrees 10 minutes 10 seconds East 105 feet to a point at lands of Aida M. Ketterman; thence along lands of said Aida M. Ketterman South 60 degrees 49 minutes 50 seconds East 30 feet to a point at the Northwest corner of Lot No. 3; thence along the Western boundary of said Lot No. 3 South 29 degrees 10 minutes 10 seconds West 105 feet to a point at the Northern boundary of Fox Chase Drive; thence along the Northern boundary of Fox Chase Drive, North 60 degrees

49 minutes 50 seconds West 30 feet to a point and place of BEGINNING.

PARCEL ID# 24-000-18-0004.0

Property being known as 3792 Fox Chase Drive, Dover, Pennsylvania 17315.

Title to said premises is vested in Troy A. Decker, a single man by deed from Molt, LLC, a Pennsylvania limited liability company, dated December 21, 2006 and recorded December 28, 2006 in Deed Book, as Instrument No 2006102034.

PROPERTY ADDRESS: 3792 FOX CHASE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JAMES R. DEGRANGE and JOANNE M. DEGRANGE Docket Number: 2010-SU-4671-06. 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. DEGRANGE
JOANNE M. DEGRANGE

ALL THAT CERTAIN tract of land known as Lot No. 17 of a Final Subdivision Plan of Greenwood Estates as prepared by Stallman & Stahlman, Inc., York, Pennsylvania, Drawing No. A-90-33 dated August 31, 1990 and recorded in Plan Book NN, Page 89 in the Office of the Recorder of Deeds in and for York County, Pennsylvania on September 15, 1994, and situated in EAST MANCHESTER TOWNSHIP, York County, Pennsylvania, more particularly described as follows to wit:

BEGINNING at a point on a right of way (R/W) line as laid out for a cul-de-sac, said point be-

ing 60.00 feet from the centerline of said R/W; thence, continuing along said R/W line by a curve to the right having a radius of 60.00 feet an arc length of 113.97 feet the chord bearing and distance for said curve are as follows: S 83°43'00"W 97.59 feet to a point, said point being 25 feet from the centerline of a R/W laid out for Ivy Drive; thence, with the east side of Lot 42, S 17°14'36" E, 125.00 feet to a point at the southern property line of the entire tract and land of now or formerly Carolyn W. and Susan I. Oermann; thence, with said property line, N 72°45'24" E, 196.67 feet to a point; thence, with the south side of Lot 16, N 60°42'00" W, 146.64 feet to a point and place of BEGINNING. Containing 14,740 sq. ft. (0.34 acres) of land more or less.

UNDER AND SUBJECT, NEVERTHELESS, to the following: "Amended Dwelling Units Declaration of Covenants, Conditions, Easements and Restrictions" and "Amended Declaration of Covenants and Conditions for Greenwood Estates and Greenfield Village Property Owners' Association" as recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Record Book 236, pages 22 and 58, respectively.

PARCEL ID# 26-000-12-0017.00-00000

Property being known as 190 Hazel Dr, Manchester, Pennsylvania 17345.

Title to said premises is vested in James R. Degrange and Joanne M. Degrange, husband and wife, by deed from James E. Craft, TDBA Susquehanna Land Company, and Gloria J. Craft, Husband and wife, dated August 23, 2000 and recorded September 18, 2000 in Deed Book 1410, Page 7027, as Instrument No. 2000052689.

PROPERTY ADDRESS: 190 HAZEL DRIVE, MANCHESTER, PA 17345

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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 AMER-

ICA, N.A. SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. vs. JOSE H. DEL VALLE BONET Docket Number: 2012-SU-3271-06. 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 H. DEL VALLE BONET

owner(s) of property situate in EAST MANCHESTER TOWNSHIP, York County, Pennsylvania, being 155 APPLE TREE LANE, MOUNT WOLF, PA 17347-9627

Parcel No. 26000LI02740000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$249,881.09

PROPERTY ADDRESS: 155 APPLE TREE LANE, MOUNT WOLF, PA 17347

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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 SG MORTGAGE SECURITIES ASSET BACKED CERTIFICATES, SERIES 2006-FRE2 vs. DOMINICK DERITA, IV Docket Number: 2010-SU-595-06. 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:

DOMINICK DERITA, IV

owner(s) of property situate in the BOROUGH OF HANOVER, York County, Pennsylvania, being 608 EAST MIDDLE STREET, HANOVER, PA 17331-2031

Parcel No. 67-000-03-0212.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$84,442.11

PROPERTY ADDRESS: 608 EAST MIDDLE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. BRENDA J. DETTINGER and VERNON S. DETTINGER, JR. Docket Number: 2012-SU-3522-06. 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 J. DETTINGER
VERNON S. DETTINGER, JR.

Present owner of record: Brenda J. Dettinger

Present owners (legal and equitable) Brenda J. Dettinger and Vernon S. Dettinger, Jr.

Street address: 11852 Pomraning Road, Brogue, Chanceford Township, York County, Pennsylvania 17309

Two tracts of land in Chanceford Twp. York County, Pennsylvania described in the Quit Claim Deed recorded in Book 2185 Page 4828

PROPERTY ADDRESS: 11852 POMRANING ROAD, BROGUE, PA 17309

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. DONALD DICKERSON, JR. and JOYCE ANN DICKERSON Docket Number: 2009-SU-3898-06. 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:

DONALD DICKERSON, JR.
JOYCE ANN DICKERSON

owner(s) of property situate in the BOROUGH OF DELTA, York County, Pennsylvania, being 902 CHESTNUT STREET, DELTA, PA 17314-8102

Parcel No. 57-000-01-0001.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$117,388.39

PROPERTY ADDRESS: 902 CHESTNUT STREET, DELTA, PA 17314

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,
 03.14-3t 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:

GLEN V. DILLMAN

owner(s) of property situate in the CITY OF
 YORK, York County, Pennsylvania, being 744
 FIRESIDE ROAD, YORK, PA 17404-1979

Parcel No. 146050500160000000

Improvements thereon: RESIDENTIAL DWELL-
 ING

Judgment Amount: \$95,158.65

PROPERTY ADDRESS: 744 FIRESIDE 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 execu-
 tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,

03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that
 on April 15, 2013 at 2:00 O'Clock, P.M., prevail-
 ing 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 TO FIRST UNION
 NATIONAL BANK vs. RAY DIETRICH and
 DENA DIETRICH Docket Number: 2012-SU-
 507-06. And to me directed, I will expose at pub-
 lic sale in the York County Judicial Center, City of
 York, County of York, Commonwealth of Penn-
 sylvania the following real estate to wit:

AS THE REAL ESTATE OF:

RAY DIETRICH
 DENA DIETRICH

Seven Valleys Borough, York County, Common-
 wealth of Pennsylvania.

Property Address: 34 Main Street, Seven Valleys,
 PA 17360

Owners: Ray A. Dietrich and Dena Dietrich

Parcel Number: 8300FH0112D000000

PROPERTY ADDRESS: 34 MAIN 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
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Seized, levied upon and taken into execu-
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RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 03.14-3t York County, Pennsylvania

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 on April 15, 2013 at 2:00 O'Clock, P.M., prevail-
 ing 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 FREMONT HOME LOAN TRUST 2005-
 A, MORTGAGE-BACKED CERTIFICATES,
 SERIES 2005-A vs. CYNTHIA A. DINE Docket
 Number: 2012-SU-666-06. 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:

CYNTHIA A. DINE

ALL THE FOLLOWING described premises
 situate in the City of York (formerly West Man-
 chester Township), York County, Commonwealth
 of Pennsylvania, and known as No. 501 Pennsylv-
 ania Avenue, being more fully bounded, limited
 and described as follows, to wit:

SHERIFF'S SALE—Notice is hereby given that
 on April 15, 2013 at 2:00 O'Clock, P.M., pre-
 vailing time, by virtue of a Writ of Execution is-
 sued 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, L.P.
 F/K/A COUNTRYWIDE HOME LOANS SER-
 VICING, L.P. vs. GLEN V. DILLMAN Docket
 Number: 2012-SU-3247-06. And to me directed,
 I will expose at public sale in the York County

BEGINNING at the northwest intersection of the North Hartley Street with Pennsylvania Avenue anti running thence westwardly along said Pennsylvania Avenue, twenty-five (25) feet to a stake at property now or formerly of George T. Jones; thence along the latter, northwardly at right angles with, said Pennsylvania Avenue one hundred sixty (160): feet to a stake on the southern side of a twenty (20) feet wide alley; thence eastwardly along said twenty (20) feet wide alley and parallel with said Pennsylvania Avenue twenty-five (25) feet to a stake on the western side of North Barley Street; thence southwardly along said. North Hartley Street one hundred sixty (160) feet to the place of BEGINNING.

HAVING a frontage of twenty-five (25) feet on said Pennsylvania Avenue and extending in depth along said North Hartley Street of uniform width throughout one hundred sixty (160) feet to a twenty (20) feet wide alley.

UNDER AND SUBJECT, NEVERTHELESS, to the following conditions., to wit.; That the said Grantee, his heirs and assigns, shall not erect any building or buildings on the premises hereby conveyed within fifteen (05) feet of the northern line of said Pennsylvania Avenue as now laid out, which condition is part of the consideration of this indenture.

BEING KNOWN AS: 501 PENNSYLVANIA AVE, YORK, PA 17404

TITLE TO SAID PREMISES IS VESTED IN CYNTHIA A. DINE, SINGLE WOMAN BY DEED FROM CR REALTY, LLC DATED 11/18/2004 RECORDED 11/29/2004 IN DEED BOOK 1690 PAGE 4283.

PROPERTY ADDRESS: 501 PENNSYLVANIA 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 AMER-

ICA, N.A. AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP vs. AMY DOVE Docket Number: 2010-SU-2709-06. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

AMY DOVE

owner(s) of property situate in the TOWNSHIP OF JACKSON, York County, Pennsylvania, being 145 LEAH LANE, SPRING GROVE, PA 17362-8456

Parcel No. 33-000-10-0072.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$310,201.62

PROPERTY ADDRESS: 145 LEAH LANE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. vs. MICAH SCOTT DWYER Docket Number: 2012-SU-877-06. 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:

MICAH SCOTT DWYER

owner(s) of property situate in the TOWNSHIP OF CODORUS, York County, Pennsylvania, be-

ing 11951 ROCKVILLE ROAD, GLEN ROCK, PA 17327-8121

Parcel No. 22000CH0005B000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$119,785.67

PROPERTY ADDRESS: 11951 ROCKVILLE ROAD, 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,
03.14-3t 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 FUNDING COMPANY, LLC PRIVATE 2005-WH30 vs. GREGORY A. EBERLY and ARETA J. SMELTZER Docket Number: 2012-SU-2874-06. 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 A. EBERLY
ARETA J. SMELTZER

owner(s) of property situate in HOPEWELL TOWNSHIP, York County, Pennsylvania, being 13903 WINTERSTOWN ROAD, FELTON, PA 17322-8541

Parcel No. 41000DK0086F000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$420,031.59

PROPERTY ADDRESS: 13903 WINTERSTOWN 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. CHARLES S. EAVES and ARLENE M. EAVES Docket Number: 2012-SU-3488-06. 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 S. EAVES
ARLENE M. EAVES

owner(s) of property situate in the HELLAM TOWNSHIP, York County, Pennsylvania, being 1100 TOWER ROAD, YORK, PA 17406-8731

Parcel No. 31000LJ0041C000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$84,792.08

PROPERTY ADDRESS: 1100 TOWER ROAD, YORK, PA 17406

UPI#

Notice is further given that all parties in

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, ND vs. SCOTT A. EBERLY and SHANNA EBERLY Docket Number: 2012-SU-2747-06. 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. EBERLY
SHANNA EBERLY

ALL THAT CERTAIN tract of land situate on the right-of-way line of Northcrest Drive in the Township of Newberry, County of York, and State of Pennsylvania, within that land known and numbered as Lot No. 10, on a final plan of Grandview Acres, Phase II, recorded in the Office of the Recorder of Deeds in and for York County, PA in the Subdivision Plan Book QQ, Page 690, more fully bounded and described as follows, to wit:

BEGINNING at a point on the Southwestern right-of-way line of Northcrest Drive, having a 50 foot right-of-way; thence by Southwestern right-of-way line of Northcrest Drive South 40° 53' 48" East a distance of 80 feet to a point at Lot No. 11; thence along Lot No. 11 South 49° 6' 12" West a distance of 149.42 feet to a point at land now or formerly of Kenneth H. Hickock, thence along same North 46° 25' 28" West a distance of 80.37 feet to a point at Lot No. 9, thence along same North 49° 6' 12" East, a distance of 156.17 feet to a point at the Southwestern right-of-way line of Northcrest Drive, the point and place of BEGINNING.

PROPERTY ADDRESS: 80 Northcrest Drive, York Haven, PA 17370 IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: Scott A. Eberly and Sharma Eberly

PROPERTY ADDRESS: 80 NORTHCREST DRIVE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF NOVEMBER 1, 2006, FREMONT HOME LOAN TRUST 2006-D vs. BRIAN ECKENRODE A/K/A BRIAN W. ECKENRODE and CYNTHIA LINDSAY A/K/A CYNTHIA P. LINDSAY Docket Number: 2010-SU-1588-06. 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 ECKENRODE
A/K/A BRIAN W. ECKENRODE
CYNTHIA LINDSAY
A/K/A CYNTHIA P. LINDSAY

ALL THAT FOLLOWING DESCRIBED TRACT OF LAND, SITUATE, LYING AND BEING IN PENN TOWNSHIP, COUNTY OF YORK, AND STATE OF PENNSYLVANIA, BOUNDED AND LIMITED AS FOLLOWS, TO WIT:

BEGINNING FOR A CORNER AT A STAKE AT A PROPOSED STREET AND LOT NO. 8 SOLD TO EMANUEL WILDASIN; THENCE ALONG SAID LOT SOUTH, THIRTY-FIVE (35) DEGREES FIFTY-FIVE (55) MINUTES EAST, ONE HUNDRED AND SIXTY-FIVE (165) FEET, TO A STAKE FOR A CORNER AT A SIXTEEN (16) FEET WIDE ALLEY AT LAND OF FRANK LANE; THENCE ALONG THE NORTH SIDE OF SAID ALLEY SOUTH, FIFTY-FIVE (55) DEGREES WEST, SIXTY (60) FEET, TO A STAKE FOR A CORNER AT LOT NO. 11 SOLD TO ORESTUS D. MYERS; THENCE ALONG SAID LOT NORTH THIRTY-FIVE (35) DEGREES FIFTY-FIVE (55) MINUTES WEST, ONE HUNDRED AND SIXTY-FOUR AND SEVEN-TENTHS (164.7) FEET, TO A STAKE FOR A CORNER AT THE PROPOSED STREET AFORESAID; THENCE ALONG SAID PROPOSED STREET NORTH FIFTY-FOUR (54) DEGREES FIVE (5) MINUTES EAST, SIXTY (60) FEET, TO THE PLACE OF BEGINNING. SAID TRACT BEING KNOWN AS LOT NOS. 9 AND 10 ON A GENERAL PLAN OF A SERIES OF LOTS LAID OUT FOR ROUHEN V. MYERS ESTATE.

THE IMPROVEMENTS THEREON BEING KNOWN AS 816 W. MIDDLE STREET HANOVER, PA 17331

BEING KNOWN AS: 816 WEST MIDDLE STREET, HANOVER, PA 17331

PROPERTY ID NO.: 44-000-07-0195.00-00000

TITLE TO SAID PREMISES IS VESTED IN BRIAN W. ECKENRODE, A SINGLE INDIVIDUAL AND CYNTHIA P. LINDSAY, A SINGLE INDIVIDUAL, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP, AND NOT AS TENANTS IN COMMON BY DEED FROM RUTHANNA J. DUSMAN, WIDOW DATED 09/28/2006 RECORDED 10/18/2006 IN DEED BOOK 1848 PAGE 1856.

PROPERTY ADDRESS: 816 WEST MIDDLE 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,

03.14-3t York County, Pennsylvania

same in a Northwardly direction by a curve to the left having a radius of five hundred thirty-seven and sixty-eight one-hundredths (537.68) feet for an arc distance of fifty-six and eighty-nine one-hundredths (56.89) feet to a point in the Southern line of Lot No. 21; thence extending along the Southern line of said Lot No. 21 South sixty-three (63) degrees eight (8) minutes five (5) seconds East one hundred three and three one-hundredths (103.03) feet to a point at lands now or formerly of Viola M. Keeney and Esther A. Keeney; thence extending along said lands now or formerly of Viola M. Keeney and Esther A. Keeney South twenty-eight (28) degrees two (2) minutes forty (40) seconds West one hundred two (102) feet to a point in the Northern line of said first mentioned Lot No. 19; thence extending along the Northern line of said first mentioned Lot No. 19 North sixty-one (61) degrees fifty-seven (57) minutes twenty (20) seconds West one hundred (100) feet to a point on the Eastern side of said first mentioned Independence Drive and the place of Beginning. Being known as Lot No. 20 as shown on the Plan of Lots prepared by Gordon L. Brown and Associates (Registered Engineers) for Paul L. Smith, Inc., dated January 15, 1977, as revised, and known as "Freedom Hills Section B", and recorded in Plan Book AA, Page 421.

UNDER AND SUBJECT, NEVERTHELESS, to the conditions and restrictions as recorded in the Office of the Recorder of Deeds in York County, Pennsylvania, in Deed Book 71-P, Page 1 except that Restriction VI shall also include the installation, construction and maintenance of cable TV.

PARCEL ID# 78-000-04-0020.00000

Property being known as 32 Independence Drive, New Freedom, Pennsylvania 17349.

Title to said premises is vested in Mary E. Eifert by deed from Edwin H. Eifert Jr. and Mary E. Eifert, husband and wife, dated July 14, 1987 and recorded September 24, 1987 in Deed Book 096, Page 0813.

PROPERTY ADDRESS: 32 INDEPENDENCE DRIVE, 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,

03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 2001-A vs. MARY E. EIFERT Docket Number: 2011-SU-3888-06. 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 E. EIFERT

ALL that certain tract of land situate in New Freedom Borough, York County, Pennsylvania, more particularly described as follows, to wit:

BEGINNING at a point on the Eastern side of Independence Drive at the Northwestern corner of Lot No. 19 as shown on the Plan of Lots herein-after set forth; thence extending along the Eastern side of said Independence Drive North twenty-eight (28) degrees two (2) minutes forty (40) seconds East forty-three and eleven one-hundredths (43.11) feet to a point; thence extending along

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, N.A. vs. DIANE EINSIG and SUE ANNE OBERG Docket Number: 2012-SU-3000-06. 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:

DIANE EINSIG
SUE ANNE OBERG

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

BEING KNOWN AS 1820 Park Street, Dover, PA 17315

PARCEL NUMBER: 24-000-KG-0134.00-00000

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 1820 PARK STREET, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. REBECCA A. ELDER Docket Number: 2012-SU-1918-06. 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:

REBECCA A. ELDER

All that following described tract of ground, situate in North Codorus Township, York County, Pennsylvania, and being more particularly described, limited and bounded in accordance with survey plan of Donald E. Worley, R.S., dated June 8, 1972, File #E-165, as follows, to wit:

BEGINNING at a point in the centerline of Township road T-445, known as Rohrbaugh Road, at corner of lands now or formerly of Jay Tyson, of which this was formerly a part; thence along said lands now through a steel pin located twenty (20) feet from said point of beginning, north thirty-eight (38) degrees fifty-six (56) minutes sixteen (16) seconds West, a distance of four hundred fifty-one (451) feet to a steel pin at lands now or formerly of Mark E. Keeney; thence along said lands North fifty-four (54) degrees zero (00) minutes zero (00) seconds East, a distance of one hundred fifty (150) feet to a steel pin at corner of Lot #4; thence along said Lot, South thirty-eight (38) degrees fifty-seven (57) minutes fifty-eight (58) seconds East, and through a steel pin located twenty (20) feet from the Southeast corner of the within lot, a distance of four hundred forty-eight and ninety-two hundredths (448.92) feet to a point in the centerline of said T-445; thence along the centerline of said township road; South fifty-three (53) degrees twelve (12) minutes seventeen (17) seconds West, a distance of one hundred fifty and thirteen hundredths (150.13) feet to a point, and the place of BEGINNING.

UNDER AND SUBJECT, NEVERTHELESS, to conditions, restrictions, easements and right-of-way of record.

BEING KNOWN AS: 4055 NORTH ROHRBAUGH ROAD, SEVEN VALLEYS, PA 17360

TITLE TO SAID PREMISES IS VESTED IN REBECCA A. ELDER, SINGLE WOMAN BY DEED FROM PHILIP A. DESTEPHANO AND VICKY L. DESTEPHANO, HIS WIFE DATED 05/29/2003 RECORDED 06/18/2003 IN DEED BOOK 1577 PAGE 4945.

PROPERTY ADDRESS: 4055 NORTH ROHRBAUGH 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,
 03.14-3t York County, Pennsylvania

I will expose at public sale in the 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 W. ENGLE

owner(s) of property situate in YORK TOWNSHIP, York County, Pennsylvania, being 1460 CAMP BETTY WASHINGTON ROAD, YORK, PA 17402-9581

Parcel No. 540001J0032B000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$123,717.28

PROPERTY ADDRESS: 1460 CAMP BETTY WASHINGTON ROAD, YORK, PA 17402

UPI#

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 WACHOVIA BANK, N.A., AS TRUSTEE, FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, SERIES 2005-A1 vs. CRAIG A. ELINE Docket Number: 2012-SU-890-06. 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 A. ELINE

owner(s) of property situate in the TOWNSHIP OF PENN, York County, Pennsylvania, being 113 ARWCO DRIVE, HANOVER, PA 17331-7907

Parcel No. 44000110130000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$210,525.00

PROPERTY ADDRESS: 113 ARWCO 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,
 03.14-3t 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 2005-AR1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-AR1 vs. LARRY EPPS and QUESNAY EPPS Docket Number: 2010-SU-4560-06. 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:

LARRY EPPS
 QUESNAY EPPS

BEING KNOWN AND DESIGNATED as Lot 12, on Plan Book SS-171 Phase II of Colonial

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 W. ENGLE Docket Number: 2012-SU-3602-06. And to me directed,

Crossings, situate in North Codorus Township, York County, Pennsylvania.

The improvements thereon being known as 1969 Patriot Street

PROPERTY ADDRESS: 1969 PATRIOT 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 AS TRUSTEE RALI SERIES 2006-QS18 vs. IDAH AKONG ESEME and EMMANUEL N. FOSEH Docket Number: 2012-SU-2124-06. 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:

IDAH AKONG ESEME
EMMANUEL N. FOSEH

owner(s) of property situate in the CONEWAGO TOWNSHIP, York County, Pennsylvania, being 120 JUG ROAD, A.K.A LOT #62 MILLCREEK, YORK, PA 17404-9795

Parcel No. 230000900620000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$548,501.41

PROPERTY ADDRESS: 120 JUG ROAD, A.K.A LOT #62 MILLCREEK, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 LNV CORPORATION vs. SUSAN EVERHART and JEFF EVERHART Docket Number: 2012-SU-2503-06. 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 EVERHART
JEFF EVERHART

ALL THE FOLLOWING described premises situate in the 12th Ward of the City of York, County of York and Commonwealth of Pennsylvania, known and numbered as 367 South Sherman Street, and being more fully bounded, limited and described as follows, to wit:

ON THE WEST by South Sherman Street, on the North by property now or formerly of Carmen B. Liggitt, on the east by a 14 foot wide alley and on the South by property now or formerly of William H. Stough. Having frontage on the eastern side of said South Sherman Street of 28 feet and extending in depth eastwardly of equal width throughout, 97 feet to said 14-foot wide alley.

BEING KNOWN AND NUMBERED AS 367 South Sherman Street, York, Pennsylvania.

BEING THE SAME premises which CR Realty, LLC, a Pennsylvania limited liability company, (erroneously referred to as CR Realty in prior deed), by deed dated on the 6th day of February, 2007, and recorded on the 21st day of February, 2007, in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Record Book 1875, Page 7862, granted and conveyed unto Henry A. Cruz, single man, Grantor herein.

A.P.N.: 12-416-14-0056.00-00000

PROPERTY ADDRESS: 367 SOUTH SHERMAN 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. DENNIS E. FAHS, JR. and WINIFRED C. FAHS Docket Number: 2010-SU-5023-06. 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:

DENNIS E. FAHS, JR.
 WINIFRED C. FAHS

owner(s) of property situate in the TOWNSHIP OF DOVER, York County, Pennsylvania, being 2967 SOLAR DRIVE, DOVER, PA 17315-4593

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$95,981.52

PROPERTY ADDRESS: 2967 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. F/K/A THE CHASE MANHATTAN BANK, AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF EQUITY ONE ABS, INC. MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 1999-1 vs. MARIE FARLEY and RONALD J. FARLEY Docket Number: 2010-SU-4527-06. 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:

MARIE FARLEY
 RONALD J. FARLEY

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

BEING KNOWN AS 3652 Fox Chase Drive, Dover, PA 17315

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 3652 FOX CHASE 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 LOANCARE, A DIVISION OF FNF SERVICING, INC. vs. HAMED DONALD FENWICK and NICHOLE M. WILDER-FENWICK Docket Number: 2012-SU-1927-06. 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:

HAMED DONALD FENWICK
NICHOLE M. WILDER-FENWICK

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

BEING KNOWN AS 1015 Nugent Way, York, PA
17402

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 1015 NUGENT WAY,
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 execu-
tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that
on April 15, 2013 at 2:00 O'Clock, P.M., prevail-
ing 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 FREMONT HOME LOAN
TRUST 2005-1, ASSET-BACKED CERTIFI-
CATES, SERIES 2005-1, BY ITS ATTORNEY-
IN-FACT, OCWEN LOAN SERVICING, LLC,
vs. WENDY FERRELL and KIRPAL OSEI
BOATENG Docket Number: 2012-SU-3225-06.
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 FERRELL
KIRPAL OSEI BOATENG

ALL THAT CERTAIN UNIT No. 19 (Tax ID No.
47-000-09-0019) of Logan's Reserve, A Planned
Community (The "Community"), such Commu-
nity being located partly in Springfield Township
and partly in Loganville Borough, York County,
Pennsylvania, which Unit is designated in the
Declaration of Covenants and Restrictions for Lo-

gan's Reserve, A Planned Community (the "Dec-
laration") and Declaration Plats and Plans record-
ed as an exhibit thereto in the Office of the York
County Recorder of Deeds as Identification No.
2004045223, in Record Book 1653, page 8882,
together with any and all amendments thereto.

TOGETHER with the undivided Allocated Inter-
est appurtenant to the Unit as more particularly
set forth. In the aforesaid Declaration, as fast
amended.

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.

BEING the same premises in which Kirpel Osei
Boateng and Wendy G. Ferrell, husband and wife,
by deed dated March 11, 2011 and recorded in the
office of the recorder of deeds for York County
on March 25, 2011 in book 2120 and page 6912,
granted and conveyed unto Wendy G. Ferrell mar-
ried woman.

PARCEL #47-000-09-0019.00-00006

PROPERTY ADDRESS: 7603 GRAND LAKE
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 execu-
tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that
on April 15, 2013 at 2:00 O'Clock, P.M., prevail-
ing 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. CRAIG S. FILMORE and MELANIE
S. FILMORE Docket Number: 2012-SU-3337-
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:

AS THE REAL ESTATE OF:

CRAIG S. FILMORE
MELANIE S. FILMORE

Owners of property situate in East Prospect Bor-

ough, York County, Pennsylvania, being 93 Calvary Church Road, Wrightsville, PA 17368.

Improvements thereon: Residential Dwelling

PROPERTY ADDRESS: 93 CALVARY CHURCH ROAD, WRIGHTSVILLE, PA 17368

UPI #60-000-01-0112.G0-00000

PROPERTY ADDRESS: 93 CALVARY CHURCH 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. KEVIN L. FLUITT and LISA M. FLUITT Docket Number: 2010-SU-836-06. 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 L. FLUITT
 LISA M. FLUITT

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, being more particularly bounded, limited and described as follows, to wit:

BEGINNING at a point along the right of way line of Sara Lane, a 50 feet wide right of way, and corner of Lot No. 68A, on the hereinafter referred to subdivision plan; thence along the right of way line of Sara Lane, South 73 degrees 42 minutes 58 seconds West, 20.00 feet to a point at corner of Lot No. 68C on the hereinafter referred to subdivision plan; thence along Lot No. 68C, and through the partition wall of a dwelling house located thereon, North 16 degrees 17 minutes 2 seconds West, 100.00 feet to a point at corner of

Lot No. 74E on the hereinafter referred to subdivision plan; thence along Lot No. 74E, North 73 degrees 42 minutes 58 seconds East, 20.00 feet to a point at corner of Lot No. 68A, aforesaid; thence along Lot No. 68A, and through the partition wall of a dwelling house located thereon, South 16 degrees 17 minutes 2 seconds East, 100.00 feet to a point along the right of way line of Sara Lane, the point and place of BEGINNING. (CONTAINING 2,00 square feet and designated as Lot No. 68B on Subdivision Plan of Colonial Hills-Phase 10, Section 2, prepared by Group Hanover, Inc. dated July 14, 2000, designated as Project No. 951069, and recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Plan Book RR page 38.

UNDER AND SUBJECT, NEVERTHELESS, to the covenants and conditions of the Declaration of Colonial Hills Uniform Planned Community, Inc, a Pennsylvania non-profit corporation, dated May 25, 2001, and recorded May 31, 2001, in the Office of the Recorder of Deeds of York County, Pennsylvania, in Record Book 1439, page 4304, as amended, together with the Declaration Plan recorded in Plan Book GG, page 2046, as amended and any unrecorded By-Law and Rules and Regulations of said Colonial Hills Uniform Planned Community, Inc.

UNDER AND SUBJECT, ALSO, to any restrictions, easements, building setback lines, notes, covenants and conditions as may be shown on subdivision plan recorded in York County Plan Book RR, page 38.

UNDER AND SUBJECT, FURTHER, to an easement for drainage running over and across the lot hereby conveyed between the front property line along the right-of-way of Sara Lane and the front building wall of the improvements constructed thereon as well as to an easement for drainage running over and across said lot between the rear property line and the rear building wall of the improvements constructed thereon which easements shall be considered "Limited Controlled Facilities" as set forth in the First and Second Amendments to Declaration of Planned Community of Colonial Hills Uniform Planned Community, Inc.

PARCEL ID# 52-000-16-0068.BO

Property being known as 58 Sara Lane, Hanover, Pennsylvania 17331.

Title to said premises is vested in Kevin L. Fluit and Lisa M. Fluit, his wife by deed from Joseph A. Myers, unmarried, dated May 15, 2003 and recorded May 22, 2003 in Deed Book 1569, Page 8363, as Instrument No. 2003048421.

PROPERTY ADDRESS: 58 SARA 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MATTHEW D. FORSTER Docket Number: 2012-SU-4321-06. 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:

MATTHEW D. FORSTER

ALL that certain tract of land with improvements thereon erected situate in Chanceford Township, York County, Pennsylvania, being known as Lot No. 16 Oakbrook, as set forth on plan prepared by William E Sacra and Associates dated December 23, 1968, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the Northwest corner of Lot No. 16 at Lot No. 17; thence along Lot No. 17, North 60 degrees, 36 minutes, 08 seconds East, a distance of 202.23 feet to a point; thence along the West side of Lot No. 3 and portions of Lot No. 2 and Lot No. 4, South 05 degrees, 41 minutes, 50 seconds East, a distance of 164.00 feet to a point; thence along the North side of Lot No. 15, South 84 degrees, 18 minutes, 09 seconds West, a distance of 200.00 feet to a point; thence along a cul de sac by a curve to the left, the distance of which is 79.97 feet and the chord of which is North 08 degrees 28 minutes, 50 seconds East, a distance of 71.71 feet to a point and place of Beginning.

UNDER AND SUBJECT, Nevertheless, to all restrictions, conditions and easements appearing as of record. Having erected thereon a dwelling known as 338 Oakbrook Drive, Felton, PA 17322.

BEING the same premises which Benjamin D. Shumaker and Monica L. Shumaker, formerly known as Monica L. Shuler, husband and wife by deed dated 05/28/09 and recorded on 06/02/09 in the Recorder of Deeds Office in York County,

Pennsylvania, in Deed Book Volume 2024, Page 2233, Instrument No. 2009031042, granted and conveyed Matthew D. Forster.

PROPERTY ADDRESS: 338 OAKBROOK DRIVE, 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. STEVEN P. FRANCIS and SHERRI A. FRANCIS A/K/A SHERRIE A. FRANCIS Docket Number: 2012-SU-3308-06. 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. FRANCIS
 SHERRI A. FRANCIS
 A/K/A SHERRIE A. FRANCIS

owner(s) of property situate in the STEWARTSTOWN BOROUGH, York County, Pennsylvania, being 10 CHANTILEAR COURT, STEWARTSTOWN, PA 17363-4142

Parcel No. 860000401330000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$133,608.09

PROPERTY ADDRESS: 10 CHANTILEAR COURT, 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,
03.14-3t York County, Pennsylvania

(24) degrees five (5) minutes West, one hundred (100) feet to a point and the place of Beginning.

UNDER AND SUBJECT to the conditions and restrictions set forth in prior deeds.

Being the same property acquired by Keith A. French and Mamie C. French, by Deed recorded 10/16/1996, of record in Deed Book 1274, Page 7795, in the Office of the Recorder of York County, Pennsylvania.

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 CENLAR FSB vs. KEITH A. FRENCH and MAMIE C. FRENCH Docket Number: 2012-SU-1873-06. 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 A. FRENCH
MAMIE C. FRENCH

ALL the following two tracts of land situate in Manchester Township, York County, Pennsylvania, bounded and described as follows, to wit:

TRACT NO. 1: BEGINNING at a point on the eastern side of the lane leading from the Bull Road to property of Spring Garden Brick and Clay Company at a corner of other land of the Grantors herein; thence along the same, South eighty-six (86) degrees five (5) minutes East, two hundred thirty-three (233) feet to a point at other land of the Grantees herein; thence along the same, North twenty-four (24) degrees forty-five (45) minutes East, one hundred twenty-two (122) feet to a point on the southern side of Sunny Side Drive; thence along the same, South Seventy-four (74) degrees fifty-three (53) minutes West, two hundred eighty-three and nine-tenths (283.9) feet to a point at the first mentioned lane; thence along the eastern side of said lane, South twenty-four (24) degrees forty-five (45) minutes West, twenty-two and six-tenths (22.6) feet to a point and the place of Beginning.

TRACT NO. 2: BEGINNING at a point at the northeast corner of lands of Thomas on the southeastern side of a fifteen (15) feet right-of-way leading from the land hereby conveyed southwestwardly to the Bull Road; thence along lands of Thomas, Gallatin, and Walton, South eighty-six (86) degrees five (5) minutes East, two hundred and thirty-three (233) feet to a point; thence by other lands of the Grantees herein, North twenty-four (24) degrees forty-five (45) minutes East, one hundred (100) feet to a point; thence by the same, North eighty-six (86) degrees five (5) minutes West, two hundred and thirty-three (233) feet to a point on the southeastern side of said fifteen (15) feet wide right-of-way, thence South twenty-four

Property being known as 25 Claystone Road, York, Pennsylvania 17404.

Title to said premises is vested in Keith A. French and Mamie C. French, husband and wife, by deed from Jane Mindis Workinger, Executrix of the Last Will and Testament of Nelson A. Gibbs, late, dated September 15, 1989 and recorded September 18, 1989 in Deed Book 103, Page 0682, as Instrument No 041517.

PROPERTY ADDRESS: 25 CLAYSTONE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. RAYMOND C. FREY Docket Number: 2012-SU-2850-06. 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:

RAYMOND C. FREY

owner(s) of property situate in the WEST MANCHESTER TOWNSHIP, York County, Pennsylvania, being 2263 LOCUST LANE, A/K/A 2263

LOCUST STREET, YORK, PA 17408-4306

Parcel No. 510000900140000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$94,788.63

PROPERTY ADDRESS: 2263 LOCUST LANE, A/K/A 2263 LOCUST 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,
03.14-3t 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. BRADLEY L. GARNER and JENNIFER GARNER and UNITED STATES OF AMERICA Docket Number: 2012-SU-4019-06. 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:

BRADLEY L. GARNER
JENNIFER GARNER
UNITED STATES OF AMERICA

ALL THAT CERTAIN PROPERTY SITUATED IN THE TOWNSHIP OF WINDSOR IN THE COUNTY OF YORK AND COMMONWEALTH OF PENNSYLVANIA, BEING MORE FULLY DESCRIBED IN A DEED DATED 11/22/2005 AND RECORDED 12/2/2005, AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE IN DEED VOLUME 1774 AND PAGE 6099.

BEING KNOWN AS: 427 A PLEASANT GROVE ROAD, RED LION, PA 17356

PROPERTY ID NO.: 53-000-GL-0143-A0-00000

TITLE TO SAID PREMISES IS VESTED IN BRADLEY L. GARNER AND JENNIFER GARNER, HUSBAND AND WIFE BY DEED FROM BRADLEY L. GARNER DATED 11/22/2005 RECORDED 12/02/2005 IN DEED BOOK 1774 PAGE 6099.

PROPERTY ADDRESS: 427 A PLEASANT GROVE 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

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JOSEPH M. GARBER and MARGARET A. GARBER Docket Number: 2008-SU-2713-06. 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 M. GARBER
MARGARET A. GARBER

owner(s) of property situate in the RED LION BOROUGH, York County, Pennsylvania, being 407 HILLSIDE DRIVE, RED LION, PA 17356-2307

Parcel No. 82-000-04-0058.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$231,684.67

PROPERTY ADDRESS: 407 HILLSIDE DRIVE, RED LION, PA 17356

UPI#

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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MARVIN L. GELSINGER Docket Number: 2012-SU-2407-06. 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:

MARVIN L. GELSINGER

TRACT NO. 1:

ALL THAT CERTAIN described lot or tract of land situate in Warrington Township, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a point at the Big Conewago Creek; thence by land now or formerly of John Gunnett, North fifty-six and one-half (56 1/2) degrees West three hundred (300) feet to a pin; thence by land now or formerly of Lester Anderson North thirty and one-half (30 1/2) degrees East sixty (60) feet to a pin; thence by land now or formerly of Carrie E. Sipe South fifty-six and one-half (56 1/2) degrees East three hundred (300) feet to a point in the Big Conewago Creek; thence up along said Creek South thirty and one-half (30 1/2) degrees West, sixty (60) feet to the place of BEGINNING.

CONTAINING sixty-six (66) perches of land, neat measure.

TRACT NO. 2:

ALL THAT CERTAIN described lot or tract of land situate in Warrington Township, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a point on the Big Conewago Creek, thence by land now or formerly of Mrs. George Straley, North fifty-six and one-half (56 1/2) degrees West three hundred (300) feet to an

iron pin; thence by land now or formerly of Lester Anderson North thirty and one-half (30 1/2) degrees East one hundred (100) feet to an iron pin; thence by land now or formerly of Theodore J. and Catherine A. Harman, South fifty-six and one-half (56 'A) degrees East three hundred (300) feet to a point at the Big Conewago Creek; thence up along said creek, South (erroneously omitted from the last deed of record) thirty and one-half (30'2) degrees West one hundred (100) feet to the place of BEGINNING.

CONTAINING 110 perches of land, neat measure.

PARCEL#: 49-000-KE-0180

PROPERTY ADDRESS: 1695 Detters Mill Road, Dover, PA 17315

PROPERTY ADDRESS: 1695 DETTERS MILL 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 NATIONAL CITY BANK OF INDIANA vs. MARY ANN GETTLE and BRYAN M. GETTLE Docket Number: 2011-SU-2395-06. 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 ANN GETTLE
 BRYAN M. GETTLE

ALL the following described tract of land, with the improvements thereon, situate on the north side of West Pennsylvania Avenue in STEWARTSTOWN BOROUGH, York County, Pennsylvania, hounded and described as follows, to wit:

BEGINNING at a stone; thence by lands now or formerly of Joseph A. Shaw, South seventy-two (72) degrees West, sixty-five (65) feet to a stone; thence by lands now or formerly of Jacob W. Bowan, North eighteen (18) degrees West, two hundred thirty-one (231) feet to a stone; thence by lands now or formerly of Ida C. Anstine, North seventy-two (72) degrees East, sixty-five (65) feet to a stone; thence by lands of the same, South eighteen (18) degrees East, two hundred thirty-one (231) feet to the place of BEGINNING. CONTAINING 53-5/33 perches of land, neat measure.

PARCEL#: 86-000-02-0136-00-00000

PROPERTY ADDRESS: 11 West Pennsylvania Avenue, Stewartstown, PA 17363

PROPERTY ADDRESS: 11 WEST PENNSYLVANIA AVENUE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. TIA GILBERT Docket Number: 2012-SU-4227-06. 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:

TIA GILBERT

ALL THAT CERTAIN tract of land with the improvements thereon erected situate in Dover Township, York County, Pennsylvania, being Lot NO. 4760 as shown on Drawing No. 11-1-557, prepared by William E. Sacra & Associates, Consulting Engineers, York, PA titled Final Subdivision Plan Tall Oak Estates, recorded in York County, Plan Book DD, Page 15. Having thereon erected a dwelling house known as: 4760 HIKEY STREET, DOVER, PA 17315

Reference York County Record Book 1960 Page 3918.

TO BE SOLD AS THE PROPERTY OF TIA GILBERT ON JUDGMENT NO. 2012-SU-004227-06

PROPERTY ADDRESS: 4760 HIKEY STREET, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. HEATH T. GILLILAND Docket Number: 2012-SU-769-06. 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:

HEATH T. GILLILAND

ALL THE FOLLOWING DESCRIBED LOT OR PIECE OF GROUND, SITUATE IN JACKSON TOWNSHIP, YORK COUNTY, STATE OF PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 707 HANOVER ROAD, YORK, PA 17408-6209

IMPROVEMENTS CONSIST OF DWELLING HOUSE.

PROPERTY ADDRESS: 707 HANOVER 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,
03.14-3t 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 MEMBERS 1ST FEDERAL CREDIT UNION vs. GRETCHEN R. GLATFELTER Docket Number: 2012-SU-4510-06. 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:

GRETCHEN R. GLATFELTER

ALL that certain unit in the property known, named and identified in the Declaration Plan referred to below as Colony Park Condominium, situate in the Fourteenth Ward of the City of York, York County, Pennsylvania, which has been submitted to the provisions of the Unit Property Act of Pennsylvania, Act of July 3, 1963, P.L. 196 (68 P.S. 700.101), by recording in the Office of the Recorder of Deeds of York County, Pennsylvania, of a Declaration dated November 22, 1972, and recorded in Deed Book 66-B, Page 361, and a Declaration Plan dated November 22, 1972, and recorded in Plan Book V, Page 426, and a Code of Regulations recorded in Deed Book 66-B, Page 376, described as follows:

BEING and designated on the Declaration Plan as Unit C, Building No. 32, Premises B, Tract No. 4, including the Exclusive Elements as defined in Paragraph Third A of the Declaration, together with an undivided interest appurtenant to the unit in all Common Elements as defined in the Declaration of 3611. The unit is municipally numbered 625-C Colony Drive, York, Pennsylvania.

BEING the same premises which Lonnie E. Strickler and Andrea L. Strickler, husband and wife, by their deed dated August 28, 2006 and recorded in York County Record Book 1837, Page 1636, granted and conveyed unto Gretchen R. Glatfelter.

Tax Parcel No. 14-626-16-0018.00-C0224

PROPERTY ADDRESS: 625-C COLONY DRIVE, YORK, PA 17404

UPI#

Notice is further given that all parties in

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. RAYMOND L. GODDEN and TAMMY L. GODDEN Docket Number: 2010-SU-3617-06. 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:

RAYMOND L. GODDEN
TAMMY L. GODDEN

owner(s) of property situate in the BOROUGH OF YORK HAVEN, York County, Pennsylvania, being 53 SOUTH FRONT STREET, YORK HAVEN, PA 17370-8816

Parcel No. 940000200560000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$81,970.00

PROPERTY ADDRESS: 53 SOUTH FRONT STREET, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 TO COMMUNITY BANKS vs. DAVID S. GORDON Docket Number: 2012-SU-927-06. 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 S. GORDON

Owner of property situate in West York Borough, York County, Pennsylvania, being 140-142 North Adams Street, York, PA 17404.

Improvements thereon: Residential Dwelling

PROPERTY ADDRESS: 140-142 NORTH ADAMS STREET, YORK, PA 17404

UPI #88-000-14-0001.00-00000

PROPERTY ADDRESS: 140-142 NORTH ADAMS 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,

03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. ALANDA C. GOSHERT A/K/A ALANDA D. GOSHERT Docket Number: 2012-SU-3719-06. 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:

ALANDA C. GOSHERT
A/K/A ALANDA D. GOSHERT

owner(s) of property situate in the HELLAM TOWNSHIP, York County, Pennsylvania, being 555 KREUTZ CREEK ROAD, YORK, PA 17406-8059

Parcel No. 31000LK0007A000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$309,710.24

PROPERTY ADDRESS: 555 KREUTZ CREEK ROAD, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 LOANCARE, A DIVISION OF FNF SERVICING, INC. vs. DONALD K. GRAHAM-ANDERSON and KANIKA D. HENDERSON Docket Number: 2011-SU-1360-06. 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:

DONALD K. GRAHAM-ANDERSON
KANIKA D. HENDERSON

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 217 WEST MAPLE STREET, YORK, PA 17401-2114

Parcel No. 081630200420000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$75,541.07

PROPERTY ADDRESS: 217 WEST MAPLE STREET, YORK, PA 17401

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,
03.14-3t York County, Pennsylvania

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. MICHAEL S. GREEN and ELYSIA R. GREEN Docket Number: 2012-SU-3280-06. 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 S. GREEN
ELYSIA R. GREEN

owner(s) of property situate in RED LION BOROUGH, York County, Pennsylvania, being 165 1ST AVENUE, RED LION, PA 17356-1609

Parcel No. 820000501660000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$120,233.36

PROPERTY ADDRESS: 165 1ST 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

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. CHRISTOPHER S. GREENE and MARY L. GREENE Docket Number: 2012-SU-1040-06. 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 S. GREENE
MARY L. GREENE

owner(s) of property situate in SPRING GARDEN TOWNSHIP, York County, Pennsylvania, being 574 FAIRVIEW TERRACE, YORK, PA 17403-3608

Parcel No. 480002601190000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$221,128.55

PROPERTY ADDRESS: 574 FAIRVIEW TERRACE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 F/K/A

COUNTRYWIDE HOME LOANS SERVICING, LP vs. DONALD GRIECO A/K/A DONALD E. GRIECO Docket Number: 2012-SU-3648-06. 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:

DONALD GRIECO
A/K/A DONALD E. GRIECO

owner(s) of property situate in HANOVER BOROUGH, York County, Pennsylvania, being 442 WEST HANOVER STREET, HANOVER, PA 17331-3620

Parcel No. 670000600330000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$153,667.75

PROPERTY ADDRESS: 442 WEST HANOVER 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2007-4 vs. BARBARA E. GRIFFITH, LORI L. GRIFFITH and CHARLES RAYMOND GRIFFITH Docket Number: 2012-SU-978-06. 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:

BARBARA E. GRIFFITH
LORI L. GRIFFITH
CHARLES RAYMOND GRIFFITH

ALL that certain two (2) tracts of land situate, lying and being in Manheim Township, York County, Pennsylvania, bounded and limited as follows, to wit:

TRACT NO. 1- BEGINNING for a spike along Legislative Route No. 66074 at Lot No.3 (being Tract No.2 herein); thence along said lot, South twenty-one (21) degrees twenty-two (22) minutes thirty (30) seconds East, five hundred five and eighty-two hundredths (505.82) feet to a point; thence along said lot and Lots Nos. 1 and 2, North sixty-six (66) degrees fifty-six (56) minutes twenty (20) seconds East, three hundred twenty-eight and sixty-seven hundredths (328.67) feet to a point at lands of Edward H. Krug; thence along said lands, South twenty-five (25) degrees fifteen (15) minutes East, two hundred thirty-five and fifty-three hundredths (235.53) feet to an iron pin; thence along the same, South twelve (12) degrees fifty-nine (59) minutes East, three hundred thirty-one and thirty-four hundredths (331.34) feet to an iron pin and stone; thence along the same, South nine (09) degrees thirty-six (36) minutes East, three hundred thirty-two and twenty-one hundredths (332.21) feet to an iron pipe at land of Jerry R. Belt; thence along the same, South seventy-seven (77) degrees fifty-two (52) minutes fifty (50) seconds West, three hundred forty-eight and eleven hundredths (348.11) feet to an iron pipe at lands of Oren M. Wildasin; thence along said lands, South sixty-nine (69) degrees forty-five (45) minutes thirty-eight (38) seconds West, seventy (70) feet to a point at Lot No.9; thence along said Lot, North eighteen (18) degrees fifty-eight (58) minutes thirty-five (35) seconds East, eight hundred seventeen and thirty-five hundredths (817.35) feet to a point at Lot No. 4; thence along said Lot, North sixty-six (66) degrees fifty-six (56) minutes twenty (20) seconds East, one hundred one and eleven-hundredths (101.11) feet to a point; thence along the same, North twenty-one (21) degrees twenty-two (22) minutes thirty (30) seconds West, five hundred and forty-eight hundredths (500.48) feet to Legislative Route No. 66074 aforementioned; thence along said Legislative Route, North sixty (60) degrees fifty-one (51) minutes fifty (50) seconds East, fifty and forty-six hundredths (50.46) feet to a spike, the place of BEGINNING.

CONTAINING 9.816 Acres, and being mown as Lot No. 10 on a survey prepared by Gordon L. Brown & Associates, Engineers & Surveyors, dated July 31, 1972, identified as Drawing No. M-167.

SUBJECT TO the reservation in favor of Curtis M. Albright and Mary K. Albright, his wife, predecessors in title, to use of a certain land road or passageway leading to the public road as reserved in the deed dated March 31, 1956, and recorded in Deed Book Vol. 42-0, Page 37.

Property Address: 3345 Hobart Road, Glenville, PA 17329

PROPERTY ADDRESS: 3345 HOBART 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,
03.14-3t York County, Pennsylvania

tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 ACQUIRED CAPITAL II, L.P., AS SUCCESSOR IN INTEREST TO FULTON BANK, N.A., FORMERLY KNOWN AS FULTON BANK vs. LISSET GUERRA Docket Number: 2012-SU-4262-06. 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:

LISSET GUERRA

ALL THAT CERTAIN tract of land situated, lying, and being in the Twelfth Ward of the City of York, York County, Commonwealth of Pennsylvania, known and numbered as 600 East Chestnut Street, more fully bounded and described as follows, to wit:

BEGINNING at a point at the Southeastern corner of the intersection of Chestnut Street and State Street in the City of York, York County, Pennsylvania; thence extending East along the South side of Chestnut Street, twenty (20) feet to a point at lands now or formerly of Edward L. Botterbush and Katie Botterbush, his wife; thence extending along said lands now or formerly of Edward L. Botterbush and Katie Botterbush, his wife, Southwardly one hundred (100) feet to a point in the Northern line of Silk Alley; thence extending Westward along the Northern line of said Silk Alley, Twenty (20) feet to appoint in the Eastern line of State Street; thence extending Northwardly along the Eastern line of State Street, one hundred (100) feet to the first mentioned point and place of BEGINNING.

Tax Parcel No. 12-354-02-0030.

BEING THE SAME PREMISES which Frank Samuel, an adult individual, by Deed dated May __, 2008 and recorded June 6, 2008 in the Recorder of Deeds Office in and for York County, Pennsylvania in Record Book 1969, Page 2398, granted and conveyed unto Lisset Guerra, her heirs and assigns.

SEIZED IN EXECUTION as the property of Lisset Guerra on Judgment No. 2012-SU-004262-06.

PROPERTY ADDRESS: 600 EAST CHESTNUT STREET, YORK, PA 17403

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MINDA L. GROSS Docket Number: 2012-SU-3349-06. 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:

MINDA L. GROSS

owner(s) of property situate in WINDSOR TOWNSHIP, York County, Pennsylvania, being 230 LARTRY DRIVE, RED LION, PA 17356-8920

Parcel No. 530002300710000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$150,441.66

PROPERTY ADDRESS: 230 LARTRY 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 execu-

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 Docket Number: 2012-SU-3671-06 CITIMORTGAGE, INC. JOHNNIE D. HAGGERTY, JR. vs. BILLIE JO HAGGERTY. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

JOHNNIE D. HAGGERTY, JR.
BILLIE JO HAGGERTY

owner(s) of property situate in the TOWNSHIP OF JACKSON, York County, Pennsylvania, being 300 HILLTOP LANE, SPRING GROVE, PA 17362-8403

Parcel No. 33-000-HE-0071.B0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$199,260.38

PROPERTY ADDRESS: 300 HILLTOP LANE, SPRING GROVE, PA 17362

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2006-OP1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OP1 vs. DONALD J. HANNON and CHRISTINA L. HANNON Docket Number: 2011-SU-966-06. 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:

DONALD J. HANNON
CHRISTINA L. HANNON

owners of property situate in DOVER TOWNSHIP, York County, Pennsylvania, being 3115 SUNDIAL ROAD, DOVER, PA 17315

Parcel No. 24-000-19-0570.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$113,918.12

PROPERTY ADDRESS: 3115 SUNDIAL 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, S/B/M TO WAYPOINT BANK

S/B/M TO YORK FEDERAL SAVINGS AND LOAN ASSOCIATION vs. TRACIE C. HARRIS Docket Number: 2012-SU-3472-06. 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:

TRACIE C. HARRIS

owner(s) of property situate in the NORTH YORK BOROUGH, York County, Pennsylvania, being 44 LAUREL STREET, YORK, PA 17404-2554

Parcel No. 80000020187A000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$27,875.51

PROPERTY ADDRESS: 44 LAUREL 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 WHITE ROSE CREDIT UNION vs. TIMOTHY M. HART, SR. and PATRICIA A. HART Docket Number: 2012-SU-2362-06. 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 M. HART, SR.
 PATRICIA A. HART

ALL that certain piece, parcel and tract of ground, situate, lying and being in the Township of North Codorus, York County, Pennsylvania, more particularly bounded and described as follows, to wit:

Beginning for a corner at a point in the center of Walters Hatchery Road (Township Road No. T-485) at lands of Elsie E. Kessler, South forty-nine (49) degrees, eight (08) minutes, four (04) seconds East, one hundred ninety and thirty one-hundredths (190.30) feet to a steel pin; passing through a steel pin one hundred sixty four and eighty-one one-hundredths (164.81) feet from the end thereof, then by the same and Claude H. Senft respectively South fifty-one (51) degrees, fifty-five (55) minutes, forty-one (41) seconds West, two hundred thirty four and thirty one-hundredths (234.30) feet to a steel pin a corner in common with Lot No. 3 North thirty-seven (37) degrees, forty-nine (49) minutes, fifty-four (54) seconds West, one hundred eighty-seven and fifty-nine one-hundredths (187.59) feet to a point in the center of the aforementioned Walters Hatchery Road, passing through a steel pin twenty-five (25.00) from the end thereof, then running with the center of said road North fifty-two (52) degrees, ten (10) minutes, six (06) seconds East, one hundred ninety-seven and zero one-hundredths (197.00) feet to a point, the place of beginning. Containing 40, 358 square feet and being known as Lot No. 2 as shown on a plan of subdivision entitled Final Plan, Section 1, for M&M Builders prepared by Worley Surveying dated January 15, 1996, bearing No. E-3631.

PROPERTY ADDRESS: 4760 Walters Hatchery Road, Spring Grove, PA 17362

PROPERTY ADDRESS: 4760 WALTERS HATCHERY ROAD, 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 MEMBERS 1ST FEDERAL CREDIT UNION vs. ROLLACE E. HEUSTESS and BARBARA A. HEUSTESS Docket Number: 2012-NO-6524-32. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the fol-

lowing real estate to wit:

AS THE REAL ESTATE OF:

ROLLACE E. HEUSTESS
BARBARA A. HEUSTESS

ALL that certain tract of land, with the improvements thereon erected, situate in Warrington Township, York County, Pennsylvania, designated Lot 2 on a Plan recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Plan Book FF, Page 864, known as and numbered 9478 Carlisle Road, Dillsburg, Pennsylvania 17019, more particularly described as follows, to wit:

BEGINNING at a steel pin on the western right-of-way line of PA Route 74 (L.R. 124) at a corner of Lot 1; thence along said Lot the following two courses and distances: S 61° 13' 25" W 186.9 feet to a concrete marker, N 30° 28' 50" W 238.65 feet to a concrete marker; thence N 60° 44' 55" E 177.78 feet to a steel pin on the western right-of-way line of PA Route 74 (L.R. 124); thence along the western right-of-way line of said Road S 32° 38' 40" E 240.56 feet to a steel pin at a corner of Lot 1, the point and place of BEGINNING.

TO BE SOLD AS THE PROPERTY OF ROL-
LACE E. HEUSTESS AND BARBARA A.
HEUSTESS ON JUDGMENT ENTERED AT
THE ABOVE NUMBER AND TERM.

PROPERTY ADDRESS: 9478 CARLISLE
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 execu-
tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 E. HILDRETH and TINA M. HILDRETH Docket Number: 2007-SU-5003-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:

THOMAS E. HILDRETH
TINA M. HILDRETH

owner(s) of property situate in the FAWN GROVE BOROUGH, York County, Pennsylvania, being 235 SOUTH MARKET STREET, FAWN GROVE, PA 17321-9597

Parcel No. 1: 61-000-AN-0039.E0-00000

Parcel No. 2: 61-000-AN-0039.L0-00000

Improvements thereon: RESIDENTIAL DWELL-
ING

Judgment Amount: \$319,384.40

PROPERTY ADDRESS: 235 SOUTH MARKET
STREET, 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 execu-
tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. vs. JULIE R. HILE Docket Number: 2012-SU-3430-06. 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:

JULIE R. HILE

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 153 WEST MAPLE STREET, YORK, PA 17401-5441

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$66,941.45

PROPERTY ADDRESS: 153 WEST MAPLE STREET, YORK, PA 17401

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,
03.14-3t York County, Pennsylvania

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. DAVID E. HILTY A/K/A DAVID E. HILTY, II and SARA E. HILTY Docket Number: 2010-SU-2986-06. 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 E. HILTY
A/K/A DAVID E. HILTY, II.
SARA E. HILTY

owner(s) of property situate in the TOWNSHIP OF HEIDELBERG, York County, Pennsylvania, being 2024 LOCUST ROAD, SPRING GROVE, PA 17362-8950

Parcel No. 30-000-DE-0024.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$321,913.16

PROPERTY ADDRESS: 2024 LOCUST ROAD, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 E. HILKER and JOYCE M. HILKER Docket Number: 2009-SU-1978-06. 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. HILKER
JOYCE M. HILKER

owner(s) of property situate in the NORTH CODORUS TOWNSHIP, York County, Pennsylvania, being 5078 LEHMAN ROAD, A/K/A RD 1 BOX 1544, SPRING GROVE, PA 17362-7708

Parcel No. 40-000-FG-0022.A0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$142,683.16

PROPERTY ADDRESS: 5078 LEHMAN ROAD, A/K/A ROAD 1 BOX 1544, 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

SHERIFF'S SALE—Notice is hereby given that

on April 15, 2013 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. vs. LEROY C. HOUSE, JR. Docket Number: 2012-SU-4468-06. 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:

LEROY C. HOUSE, JR.

ALL THAT CERTAIN unit in the property known, named and identified in the Declaration referred to below as "Lexington Woods Condominium", located in MANCHESTER TOWNSHIP, County of York, Commonwealth of Pennsylvania, which has heretofore been submitted to the provisions of the Pennsylvania Uniform Condominium Act, 68 P.S.A. 3101, et seq., by the recording in the Office of the Recorder of Deeds in and for York County, Pennsylvania, of a Declaration effective December 31, 1998 and recorded in Land Record Book 1349, Page 0388 being Unit 71 with a street address of 71 Lexton Drive, York, PA, as more fully described in such Declaration, together with a proportionate undivided interest in the Common Elements (as defined in such Declaration) of 1.0417%.

UNDER AND SUBJECT TO CONDITIONS AND RESTRICTIONS WHICH MAY APPEAR OF RECORD.

UNDER AND SUBJECT, NEVERTHELESS, TO THE SAME CONDITIONS, RESTRICTIONS, EXCEPTIONS AND RESERVATIONS AS EXIST BY VIRTUE OF PRIOR RECORD INSTRUMENTS, DEEDS AND CONVEYANCES.

PARCEL ID# 36-000-KH-0170.B0-00071

Property being known as 71 Lexton Drive, Unit 71, York, Pennsylvania 17404.

Title to said premises is vested in Leroy C. House, Jr., single individual by deed from Leroy C. House, Jr. and Michael Rigau, single individuals, dated March 26, 2007 and recorded April 3, 2007 in Deed Book 1884, Page 1040, as Instrument No. 2007023904.

PROPERTY ADDRESS: 71 LEXTON DRIVE, UNIT 71, 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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., AS ACQUIRER OF CERTAIN ASSETS AND LIABILITIES OF WASHINGTON MUTUAL BANK FROM THE FEDERAL DEPOSIT INSURANCE CORPORATION ACTING AS RECEIVER F/K/A WASHINGTON MUTUAL BANK FA vs. BRIAN M. HOWARD Docket Number: 2012-SU-3588-06. 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 M. HOWARD

ALL that following described lot of ground situate, lying and being in Windsor Township, County of York, Commonwealth of Pennsylvania, being Lot 2 on a plan of lots for Mabel I. Axe Estate by Gordon L. Brown & Associates, dated April 17, 1985, and recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Plan Book FF, page 188, being more fully bounded, limited and described as follows, to wit:

BEGINNING at a point on the Southerly side of Witmer Road, (LR 66019 Spur E), at a corner of lands now or formerly of Richard E. Axe; thence along the southerly side of Witmer Road, South sixty-four (64) degrees fourteen (14) minutes fifty (50) seconds East, four hundred seventy and fifteen hundredths (470.15) feet to a point at Lot No. 3 on the aforementioned Plan of Lots; thence along Lot No. 3, South fourteen (14) degrees eighteen (18) minutes twenty (20) seconds West, four hundred fifty-two and ninety-six hundredths (452.96) feet to a point at Lot No. 1 on the aforementioned Plan of Lots; thence along Lot No. 1, North thirty-three (33) degrees twenty-six (26) minutes for@ (40) second8 West, four hundred fifty (450.00) feet to an iron pin in concrete at comer of lands now or formerly of Richard E. Axe; thence along lands now or formerly of Richard E. Axe, North thirteen (13) degrees twenty-eight (28) minutes forty (40) seconds West, two hundred seventy-five and sixty-three hundredths (275.63) feet to a point, the place of BEGINNING.

Parcel#: 53-000-JK-0062-D0-00000

Property Address: 1240 Witmer Road, York, PA 17402

PROPERTY ADDRESS: 1240 WITMER 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,
03.14-3t York County, Pennsylvania

tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. CASSANDRA M. HOWE Docket Number: 2012-SU-3323-06. 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:

CASSANDRA M. HOWE

owner(s) of property situate in the BOROUGH OF NORTH YORK, York County, Pennsylvania, being 50 EAST FIFTH AVENUE, YORK, PA 17404-2561

Parcel No. 80-000-01-0069-00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$101,892.09

PROPERTY ADDRESS: 50 EAST FIFTH 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 execu-

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. vs. ANTHONY K. HUDSON and STACY E. WILLIAMS Docket Number: 2012-SU-3736-06. 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 K. HUDSON
STACY E. WILLIAMS

owner(s) of property situate in MANCHESTER TOWNSHIP, York County, Pennsylvania, being 1085 SEQUOIA STREET, YORK, PA 17404-8312

Parcel No. 360002300380000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$210,482.58

PROPERTY ADDRESS: 1085 SEQUOIA 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. ROBERT HUEBSCHMAN and MARYLAND HUEBSCHMAN Docket Number: 2012-SU-4054-06. 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 HUEBSCHMAN
MARYLAND HUEBSCHMAN

owner(s) of property situate in SHREWSBURY TOWNSHIP, York County, Pennsylvania, being 66 CROSSWIND DRIVE, SHREWSBURY, PA 17361-1836

Parcel No. 45-000-06-0249.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$203,717.74

PROPERTY ADDRESS: 66 CROSSWIND DRIVE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. LISA M. HUNTER ROBERT D. HUNTER Docket Number: 2012-SU-3544-06. 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. HUNTER
ROBERT D. HUNTER

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

BEING KNOWN AS 1622 2nd Avenue, York, PA 17403 a/k/a 1622 Second Avenue, (Spring Garden Township), York, PA 17403

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 1622 2ND AVENUE, A/K/A 1622 SECOND AVENUE, YORK, PA 17403

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MARTA JANOWSKI Docket Number: 2012-SU-3348-06. 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:

MARTA JANOWSKI

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 61 NORTH FRANKLIN STREET, YORK, PA 17403-1615

Parcel No. 123740700510000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$48,415.41

PROPERTY ADDRESS: 61 NORTH FRANKLIN 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 F/K/A FULTON BANK vs. MARTA R. JIMENEZ Docket Number: 2012-SU-2764-86. 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:

MARTA R. JIMENEZ

Owner of property situate in Spring Garden Township, York County, Pennsylvania 715 Glenwood Drive, York, PA 17403

Property being known as Parcel ID No. 48-000-32-0132-00-00000.

Improvements therein consist of residential dwelling.

PROPERTY ADDRESS: 715 GLENWOOD 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 COUN-

TRYWIDE HOME LOANS SERVICING LP vs. WILLIAM D. JOHNSON, SR. and TRACEY L. JOHNSON Docket Number: 2012-SU-2597-06. 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 D. JOHNSON, SR.
 TRACEY L. JOHNSON

owner(s) of property situate in PENN TOWNSHIP, York County, Pennsylvania, being 196 BAUGHER DRIVE, HANOVER, PA 17331-4003

Parcel No. 44000050029A000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$170,892.99

PROPERTY ADDRESS: 196 BAUGHER 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. LISA T. JONES Docket Number: 2012-SU-2337-06. 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 T. JONES

ALL that certain tract of land; lying, being and situate in the Township of Conewago, County of York and Commonwealth of Pennsylvania, as shown on a Final Subdivision Plan, Drawing No. L-4256, designated as Bennett Run — Phase I, Section A, said plan being prepared by Gordon L Brown & Associates, dated June 29, 2000, recorded on December 26, 2000 in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Plan Book RR, Page 91, and revised on January 30, 2002, being fully bounded and described as follows, to wit:

TRACT NO. 15: BEGINNING at a point on the south side of a fifty (50) foot wide street known as Fisher Drive, said point being the northwest corner of Lot 213, thence along Lot 213 South forty (40) degrees, zero (00) minutes zero (00) seconds East, one hundred thirty-seven and forty-eight one-hundredths (137.48) feet to a point at other lands South fifty (50) degrees, zero (00) minutes, zero (00) seconds West, twenty and zero on-hundredths (20.00) feet to a point at Lot 211; thence along Lot 211 North forty (40) degrees zero (00) minutes, zero (00) seconds West, one hundred thirty-seven and forty-eight one-hundredths (137.48) feet to a point along the south side of a fifty (50) foot wide street known as Fisher Drive; thence along said Fisher Drive North fifty (50) degrees, zero (00) minutes, zero (00) seconds East, twenty and zero one hundredths (20.00) feet to a point the place of BEGINNING.

Containing 2,750 Square Feet.

SEING designated as Lot No, 212 on said plan.

ALSO BEING known as and numbered 350 Fisher Drive, York, PA 17404

Parcel# 23-000-05-0212-00-00000

PROPERTY ADDRESS: 350 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

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

sued out of the Court of Common Pleas of York county, Pennsylvania on Judgment of BANK OF AMERICA, N.A. vs. CATHY E. KELLER and MATTHEW S. KELLER Docket Number: 2012-SU-2740-06. 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:

CATHY E. KELLER
MATTHEW S. KELLER

ALL the following described tract of land with any improvements erected, thereon, situate in Red Lion Borough York County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a stake on the eastern side of South Franklin Street, at corner of land, now or formerly of Roy M. Seaks; thence along said street, South nineteen and one-half (19 1/2) degrees West, seventeen and five tenths (17.5) feet to a stake at corner of Lot now or formerly of Paul J. Kohler and wife; thence along line of lot of same, south seventy and one-half (70 1/2) degrees East, one hundred fifty (150) feet to a stake at Charles Alley; thence along said Charles Alley, North nineteen and one-half (19 1/2) degrees East, seventeen and five tenths (17.5) feet to a stake, a corner of lot now or formerly of Roy M. Seaks; thence along lot of same, North seventy and one-half (70 1/2) degrees West, one hundred fifty (150) feet to the place of BEGINNING.

Parcel#: 82-000-04-0152.00-00000

Property address: 145 South Franklin Street, Red Lion, PA 1735

PROPERTY ADDRESS: 145 SOUTH 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 at 2:00 O'Clock, P.M., prevailing time, by virtue of a Writ of Execution is-

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MELISSA J. KELLER and RODNEY L. KELLER Docket Number: Docket Number: 2012-SU-4030-06. 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:

MELISSA J. KELLER
RODNEY L. KELLER

ALL that certain lot of ground situate on the south side of Pennsylvania State Highway Route #66042 in West Manchester Township, York County, Pennsylvania, more particularly described as follows, to wit:

BEGINNING at a point on the south side of said Pennsylvania State Highway Rake #66042 at lands now or formerly of Irene M. Shetter and Phyllis V. Quickel, said point of beginning begin one hundred (100) feet west from the intersection of the south side of said Pennsylvania State Highway Route #66042 with the western side of a proposed fifty (50) foot wide street, as yet unnamed, said street being the second street east from Middle Street, as measured by and with the south side of said highway, and extending thence along said lands now or formerly of Irene M. Shatter and Phyllis V. Quickel, being the western line of Lot #16, south thirty (30) degrees thirty (30) minutes east, one hundred fifty (150) feet to a point; thence extending along other lands now or formerly of Irene M. Shetter and Phyllis V. Quickel, south fifty-nine (59) degrees thirty (30) minutes west, one hundred (100) feet to a point in the eastern line of Lot #14, north twenty-two (22) degrees fifty-eight (58) minutes twenty (20) seconds west, one hundred fifty-three and twenty-two hundredths (153.22) feet to a point on the south side of said highway' thence extending along the south side of said highway in an eastwardly direction by a curve to the left having a radius of two hundred twenty-five (225) feet, for a distal Ice of twenty-nine and thirty-five hundredths (29.35) feet, the chord of which is north sixty-three (63) degrees fourteen (14) minutes five (5) seconds east, twenty-nine and thirty-three hundredth (29.33) feet to a point; thence extending along same, north fifty-nine (59) degrees thirty (30) minutes east, fifty and sixty-five hundredths (50.65) feet to a point in the western line of Lot #16, the place of BEGINNING.

Parcel#: 51-000-16-0013.00-00000

Property address: 1808 Church Road, York, PA 17404

PROPERTY ADDRESS: 1808 CHURCH 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. JERRY L. KERCHNER, DEBRA A. KERCHNER, A/K/A DEBRA FORNEY, PATRICIA A. CLOUSER Docket Number: 2012-SU-1922-06. 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:

JERRY L. KERCHNER
DEBRA A. KERCHNER
A/K/A DEBRA FORNEY
PATRICIA A. CLOUSER

owner(s) of property situate in the BOROUGH OF HANOVER, York County, Pennsylvania, being 20 PENN STREET, HANOVER, PA 17331-1927

Parcel No. 670001700640000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$45,279.07

PROPERTY ADDRESS: 20 PENN 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 execu-

tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 Docket Number: SUNTRUST MORTGAGE vs. NATHANIEL H. KIMBROUGH A/K/A NATHANIEL HARRIS KIMBROUGH, JR. and DONNA N. KIMBLE-KIMBROUGH A/K/A DONNA N. KIMBLE. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

NATHANIEL H. KIMBROUGH A/K/A
 NATHANIEL HARRIS KIMBROUGH, JR.
 DONNA N. KIMBLE-KIMBROUGH A/K/A
 DONNA N. KIMBLE

owner(s) of property situate in WEST MANCHESTER TOWNSHIP, York County, Pennsylvania, being 2481 SUNSET LANE, YORK, PA 17404

Parcel No. 51-000-10-0179.C0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$290,424.21

PROPERTY ADDRESS: 2481 SUNSET 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MATTHEW KORDEK Docket Number: 2012-SU-3105-06. 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:

MATTHEW KORDEK

All that certain piece, parcel and tract of real estate situate in Lower Windsor Township, York County, Pennsylvania, being more fully bounded, limited and described as follows, to wit:

Beginning at a point in the concrete road leading from York to East Prospect at lands now or formerly of Howard Herman, running thence along and in said public road, eastwardly eighty (80) feet to lands now or formerly of Wayne Brodeck; running thence northwardly along same, two hundred twenty-four (224) feet to a point; running thence westward along lands now or formerly of Jacob Lehman, ninety (90) feet to a point; running thence southwardly along lands now or formerly of Howard Herman, two hundred and nineteen (219) feet to a point in said concrete road, the place of beginning.

Being the same premises which Fannie Mae, a/k/a Federal National Mortgage, Association, by Deed dated January 4, 2011, and recorded January 21, 2011, in the Office of the Recorder of Deeds in and for the County of York, Pennsylvania, in Book 2112, Page 113, granted and conveyed unto CR Property Group, LLC.

Title to said premises vested in Matthew Kordek, an adult individual, as sole owner by Deed from CR Property Group, LLC, A Pennsylvania Limited Liability Company recorded 05/12/11 in the York County Recorder of Deeds in Book 2126 Page 6110.

Being known as 4693 East Prospect Road, York, PA 17406

PROPERTY ADDRESS: 4693 EAST PROSPECT 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,
 03.14-3t York County, Pennsylvania

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 ,NA SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING LP FKA COUNTRYWIDE HOME LOANS SERVICING, LP vs. KEVIN A. KOWALSKI Docket Number: 2009-SU-4291-06. 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 A. KOWALSKI

ALL THAT CERTAIN lot of ground together with the building and improvements thereon erected, hereditaments and appurtenances, Situate in Springfield Township, York County, Pennsylvania being bounded and described as shown and laid out on a certain Plan called Final Subdivision Plan - Phase n made by Timothy F. Pasch, Stallman & Stahlman, Civil Engineers dated 4/24/02 and recorded in the Land Records of York County, PA in Plan Book RR page 1025.

BEING known as Lot# 126 on above referenced Plan.

Parcel# 47-000-06-0126.00-00000

Property address: 7069 South Sentinel Lane, York, Pa 17403

BEING the same premises which NVR, Inc. by deed dated 08/24/04 and recorded 10/19/04 in the Office of the Recorder of Deeds in and for York County in Deed Instrument# 2004089694, granted and conveyed unto Kevin Kowalski.

PROPERTY ADDRESS: 7069 SOUTH SENTINEL LANE, 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

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. DAVID W. KRESS Docket Number: 2012-SU-1944-06. 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 W. KRESS

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

BEGINNING at a corner at lands now or formerly of Emanuel Cline and the Hanover-Littlestown Pike; thence Northwest along said lands of one hundred ninety (190.00) feet to a proposed twenty (20.00) feet wide alley; thence Northeast along said alley thirty (30.00) feet to lands now or formerly of Maurice Cline; thence Southeast along last mentioned lands one hundred ninety(190.00) feet to the aforesaid Hanover-Littlestown Pike; thence Southwest along said Hanover-Littlestown Pike thirty (30.00) feet to the point and place of BEGINNING.

BEING Parcel #44-000-07-0052.00-00000

BEING KNOWN AS: 509 Frederick Street, Hanover, PA 17331

TITLE TO SAID PREMISES IS VESTED IN David W. Kress

BEING THE SAME PREMISES which Artisan Properties, LLC, a Pennsylvania limited liability company, granted and conveyed unto David W. Kress by Deed dated August 30, 2005 and recorded Sptember 8, 2005 in YorkCounty RecordBook 1753, Page 6436

PROPERTY ADDRESS: 509 FREDERICK 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, N.A. S/B/M TO CHASE HOME FINANCE, LLC. vs. RICHARD KUEHNE A/K/A RICHARD G. KUEHNE Docket Number: 2012-SU-2275-06. 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:

RICHARD KUEHNE
A/K/A RICHARD G. KUEHNE

owner(s) of property situate in the SPRINGETTS-BURY TOWNSHIP, York County, Pennsylvania, being 4039 ROBINWOOD ROAD, YORK, PA 17402-3212

Parcel No. 460002603170000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$162,273.80

PROPERTY ADDRESS: 4039 ROBINWOOD 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 at 2:00 O'Clock, P.M., prevail-

ing 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. RANDY E. LATIMER and RHONDA D. LATIMER Docket Number: 2012-SU-1817-06. 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:

RANDY E. LATIMER
RHONDA D. LATIMER

owner(s) of property situate PARTLY IN SPRINGFIELD TOWNSHIP AND PARTLY IN LOGANVILLE BOROUGH, York County, Pennsylvania, being 985 SILVER MAPLE CIRCLE, SEVEN VALLEYS, PA 17360-8970

Parcel No. 47-000-09-0283.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$285,472.21

PROPERTY ADDRESS: 985 SILVER MAPLE CIRCLE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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-OPT1, ASSET-BACKED CERTIFICATES, SERIES 2007-OPT1 vs. MICHAEL C. LAUBER and ANDREA LAUBER Docket Number: 2012-SU-3849-06. 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 C. LAUBER
ANDREA LAUBER

ALL those certain two tracts of land, situate, lying and being in the Borough of Dallastown, County of York, and State of Pennsylvania, more fully bounded and described as follows, to wit:

TRACT NO. 1:

BEGINNING at a point on the southern curb line of South Pleasant Avenue, a corner of lot now or formerly of Charles Kerr; thence along lot of same, South fifty-four and one-fourth (54 1/4) degrees East, a distance of fifty-six (56) feet to a point; thence by lot now or formerly of Henry Shenberger, South twenty-one and three-fourths (21 3/4) degrees East, a distance of fifty-four (54) feet three (03) inches to a stake; thence by other lands now or formerly of Annie C. Fitzkee and William E. Fitzkee, of which this was a part, North fifty-three and one-half (53 1/2) degrees West, a distance of one hundred two (102) feet eight (08) inches to a point on the curb line of South Pleasant Avenue; thence along said curb line, North thirty-five and one-fourth (35 1/4) degrees East, a distance of thirty (30) feet to the place of BEGINNING. Containing 2,520 square feet.

TRACT NO. 2:

BEGINNING at a stake on the Western side of South alley, a corner of property now or formerly of Clayton M. Kerr; thence along the Western side of South Alley, South thirty-seven (37) degrees three (03) minutes fifty (50) seconds West, a distance of twenty-eight and fifty-six one-hundredths (28.56) feet to a stake; thence along the property about to be conveyed to Albert Blanche Herbst, North sixty-one (61) degrees twenty-four (24) minutes ten (10) seconds West, a distance of forty-seven and fifty-five one-hundredths (47.55) feet to a point; thence along other property now or formerly of Raymond Romesberg and Velma Romesberg, husband and wife, North twenty-nine (29) degrees two (02) minutes forty (40) seconds West, a distance of fifty-four and eighty-four one-hundredths (54.84) feet to a point; thence along the property now or formerly of Clayton M. Kerr, South sixty (60) degrees forty-four (44) minutes ten (10) seconds East, a distance of ninety-eight and eleven one-hundredths (98.11) feet to a stake, and the place of BEGINNING.

PARCEL ID# 56-000-04-0119.00-00000

Property being known as 313 South Pleasant Avenue, Dallastown, Pennsylvania 17313.

Title to said premises is vested in Michael C. Lauber and Andrea Lauber, husband and wife by deed from Hazel M. Wood and Glenn A. Romesberg, Executor of the ESTATE OF VELMA M. ROMESBERG, a/k/a VELMA ROMESBERG, late, dated May 23, 2006 and recorded May 24,

2006 in Deed Book 1813, Page 1819, as Instrument No. 2006039440.

PROPERTY ADDRESS: 313 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 VALLEY NATIONAL BANK vs. ANNA MAE LAUER Docket Number: 2011-SU-3336-06. 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:

ANNA MAE LAUER

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

BEING KNOWN AS 1110 Slagel Road a/k/a 1971 Slagel Road, Spring Grove, PA 17362

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 1110 SLAGEL ROAD, A/K/A 1971 SLAGEL ROAD, 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,
 03.14-3t York County, Pennsylvania

to wit:

AS THE REAL ESTATE OF:

SHERRY L. LEIPHART
 RANDY R. LEIPHART

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, vs. HOLLYANN J. LEIPHART Docket Number: 2012-SU-3149-06. 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:

owner(s) of property situate in LOWER WINDSOR TOWNSHIP, York County, Pennsylvania, being 448 BULL RUN ROAD, WRIGHTSVILLE, PA 17368-9048

Parcel No. 350000100690000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$127,512.02

AS THE REAL ESTATE OF:

PROPERTY ADDRESS: 448 BULL RUN ROAD, WRIGHTSVILLE, PA 17368

HOLLYANN J. LEIPHART

UPI#

owner(s) of property situate in DOVER TOWNSHIP, York County, Pennsylvania, being 6049A TIMBERLYN DRIVE, DOVER, PA 17315-2955

Notice is further given that 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.

Parcel No. 24000KE0154H000000

Improvements thereon: RESIDENTIAL DWELLING

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

Judgment Amount: \$161,484.11

PROPERTY ADDRESS: 6049A TIMBERLYN DRIVE, DOVER, PA 17315

RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,

UPI#

03.14-3t 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2006-OP1, MORTGAGE-PASS THROUGH CERTIFICATES, SERIES 2006-OP1 C/O AMERICAN HOME MORTGAGE SERVICING, INC. vs. HEATHER M. LEON and FRANCISCO J. LEON Docket Number: 2012-SU-2118-06. 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:

HEATHER M. LEON
 FRANCISCO J. LEON

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. SHERRY L. LEIPHART and RANDY R. LEIPHART Docket Number: 2012-SU-3431-06. 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

ALL THAT CERTAIN described lot of ground, with improvements thereon erected, situate in Spring Garden Township, York County, Pennsylvania, bounded and described as follows:

BEGINNING at a stake at the southeast corner of the intersection of Hillock Lane and Greendale Road; thence along the southern line of Greendale Road, North forty-three (43) degrees thirty-seven (37) minutes thirty (30) seconds East, one hundred six and six tenths (106.6) feet to an iron pipe at property known and numbered as 532 Greendale Road, now or formerly owned by John A. Bracher and Christie C. Bracher, his wife; thence along said property, South forty (40) degrees thirty-six (36) minutes zero (00) seconds East, one hundred twenty and four-tenths (120.4) feet to a point at the rear of property known and numbered as 1714 Clover Lane, now or formerly owned by Nathan W. Lehmayr, thence along said property and also along property now or formerly of Perry A. Eagle and Barbara A. Eagle, his wife, South forty-three (43) degrees thirty-seven (37) minutes thirty (30) seconds West one hundred five and five-tenths (105.5) feet to a point on the Eastern line of Hillock Lane; thence along the Eastern line of Hillock Lane, North forty-one (41) degrees twenty (20) minutes West one hundred twenty and four-tenths (120.4) feet to the first mentioned point of intersection with the Southern line of Greendale Road and the place of BEGINNING.

UNDER AND SUBJECT, NEVERTHELESS, to the same conditions, restrictions, exceptions and reservations as exist by virtue of prior recorded instruments, deeds and conveyances.

PARCEL ID# 48-000-21-0084-00-00000

Property being known as 500 Greendale Road, York, Pennsylvania 17403.

Title to said premises is vested in Heather M. Leon and Francisco J. Leon, husband and wife by deed from 500 Greendale Road Land Trust, York County Pennsylvania, dated June 1, 2005 and recorded June 6, 2005 in Deed Book 1729, Page 6168, as Instrument No. 2005040694.

PROPERTY ADDRESS: 500 GREENDALE 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that

on April 15, 2013 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 AS TRUSTEE FOR RALI 2007QA5 vs. BRIAN L. LONG and SHERRY L. LONG Docket Number: 2012-SU-4112-06. 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 L. LONG
 SHERRY L. LONG

owner(s) of property situate in the BOROUGH OF FAWN GROVE, York County, Pennsylvania, being 6 SHERRYS WAY, A/K/A LOT 7 SOUTH MARKET STREET, FAWN GROVE, PA 17321-9595

Parcel No. 61000AN0039J000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$603,822.47

PROPERTY ADDRESS: 6 SHERRYS WAY, A/K/A LOT 7 SOUTH MARKET STREET, 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 TRUST COMPANY, NATIONAL ASSOCIATION AS GRANTOR TRUSTEE OF THE PROTIUM MASTER GRANTOR TRUST vs. WILLIAM J. LYBRAND and AMY LYBRAND Docket Number: 2012-SU-4033-06. And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Common-

wealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

WILLIAM J. LYBRAND
AMY LYBRAND

ALL THAT CERTAIN tract of land situate, lying and being in West Manheim Township, York County, Pennsylvania, bounded and limited as follows, to wit :

Property Address: 9 Menlena Circle, Hanover, PA 17331 Parcel No. 52-000-14-00150000000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2012-SU-4033-06
Judgment: \$297,835.20
To be sold as the Property Of: William J. Lybrand and Amy Lybrand

PROPERTY ADDRESS: 9 MENLENA CIRCLE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JEFFREY S. MCCARTY and BOBBI J. MCCARTY Docket Number: 2012-SU-4034-06. 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 S. MCCARTY
BOBBI J. MCCARTY

ALL THAT CERTAIN tract of land, with any improvements thereon situate, lying and being in Chanceford Township, York County, Pennsylvania, known as Lot #1 as more particularly set forth

on a Final Subdivision Plan prepared by Gordon L. Brown & Associates, Inc., Civil Engineers & Surveyors, dated January 19, 2009, bearing Dwg. No. L-5288, and recorded on June 11, 2009 in the Office of the Recorder of Deeds, in and for York County, Pennsylvania, in Record Book 2026, Page 5284, and more fully described as follows, to wit:

Property Address: 11807 Pomraning Road, Brogue, PA 17309
Parcel No. 21-000-GN-0005.B0-00000
Improvements: Residential Dwelling
Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2012-SU-4034-06
Judgment: \$192,854.03
Attorney: Christopher A. DeNardo, Esquire
To be sold as the Property Of: Jeffrey S. McCarty and Bobbi J. McCarty

PROPERTY ADDRESS: 11807 POMRANING ROAD, BROGUE, PA 17309

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A. AS SUCCESSOR TO LASALLE BANK, N.A. AS TRUSTEE FOR THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-3 vs. MICHAEL J. MCKINNEY and ANGELA S. MCKINNEY Docket Number: 2012-SU-651-06. 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 J. MCKINNEY
ANGELA S. MCKINNEY

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

BEGINNING at a point on the northern right of way line of Solar Drive, a fifty (50) foot wide street, and Lot No. 36; thence by said Lot No. 36, North fourteen (14) degrees ten (10) minutes fifty-three (53) seconds West a distance of one hundred twenty and zero hundredths (120.00) feet to a point at lands now or formerly owned by W.A. Davis; thence by said lands of W.A. Davis, North Seventy-five (75) degrees forty-nine (49) minutes seven (07) seconds East a distance of forty-three and sixty-nine hundredths (43.69) feet to a point at Lot NO. 34; thence by said Lot NO. 34, South fourteen (14) degrees ten (10) minutes fifty-three (53) dseconds East a distance of One hundred twenty and zero hundredths (120.00) feet to a point on the northern right of way line of Solar Drive; thence by the said northern right of way line of Solar Drive, South seventy-five (75) degrees forty-nine (49) minutes seven (07) seconds West a distance of forty-three and sixty-nine hundredths (43.69) feet to the point and place of BEGINNING. Containing in area 5,242.80 square feet or 0.12 acres.

BEING Lot No. 35 as shown on the Revised Preliminary Subdivision Plan for Barwood, formerly dovertown Estates as set forth and recorded in Plan Book HH, at page 236 and Plan Book GG, at page 777 (erroneously cited at page 717 on last deed of record).

UNDER AND SUBJECT, nevertheless to the same conditionis, restrictions, exceptions and reservations as exist by virtue of prior recorded instruments, deed andn conveyances.

Property being known as 3038 Solar Drive, Dover, Pennsylvania 17315.

Title to said premises is vested in Michael J. Mckinney and Angela S. Mckinney, husband and wife by deed from Barry W. Cameron and Lisa M. Cameron, husband and wife, by Their Power of Attorney, Edward Petrie, dated March 30, 2007 and recorded April 10, 2007 in Deed Book 1885, Page 4525, as Instrument No. 2007025516.

PROPERTY ADDRESS: 3038 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 execu-

tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 CERTIFICATEHOLDERS CITIGROUP MORTGAGE LOAN TRUST INC. ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2007-AMC1 vs. THOMAS J. MCMASTER Docket Number: 2009-SU-6460-06. 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 J. MCMASTER

owner(s) of property situate in PENN TOWNSHIP, York County, Pennsylvania, being 1603 BAER AVENUE, HANOVER, PA 17331-4204

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$166,526.77

PROPERTY ADDRESS: 1603 BAER 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 MELHORN A/K/A DANIEL S. MELHORN

and ELIZABETH MELHORN Docket Number: 2012-SU-3974-06. 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 MELHORN
A/K/A DANIEL S. MELHORN
ELIZABETH MELHORN

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

BEING KNOWN AS 4175 Abbey Lane, York, PA 17402

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 4175 ABBEY 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. TERESA L. MILLER and DAVID M. MILLER Docket Number: 2009-SU-4599-06. 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:

TERESA L. MILLER
DAVID M. MILLER

ALL THAT CERTAIN tract of land situate, lying and being in Penn Township, York County, Pennsylvania, bounded, limited and described as fol-

lows to-wit:

BEGINNING for a point on the right-of-way line of Beech Lane at Lot No. 2 as shown on the hereinafter described subdivision plan; thence along Lot No. 2. North fifty-nine (59) degree, fifty-three (53) minutes twenty-three (23) seconds East, one hundred (100) feet to a point at land now or formerly of Samuel H. and Lillian E. Hostetter; thence along land now or formerly of Samuel H. and Lillian E. Hostetter, North thirty (30) degrees six (6) minutes thirty-seven (37) seconds West, one hundred twenty (120) feet to a point on the right-of-way line of Hickory Lane; thence along the right-of-way line of Hickory Lane, South fifty-seven (57) degrees fifty-eight (58) minutes six (6) seconds West, eighty-five and six tenths (85.06) feet to a point on the right-of-way line of Hickory Lane; thence along the right-of-way line of Hickory Lane, South thirteen (13) degrees fifty-five (55) minutes forty-four (44) seconds West, twenty-one and fifty-seven hundredths (21.57) feet to a point on the right-of-way line of Beech Lane; thence along the right-of-way line of Beech Lane, South thirty (30) degrees six (6) minutes thirty-seven (37) seconds East, one hundred one and sixty-five hundredths (101.65) feet to a point, the point and place of beginning. Containing 11,720 square feet.

TAX PARCEL #44-000-28-0001

PROPERTY ADDRESS: 1691 Beech Lane, Hanover, PA 17331

PROPERTY ADDRESS: 1691 BEECH 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 FIRST FRANKLIN MORTGAGE LOAN TRUST 2005-FF4, ASSET-BACKED CERTIFICATES, SERIES 2005-FF4 vs. JOHN S. MOATS Docket Number: 2009-SU-4811-06. 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 S. MOATS

ALL THAT CERTAIN, tract of land situate on the Western side of Teslin Road in Manchester Township, York County, Pennsylvania, being known as Lot No. 2 on a land of "Gwendale", dated May 8, 1953 and recorded on June 19, 1959 in the Office of the Recorder of Deeds of York County, Pennsylvania, in Plan Book K, Page 93, more particularly described as follows, to wit:

BEGINNING at a point on the West side of Teslin Road, said point being located Southwardly 405 feet from the Southwest corner of the intersection of Teslin Road and Piedmont Drive; and running thence along the West Side of Teslin Road South 24° 23' 40" East, 80 feet to a point at Lot No. 1; and running thence along Lot No. 1 South 65° 36' 20" West, 140 feet to a point at lands now or formerly of Edward E. Rishel; and running thence along said last mentioned lands North 24° 23' 40" West, 80 feet to a point at Lot No. 3; and running thence along Lot No. 3 North 65° 36' 20" East, 140 feet to a point on the West side of Teslin Road and place of BEGINNING.

Being Lot No. 2 in the Gwendale Development.
PARCEL No. 36-000-07-0225

PROPERTY ADDRESS: 2020 Teslin Road, York, PA 17404

IMPROVEMENTS: RESIDENTIAL DWELLING.

SOLD AS PROPERTY OF: John S. Moats

PROPERTY ADDRESS: 2020 TESLIN 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that

on April 15, 2013 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. STEVEN L. MOSTOV and DIANE M. MOSTOV Docket Number: 2012-SU-3587-06. 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 L. MOSTOV
DIANE M. MOSTOV

ALL THAT CERTAIN lot of ground situate, lying and being in York Township, York County, Pennsylvania, being Lot No. 48 on a Plan of Subdivision for Waterford, recorded in Plan Book DD, page 133 in the Office of the Recorder of Deeds of York County, and having thereon erected a dwelling house known as: 831 TENBY COURT, YORK, PA 17402.

Reference York County Record Book 2119 Page 2832.

TO BE SOLD AS THE PROPERTY OF STEVEN L. MOSTOV AND DIANE M. MOSTOV ON JUDGMENT NO. 2012-SU-003587-06

PROPERTY ADDRESS: 831 TENBY 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, AS SUCCESSOR TRUSTEE UNDER NOVA STAR MORTGAGE FUNDING TRUST, SERIES 2006-3 C/O SAXON SPECIAL SERVICING vs. CRYSTAL L. MOYER Docket Number: 2011-SU-3562-06. 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:

CRYSTAL L. MOYER

ALL THAT CERTAIN lot or tract of land with improvements erected thereon, being situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being known as Lot No. 47 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 described as follows, to wit:

BEGINNING at a point in the center of a fifty (50) foot wide street known as Kenyon Road, said point in a southerly and westerly direction one thousand three hundred eighteen and sixty-one hundredths (1,318.61) feet from the center-line intersection of said Kenyon Road and another fifty (50) foot wide street known as Beverly Hills Court; thence along Lot No. 46, South twelve (12) degrees eleven (11) minutes fourteen (14) seconds East, one hundred seventy-five and zero hundredths (175.00) feet to a point; .thence along property now or formerly of Glenwood P. Blouse, South seventy-seven (77) degrees forty-eight (48) minutes forty-six (46) seconds West, two hundred sixty-seven and zero hundredths (267.00) feet to a point; thence along Lot No. 48, North four (04) degrees two (02) minutes forty-four (44) seconds West, one hundred eighty-one and nineteen hundredths (181.19) 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 four hundred thirty-three and five hundredths (433.05) feet, a distance of sixty-one and fifty-three hundredths (61.53) feet, the chord of which is North eighty-one (81) degrees fifty-three (53) minutes one(01) seconds East, sixty-one and forty-eight hundredths (61.48) feet to a point; thence by the same North seventy-seven (77) degrees forty-eight (48) minutes forty-six (46) seconds East, one hundred eighty and one hundredth (180.01) feet to a point the place of BEGINNING.

PARCEL ID# 53-000-22-0047.00-00000

Property being known as 612 Kenyon Drive, Red Lion, Pennsylvania 17356.

Title to said premises is vested in Crystal L. Moyer, single women by deed from Kim E. Moyer, single man, and Crystal L. Moyer, single women, dated April 14, 2004 and recorded April 20, 2004 in Deed Book 1646, Page 5891, as Instrument No. 2004034701.

PROPERTY ADDRESS: 612 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 S. MULLEN, JR. and JULIE L. MULLEN Docket Number: 2012-SU-1186-06. 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 S. MULLEN, JR.
JULIE L. MULLEN

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

BEING KNOWN AND NUMBERED AS 2970 CYPRESS ROAD SOUTH, DOVER, PA 17315-4559

IMPROVEMENTS CONSIST OF SINGLE FAMILY DWELLING.

PROPERTY ADDRESS: 2970 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. vs. STEVEN E. MUMMERT and STEPHANIE A. MUMMERT Docket Number: 2012-SU-3270-06. 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 E. MUMMERT
STEPHANIE A. MUMMERT

owner(s) of property situate in the SPRINGETTS-BURY TOWNSHIP, York County, Pennsylvania, being 2705 MOUNT ROSE AVENUE, YORK, PA 17402-9207

Parcel No. 46000IJ0010A000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$163,082.95

PROPERTY ADDRESS: 2705 MOUNT ROSE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. JENNIFER MUNCK, CORNELIS GROENEWEGEN and SUE GROENEWEGEN Docket Number: 2009-SU-991-06. 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 MUNCK
CORNELIS GROENEWEGEN
SUE GROENEWEGEN

owner(s) of property situate in the TOWNSHIP OF WEST MANCHESTER, York County, Pennsylvania, being 1373 ASTER DRIVE, YORK, PA 17408-4078

Parcel No. 51-000-47-0072.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$285,223.59

PROPERTY ADDRESS: 1373 ASTER 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MINDY J. MYERS and LEWIS D. RICHARDS, JR. Docket Number: 2012-SU-3491-06. 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:

MINDY J. MYERS
LEWIS D. RICHARDS, JR.

owner(s) of property situate in the TOWNSHIP OF HELLAM, York County, Pennsylvania, being 1241 CHIMNEY ROCK ROAD, YORK, PA 17406-8844

Parcel No. 31000LK0032E000000

Improvements thereon: RESIDENTIAL DWELL-

ING

Judgment Amount: \$202,382.18

PROPERTY ADDRESS: 1241 CHIMNEY
ROCK 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. ERIC C. NELSON and JUANITA A. NELSON Docket Number: 2012-SU-692-06. 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 C. NELSON
JUANITA A. NELSON

THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

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

BEGINNING FOR A CORNER ON YORK STREET AT LOT NO. 13, NOW OR FORMERLY OF CHARLES STAMBAUGH; THENCE ALONG SAID LOT NO. 13 IN A NORTHEASTERLY DIRECTION, TWO HUNDRED THREE (203) FEET SIX (06) INCHES TO A TWENTY (20) FEET WIDE ALLEY; THENCE ALONG SAID ALLEY, SOUTH EIGHTY-FWE AND ONE-HALF (85 1/2) DEGREES EAST, THIRTY (30) FEET TO LOT NO. 15; THENCE ALONG SAID LOT NO. 15, NOW OR FORMERLY OF VENUE D. THOMAS, IN A SOUTHWEST-

ERLY DIRECTION, TWO HUNDRED ONE (201) FEET TO YORK STREET, AFORESAID; THENCE ALONG SAID YORK STREET, SOUTH EIGHT-NINE AND THREE-FOURTHS (89 3/4) DEGREES WEST, THIRTY (30) FEET TO THE PLACE OF BEGINNING.

BEING KNOWN AS: 542 YORK STREET, HANOVER, PA 17331

TITLE TO SAID PREMISES IS VESTED IN ERIC C. NELSON AND JUNIATA A. NELSON, HUSBAND AND WIFE BY DEED FROM NANCY M. NELSON, UNMARRIED DATED 03/22/2007 RECORDED 03/23/2007 IN DEED BOOK 1882 PAGE 1580.

PROPERTY ADDRESS: 542 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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., FKA AMERICAN GENERAL CONSUMER DISCOUNT COMPANY vs. NANCY NICKOL Docket Number: 2012-SU-1317-06. 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:

NANCY NICKOL

All that certain tract or land, situate, lying and being in the TOWNSHIP OF PARADISE, County of York and Commonwealth of Pennsylvania, identified as Lot No. 1 on a plan of lots prepared by Mort, Brown and Associates, dated October 24, 1990 and recorded in the office of the Recorder of Deeds, in and for York County, Pennsylvania, in Plan Book KK, Page 900, being further bounded, limited and described as follows, to wit:

BEGINNING at a point at the intersection of the Western line of forty (40) feet wide street known as Charles Street, with the Southern line of U.S. Route #30, known as the Lincoln Highway, extending thence in and along the said Charles Street, South ten (1) degrees thirty (30) minutes zero (00) seconds East, 190.00 feet to a point at the intersection of the said Charles Street and a twenty (20) foot wide public alley; thence along said public alley, South 79 30 00 West, 119.22 feet to a corner of Lot No. 2 on the above referenced plan; thence along said Lot No. 2, North 10 30 00 West, 156.00 feet to a point; thence continuing along same, North 20 53 44 East, 39.82 feet to a point at the said U.S. Route #30, known as the Lincoln Highway; thence along the same, North 79 30 00 East, 98.47 feet to the point and place of BEGINNING. CONTAINING 22.299 square feet, more or less.

BEING the same premises which Stuart L. Altland and Theda E. Altland, Husband Wife, by Deed dated March 12, 1996 and recorded in York County in Deed Book 1256, p. 5660, granted and conveyed unto Nancy M. Nickol.

PROPERTY ADDRESS: 7688 LINCOLN HIGHWAY, ABBOTTSTOWN, PA 17301

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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. NORTON Docket Number: 2012-SU-2002-06. 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. NORTON

owner(s) of property situate in RED LION BOROUGH, York County, Pennsylvania, being 140 NORTH MAIN STREET, RED LION, PA 17356-

1709

Parcel No. 820000300510000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$96,100.65

PROPERTY ADDRESS: 140 NORTH 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 ARGENT SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-W4 vs. JON OESTEREICH, JUSTIN KREBS, BEN DUFFEY and ROB GENTZLER Docket Number: 2012-SU-650-06. 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 OESTEREICH
 JUSTIN KREBS
 BEN DUFFEY
 ROB GENTZLER

ALL those two (2) certain tracts of land, with the improvements thereon erected, situate on the South side of East King Street in the 12th Ward of the City of York, York County, Pennsylvania, bounded and described as follows:

Tract No. 1:

Bounded on the North by said East King Street on the West by Hartman Street, on the South by property now or formerly of Esther G. Shaw, and on the East by property known and numbered as 1202 East King Street, hereinafter described as Tract No. 2; containing in front on said East King

Street sixteen (16) feet six (6) inches, and extending in length or depth southward the same width throughout seventy-seven (77) feet ten and one-half (10 1/2) inches to property now or formerly of said Esther G. Shaw. Known and numbered as 1200 East King Street.

Tract No. 2:

Adjoining the said East King Street on the North, a fifteen (15) foot wide alley on the South, property known and numbered as 1200 East King Street (herein before described as Tract No. 1) on the West, and property now or formerly of Richard Steinbach on the East, fronting on said East King Street sixteen (16) feet three (3) inches, and extending in length or depth Southward the same width throughout one hundred thirty seven (137) feet, more or less, to said fifteen (15) foot wide alley. Known and numbered as 1202 East King Street.

UNDER AND SUBJECT, NEVERTHELESS, to the restrictions and conditions contained in prior deeds and instruments of record.

Property being known as 1200-1202 East King Street, York, Pennsylvania 17403.

Title to said premises is vested in JUSTIN KREBS, a single man, BEN DUFFEY, a single man, JON OESTEREICH, a married man, and ROB GENTZLER, a single man by deed from EKT, LLC, a Pennsylvania Limited Liability Company, dated March 31, 2009 and recorded November 22, 2011 in Deed Book 2150, Page 4647.

PROPERTY ADDRESS: 1200-1202 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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, L.P. F/K/A COUNTRYWIDE HOME LOANS SER-

VICING, L.P. vs. MELYNDA R. ORR Docket Number: 2012-SU-2684-06. 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:

MELYNDA R. ORR

owner(s) of property situate in the WEST YORK BOROUGH, York County, Pennsylvania, being 41 DEWEY STREET A/K/A 41 SOUTH DEWEY STREET, YORK, PA 17404-3403

Parcel No. 880000200580000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$152,237.25

PROPERTY ADDRESS: 41 DEWEY STREET, A/K/A 41 SOUTH DEWEY 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 CITIBANK, N.A. AS TRUSTEE FOR BEAR STEARNS ALT-A TRUST MORTGAGE PASS THROUGH-CERTIFICATES, SERIES 2007-3 vs. CYNTHIA PARKER and HORACE PARKER Docket Number: 2012-SU-3360-06. 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:

CYNTHIA PARKER
HORACE PARKER

ALL THAT CERTAIN TRACT of land situate,

lying and being in Conewago Township, York County, Pennsylvania being designated as Lot #46, as shown on a plan of lots recorded in Record Book 1714, Page 8766, fronting on Mill Creek Road.

BEING Lot No. 46 Millcreek a/k/a 70 Nursery Lane, York, PA 17404

PARCEL#: 23-000-09-0446.00-00000

PROPERTY ADDRESS: 70 NURSERY 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 J.P. MORGAN ALTERNATIVE LOAN TRUST 2006-S3 vs. JOSHUA Z. PARKER Docket Number: 2010-SU-886-06. 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 Z. PARKER

ALL the following described real estate, together with the improvements thereon erected, situate on the East side of north Duke Street, in the City of York, County of York and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Property Address: 119 North Duke Street, York, PA 17401

Parcel No. 02027010030 Improvements: Residential Dwelling

Subject to Mortgage: No Subject to Rent: No C.P. NO. 2010-SU-886-06 Judgment: \$63,287.48

Attorney: Christopher A. DeNardo, Esquire To be sold as the Property Of: Joshua Z. Parker

PROPERTY ADDRESS: 119 NORTH DUKE 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 BAC HOME LOANS SERVICING L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING L.P. vs. KEVIN J. PARUSZEWSKI Docket Number: 2012-SU-2448-06. 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 J. PARUSZEWSKI

All that certain parcel of land situate along High View Drive in Peach Bottom Township, York County, Commonwealth of Pennsylvania, shown as Lot #B-11 on a plan of Susquehanna Trails, Section B, recorded in Plan Book L, Page 130.

BEGINNING at a point in the center line of a road designated as High View Drive, the said point being at westernmost corner of Lot D-10; thence departing from the centerline of said High View Drive and proceeding along the southwestern side of Lot D-10, and D-9, South sixty four (64) degrees thirty-six (36) minutes East, one hundred eighty-six (186) foot to a point at Lot D-20; thence proceeding along the northwestern side of Lot D-20, South twenty-five (25) degrees twenty-four (24) minutes West one hundred (100) foot to a point at Lot D-12; thence proceeding along the north-eastern side of Lot D-12, North sixty four (64) degrees thirty-six (36) minutes West one hundred eighty-six (186) feet to a point in the center line of the said High View Drive; thence proceeding along and through the center line of the said High View Drive; thence proceeding along and through the center line of the said High View Drive; thence proceeding along and through the center line of the said High View Drive, North

twenty-five (25) degrees twenty-four (24) minutes East one hundred (100) feet to the place of BEGINNING. It being known and numbered as Lot D11 on a plan of lots known as Susquehanna Trails which Kevin J. Paruszewski and Leslie D. Quick by their deed dated December 23, 1992 and recorded February 17, 1993 in the Office of the Recorder of Deeds in and for York County in Deed Book Volume 572, Page 860, granted and conveyed unto Kevin J. Paruszewski, as sole owner.

PARCEL No. 43-000-02.0211

PROPERTY ADDRESS: 50 Highview Drive, Airville, PA 17302
IMPROVEMENTS: RESIDENTIAL DWELLING.

PROPERTY ADDRESS: 50 HIGHVIEW DRIVE, AIRVILLE, PA 17302

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JAMIE SUE PENA Docket Number: 2012-SU-3035-06. 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 SUE PENA

owner(s) of property situate in the HEIDELBERG TOWNSHIP, York County, Pennsylvania, being 6555 YORK ROAD, SPRING GROVE, PA 17362-8989

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$129,835.14

PROPERTY ADDRESS: 6555 YORK ROAD, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 APEX MORTGAGE CORP., A SUBSIDIARY OF FIRSTRUST BANK vs. PENNSYLVANIA STONE PRODUCTS, INC. UNITED STATES OF AMERICA, INTERNATIONAL REVENUE SERVICE Docket Number: 2011-SU-4648-06. 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:

PENNSYLVANIA STONE PRODUCTS, INC.
UNITED STATES OF AMERICA,
INTERNATIONAL REVENUE SERVICE

ALL THE FOLLOWING described thirteen (13) lots of ground situate, lying and being in West York Borough, formerly part of West Manchester Township, York County, Pennsylvania, bounded, limited and described as follows, to wit:

BEGINNING at a point one hundred and twenty (120) feet West of the Northwest corner of Andrew and Sumner Streets, and extending thence Northwardly in depth along Lot No. 324 one hundred and forty (140) feet, more or less, to a twenty (20) feet wide alley; thence Westwardly along the South side of said alley, two hundred and sixty (260) feet to a point; thence Southwardly along Lot No. 338 one hundred and forty (140) feet, more or less, to a point on the North side of Andrew Street; thence Eastwardly along said Andrew Street two hundred and sixty (260) feet, more or less, to the point and place of beginning.

THEY BEING Lots Nos. 325 to 337, both inclu-

sive, on a plot of lots known as the Aldinger Addition, and surveyed by S.S. Aldinger on June 11, 1903, each of said lots containing in front on the North side of Andrew Street twenty (20) feet and extending Northwardly an even width throughout, one hundred and forty (140) feet, more or less, to a twenty (20) feet wide alley.

PARCEL NUMBER: 880001201020000000

PROPERTY ADDRESS: 1712 WEST ANDREWS 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 HOME EQUITY ASSET TRUST 2006-4 HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2006-4, BY ITS ATTORNEY-IN-FACT, OCWEN LOAN SERVICING, LLC vs. KAREN L. PIEKARSKI Docket Number: 2012-SU-3560-06. 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:

KAREN L. PIEKARSKI

ALL THAT CERTAIN tract of woodland situate in the Township of Franklin, County of York and Commonwealth of Pennsylvania, being more particularly bound and described as follows, to wit:

BEGINNING at a steel pin set in the center of the cartway of Chainsaw Road (a/k/a Bricker Sawmill Road), said pin marking the common point of adjointer of Tracts numbered 1 and 2 on a hereinafter mentioned plan of subdivision and other lands now or formerly of Howard G. Cassel; thence extending in and through the center of the cartway of Bricker Sawmill Road by an arc or curve to the left having a radius of two hundred ninety-nine and thirteen hundredths (299.13) feet a chord of one hundred thirty and fifty-four hundredths (130.

54) feet on a bearing of South seventy-eight (78) degrees thirty-five (35) minutes fifty-five (55) seconds West for an arc distance of one hundred thirty-one and sixty hundredths (131.60) feet to a pin in said cartway; thence continuing in and through the centerline of Bricker Sawmill Road South sixty-five (65) degrees fifty-nine (59) minutes forty-five (45) seconds West for a distance of two hundred forty-three and seventeen hundredths (243.17) feet to a point in the center of said roadway at lands now or formerly of Russell B. McKinney, Jr.; thence departing from the center of the cartway of Bricker Sawmill Road and extending along lands now or formerly of Russell B. McKinney, Jr. North ten (10) degrees one (1) minute fifty (50) seconds West, through a concrete monument set on the northernmost dedicated right-of-way line of Bricker Sawmill Road, a distance of twenty-five and seventy six hundredths (25.76) feet from the origin of this call,, for a total distance of five hundred ninety-eight and seventeen hundredths (598.17) feet to a pipe in stones which marks the common point of adjoiner of the within described tract, lands of McKinney as aforesaid, lands now or formerly of Dillsburg Grain and Milling, and other lands now or formerly of Wendy J. Miller; thence extending along lands now or formerly of Wendy J. Miller, North seventy-seven (77) degrees eighteen (18) minutes fifty (50) seconds East, for a distance of three hundred eighty-two and twenty-five hundredths (382.25) feet to a pipe in stones at lands now or formerly of Gregory L. Oley; thence extending along lands now or formerly of Gregory L. Oley South eight (8) degrees fifty-three (53) minutes forty (40) seconds East, through a concrete monument set on the northernmost dedicated right-of-way line of Bricker Sawmill Road a distance of twenty-five and thirty-nine hundredths (25.39) feet from the terminus of this call for a total distance of five hundred fifty five and one hundredths (555.01) feet to a pin in the center of the cartway of Bricker Sawmill Road, said pin marking the place of BEGINNING.

BEING designated as Lot No. 1 on a final plan of minor subdivision prepared for Melvin L. Yoder by Rodney Lee Decker and Associates, dated October 27, 1987, and recorded in the Office of the Recorder of Deeds of York County, Pennsylvania in Plan Book II, Page 69.

HAVING THEREON erected a dwelling commonly known as 136 Chain Saw Road

BEING the same premises in which Robert J. Toporcer and Maureen A. Murren, husband and wife, by deed dated August 9, 2005 and recorded in the office of the recorder of deeds for York County on August 29, 2005 in book 1750 and page 8639, granted and conveyed unto Karen L. Piekarski, single.

PARCEL #29-000-0B-0072.A0-00000.

PROPERTY ADDRESS: 136 CHAIN SAW 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 2005-HE1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-HE1 vs. JUDITH A. POPE and HARRY P. POPE A/K/A HARRY D. POPE Docket Number: 2012-SU-3905-06. 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:

JUDITH A. POPE
HARRY P. POPE
A/K/A HARRY D. POPE

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 732 FIRESIDE ROAD, YORK, PA 17404-1979

Parcel No. 146050500130000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$94,687.85

PROPERTY ADDRESS: 732 FIRESIDE 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 execu-

tion as the Real Estate aforesaid by

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MATTHEW PRICE and MELISSA A. PRICE Docket Number: 2009-SU-771-06. 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:

MATTHEW PRICE
MELISSA A. PRICE

owner(s) of property situate in the TOWNSHIP OF SPRINGGETTSBURY, York County, Pennsylvania, being 113 PINEHURST ROAD, YORK, PA 17402-3039

Parcel No. 46-000-14-0261.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$122,598.07

PROPERTY ADDRESS: 113 PINEHURST 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 PENNSYLVANIA HOUSING FINANCE

AGENCY vs. ZACHARY PRITCHARD Docket Number: 2012-SU-4079-06. 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:

ZACHARY PRITCHARD

ALL THAT CERTAIN tract of land situate in Dover Township, York County, Pennsylvania, containing one (1) acre, more or less, and known as the Davidsburg Hotel. The dwelling thereon erectd is municipally known as: 5260 DAVIDSBURG ROAD, DOVER, PA 17315

Reference York County Record Book 1913 Page 3117.

TO BE SOLD AS THE PROPERTY OF ZACHARY R. PRITCHARD ON JUDGMENT NO. 2012-SU-004079-06.

PROPERTY ADDRESS: 5260 DAVIDSBURG 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. BRADLEY J. QUICKEL and MELANIE D. HUSTER Docket Number: 2012-SU-3446-06. 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:

BRADLEY J. QUICKEL
MELANIE D. HUSTER

owner(s) of property situate in WINDSOR

TOWNSHIP, York County, Pennsylvania, being 70 GILBERT ROAD, RED LION, PA 17356-8831

Parcel No. 53000GL0059H000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$118,407.80

PROPERTY ADDRESS: 70 GILBERT 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 LANDISBURG vs. REALESTATE REHAB, LLC Docket Number: 2012-SU-4230-06. 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:

REALESTATE REHAB, LLC

ALL THAT CERTAIN lot or piece of ground with the improvements thereon erected, situate on the south side of York City, County of York, Commonwealth of Pennsylvania, more particularly bounded and described as follows:

ON the North by said Prospect Street; on the East by property now or formerly of Elizabeth Rodenhouse; on the South by an alley; and on the West by property now or formerly of Edward M. Keller and Nettie A. Keller, his wife. Continuing in frontage on said Prospect Street, 47 feet, 6 inches, more or less, and in frontage on said alley in the rear, 37 feet, 4 inches, more or less, and a depth on the eastern side thereof 101 feet, more or less, and a depth along the western side in an irregular line of 111 feet, more or less.

HAVING erected thereon an apartment building known as 248 East Prospect Street.

BEING the same property conveyed to Mortgage or by Deed of Larry Henry and Drena Henry, his wife, dated July 31, 2008 and recorded in Record Book 1980, Page 4251.

SEIZED, taken in execution and to be sold as the property of Realestate Rehab, LLC, Judgment Debtors and real owners.

PROPERTY ADDRESS: 248 EAST PROSPECT 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. KRIS L. REBUCK and LACY J. REBUCK Docket Number: 2012-SU-2801-06. 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:

KRIS L. REBUCK
LACY J. REBUCK

owner(s) of property situate in the TOWNSHIP OF WINDSOR, York County, Pennsylvania, being 173 PLEASANT GROVE ROAD, RED LION, PA 17356-8826

Parcel No. 53000GL00470000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment amount: \$159,045.58

PROPERTY ADDRESS: 173 PLEASANT GROVE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 AURORA LOAN SERVICES, LLC. vs. GREGORY REID and YVONNE REID Docket Number: 2010-SU-2617-06. 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 REID
YVONNE REID

owner(s) of property situate in the TOWNSHIP OF MANCHESTER, York County, Pennsylvania, being 3030 HACKBERRY LANE, YORK, PA 17404-8440

Parcel No. 360003602800000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$215,572.15

PROPERTY ADDRESS: 3030 HACKBERRY LANE, 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,
03.14-3t York County, Pennsylvania

SHERIFF’S SALE—Notice is hereby given that on April 15, 2013 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. vs. DOUGLAS P. RHONE and CAROLE A. RHONE Docket Number: 2010-SU-5413-06. 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:

DOUGLAS P. RHONE
CAROLE A. RHONE

owner(s) of property situate in the TOWNSHIP OF SPRINGETTSBURY, York County, Pennsylvania, being 2048 CITY VIEW ROAD, YORK, PA 17406-1504

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$102,396.96

PROPERTY ADDRESS: 2048 CITY VIEW ROAD, 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,
03.14-3t York County, Pennsylvania

side of Fourth Street in the Borough of Wrightsville, York County, Pennsylvania, bounded and limited as follows, to wit;

BEGINNING at a point at a corner of property of the Atlantic Refining Company, said point being on the East side of said Fourth Street and ninety (90) feet North of Hellam Street; thence along the East side of said Fourth Street Northwardly seventy (70) feet to South Alley; thence along said Alley Eastwardly sixty (60) feet to a point at a corner of Lot No. 47; thence by the same Southwardly seventy (70) feet to a point at a corner of the property of the Atlantic Refining Company; thence by the same Westwardly sixty (60) feet on a direct line to a point the place of beginning.

HAVING erected thereon a dwelling known as 112 North 4th Street, Wrightsville, PA 17368.

BEING the same premises which The Creelman Group, LP by Deed dated 9/20/2006 and recorded 9/20/2006 in the Recorder’s Office of York county, Pennsylvania, Deed Book Volume 182, Page 951, Instrument No. 2006074880.

PROPERTY ADDRESS: 112 NORTH 4TH STREET, WRIGHTSVILLE, PA 17368

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,
03.14-3t York County, Pennsylvania

SHERIFF’S SALE—Notice is hereby given that on April 15, 2013 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. LEWIS D. RICHARDS, JR. Docket Number: 2012-SU-2637-06. 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:

LEWIS D. RICHARDS, JR.

ALL the following described lot of ground with improvements thereon erected situate on the East

SHERIFF’S SALE—Notice is hereby given that on April 15, 2013 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. TRACEY S. RIVARD Docket Number: 2012-SU-3376-06. 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:

TRACEY S. RIVARD

ALL that certain Unit, being Unit No. J-137 (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 Declaration Plats and Plans recorded in the Office of the Recorder of Deeds of York County in Record Book 737, Page 219 and Plan Book GG, Page 931, together with all amendments thereto.

TOGETHER with the undivided percentage interest in the Common Elements appurtenant to the Unit as more particularly set forth in the aforesaid Declaration of Condominium and Declaration Plats and Plans, as last 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 last amended.

UNDER AND SUBJECT to any and all covenants, conditions, restrictions, rights-of-way, easements and agreements of record in the aforesaid Office, the aforesaid Declaration, and matters which a physical inspection and survey of the Unit and Common Elements would disclose.

Property being known as 137 Pointe Ridge Drive, Unit No. J-137, York, Pennsylvania 17402.

Title to said premises is vested in Tracey S. Rivard, an Adult Individual by deed from Capitol View Associates, a Pennsylvania General Partnership, dated November 10, 1998 and recorded December 1, 1998 in Deed Book 1345, Page 4565, as Instrument No. 1998085398.

PROPERTY ADDRESS: 137 POINTE RIDGE DRIVE, UNIT NO. J-137, YORK, PA 17402

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. CAROL E. ROLLISON Docket Number: 2010-SU-3250-06. 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 E. ROLLISON

owner(s) of property situate in the HANOVER BOROUGH, York County, Pennsylvania, being 433 SPRINGBROOK COURT, A/K/A 433 SPRINGBROOK COURT, UNIT F9, HANOVER, PA 17331-2744

Parcel No. 67000040001A0C00F9

Improvements thereon: CONDOMINIUM UNIT

Judgment Amount: \$102,672.38

PROPERTY ADDRESS: 433 SPRINGBROOK COURT, A/K/A 433 SPRINGBROOK COURT UNIT F9, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. BRIAN K. ROWAND Docket Number: 2012-SU-906-06. 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. ROWAND

ALL THAT CERTAIN LOT OF GROUND WITH THE IMPROVEMENTS THEREON SITUATE ON THE WEST SIDE OF PINE STREET IN THE FIFTEENTH WARD OF THE CITY OF YORK, YORK COUNTY, STATE OF PENN-

SYLVANIA:

BEING KNOWN AND NUMBERED AS 1022 SOUTH PINE STREET, YORK, PA 17403-3912

IMPROVEMENTS CONSIST OF SINGLE FAMILY DWELLING.

PROPERTY ADDRESS: 1022 SOUTH PINE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 SECRETARY OF VETERANS AFFAIRS, vs. WANDA E. RUFFIN and RONALD R. RUFFIN Docket Number: 2009-SU-6503-06. 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 E. RUFFIN
RONALD R. RUFFIN

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

BEGINNING at a point along the right-of-way line of Cherimoya Street, a fifty (50.00) feet wide right-of-way, at corner of Lot No. 49 on the subdivision plan hereinafter referred to; thence along Lot No.49, North six (06) degrees zero (00) minutes thirty (30) seconds West, One hundred twenty-five and zero hundredths (125.00) feet to a point at corner of Lot No. 36 on subdivision plan hereinafter referred to, said point being in the center of a twenty (20.00) feet wide sanitary sewer right-of-way; thence along Lot No. 36 and through the center of said sanitary

sewer right-of-way, North eighty-three (83) degrees fifty-nine (59) minutes thirty (30) seconds East, Eighty and zero hundredths (80.00) feet to a point at corner of Lot No. 51 on subdivision plan hereinafter referred to; thence along Lot No. 51, South six (06) degrees zero (00) minutes thirty (30) seconds East One hundred twenty-five and zero hundredths (125.00) feet to it point along the right-of-way line of Cherimoya Street, aforesaid; thence along the right-of-way line of Cherimoya Street, South eighty-three (83) degrees fifty-nine (59) minutes thirty (30) seconds West, Eighty and zero hundredths (80.00) feet to the point and place of BEGINNING. (CONTAINING 10,000 square feet and being LOT No. 50 on subdivision plan of Rain tree Phase I, prepared by Gordon L. Brown & Associates, Inc., dated March 8, 1990; designated as Dwg. No. 1-2539-2, which said subdivision plan is recorded in the Office of the Recorder of 'Deeds of York County, Pennsylvania; in Plan Book KK, page 246.)

UNDER AND SUBJECT, NEVERTHELESS, TO restrictions, notes, setback lines, easements, etc., as shown on the aforesaid subdivision plan recorded in Plan Book KK, page 246, and further subject to the restrictions, covenants and conditions as more fully set forth in Declaration and By-Laws of Rain tree Homeowners Association recorded in Deed Book 108-L, Page 483, as thereafter amended in Record Book 714, page 443, and Deed Book 108-L, page 507, respectively.

BEING KNOWN AS: 1060 Cherimoya Street, York, PA 17404

PROPERTY ADDRESS: 1060 CHERIMOYA 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. PAULO SANCHEZ Docket Num-

ber: 2012-SU-3076-06. 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:

PAULO SANCHEZ

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 332 GARFIELD STREET, A/K/A 332 NORTH GARFIELD STREET, YORK, PA 17401-2907

Parcel No. 05-086-02-0010.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$118,298.55

PROPERTY ADDRESS: 332 GARFIELD STREET, A/K/A 332 NORTH GARFIELD STREET, YORK, PA 17401

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. THALONIAUS SAXON A/K/A THALONIAUS VC SAXON and CHERIE SAXON Docket Number: 2012-SU-3650-06. 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:

THALONIAUS SAXON
A/K/A THALONIAUS VC SAXON
CHERIE SAXON

owner(s) of property situate in DOVER TOWNSHIP, York County, Pennsylvania, being 1591

EAST CANAL ROAD, DOVER, PA 17315-2729

Parcel No. 24000KG01010000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$87,946.61

PROPERTY ADDRESS: 1591 EAST CANAL 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. RICHARD SEIDENSTRICKER Docket Number: 2010-SU-3073-06. 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:

RICHARD SEIDENSTRICKER

ALL THAT CERTAIN TRACT OF LAND, SITUATE, LYING AND BEING IN MANCHESTER TOWNSHIP, YORK COUNTY, PENNSYLVANIA, CONSISTING OF Lot NOS. 33 AND 34 AND PART OF Lot NO. 32 ON A Plan OF Lots FOR FRANK E. SIMONDS AND ELSIE M. SIMONDS, HIS WIFE, RECORDED IN DEED BOOK 32-L, PAGE 140, OF THE RECORDER OF DEEDS OFFICE IN AND FOR THE COUNTY OF YORK, PENNSYLVANIA, AND FURTHER SHOWN ON A Plan MADE FROM A SURVEY BY GORDON L. BROWN & ASSOCIATES, INC. FOR WILLIAM J. WILES AND ARDANA L. WILES, HIS WIFE, DATED September 16, 1978 AND IDENTIFIED AS DWG. NO. L-1082, AND RECORDED IN PLAT BOOK AA, PAGE 833 IN THE RECORDER OF DEEDS OFFICE IN AND FOR THE COUNTY

OF YORK, PENNSYLVANIA, AND IDENTIFIED THEREON AS Lot NO. 1, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT THE INTERSECTION OF THE Southeast LINE OF CLEAR VIEW DRIVE AND THE North LINE OF FAIRFAX Road.

THENCE North THIRTY (30) DEGREES THIRTY (30) MINUTES ZERO (00) SECONDS East ALONG THE Southeast LINE OF CLEAR VIEW DRIVE THE DISTANCE OF ONE HUNDRED SEVENTY-SIX AND EIGHTY ONE-HUNDREDTHS (176.80) FEET TO Lot NO. 2.

THENCE South FIFTY-NINE (59) DEGREES SEVEN (07) MINUTES FORTY (40) SECONDS East ALONG THE DIVISION LINE BETWEEN Lot 1 AND 2 THE DISTANCE OF ONE HUNDRED TWENTY-THREE AND NINETY-FIVE HUNDREDTHS (123.95) FEET TO THE West LINE OF GARRET Road.

THENCE Southwardly ALONG THE West LINE OF GARRET Road THE DISTANCE OF ONE HUNDRED NINE AND EIGHTY ONE-HUNDREDTHS (109.80) FEET TO THE North LINE OF FAIRFAX Road.

THENCE Westwardly ALONG THE North LINE OF FAIRFAX Road THE DISTANCE OF ONE HUNDRED EIGHTY-TWO AND SIXTY ONE-HUNDREDTHS (182.61) FEET TO THE Southeast LINE OF CLEAR VIEW DRIVE BEING THE PLACE OF BEGINNING.

SUBJECT TO ALL COVENANTS, RESTRICTIONS, RESERVATIONS, EASEMENTS, CONDITIONS, AND RIGHTS APPEARING OF RECORD; AND SUBJECT TO ANY SOME OF FACTS AN ACCURATE SURVEY WOULD SHOW.

TITLE TO SAID PREMISES Vested by Warranty Deed, dated 10/30/1995, given by Henry G. Cisneros, Secretary of Housing and Urban Development, of Washington, D.C. to Richard Seidenstricker and recorded 10/31/1995 in Book 1205 Page 0778

TAX PARCEL NO.: 36-000-05-0081.00-00000

PREMISES BEING: 2645 CLEARVIEW DRIVE, YORK, PA 17404-1326

PROPERTY ADDRESS: 2645 CLEARVIEW 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

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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, SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., AS SUCCESSOR TO LASALLE BANK, N.A. AS TRUSTEE FOR THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-2 vs. REBECCA S. SEIPLE Docket Number: 2012-SU-1278-06. 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:

REBECCA S. SEIPLE

owner(s) of property situate in the BOROUGH OF RED LION, York County, Pennsylvania, being 155 1ST AVENUE, RED LION, PA 17356-1609

Parcel No. 820000501610000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$91,839.88

PROPERTY ADDRESS: 155 1ST 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that

on April 15, 2013 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. CLINTON E. SHAMER Docket Number: 2012-SU-1879-06. 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:

CLINTON E. SHAMER

owner(s) of property situate in JACKSON TOWNSHIP, York County, Pennsylvania, being 1238 KNOB RUN, YORK, PA 17408-6363

Parcel No. 33000120014C000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$172,850.64

PROPERTY ADDRESS: 1238 KNOB RUN, YORK, PA 17408

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,
03.14-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on April 15, 2013 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 F/K/A COUNTRYWIDE HOME LOANS SERVICING, LP vs. SANDY A. SHARKEY Docket Number: 2012-SU-3216-06. 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:

SANDY A. SHARKEY

owner(s) of property situate in the BOROUGH OF RED LION, York County, Pennsylvania, being 557 SOUTH MAIN STREET, RED LION, PA 17356-2414

Parcel No. 820000201540000000

Improvements thereon; RESIDENTIAL DWELLING

Judgment Amount: \$80,295.72

PROPERTY ADDRESS: 557 SOUTH MAIN STREET, RED LION, PA 17356

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,
03.14-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on April 15, 2013 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. CHRISTIAN J. SHARP and CHRISTINA A. SHARP Docket Number: 2012-SU-4199-06. 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:

CHRISTIAN J. SHARP
CHRISTINA A. SHARP

All that certain parcel of land, situate in the Township of Dover, York County, Commonwealth of Pennsylvania, being known and designated as follows:

Beginning at a point on the Southern right of way line of Ashcombe Drive, said point being the Northwestern corner of Lot No. 33; thence along Lot No. 33 South 50° 12’ 04” East, by a distance of 135.00 feet to a point; thence along Lot No OS-5, South 23 °27’ 17” West by a distance of 53.32 feet to a point; thence along Lot No. 31 North 61° 28’ 05” West, by a distance of 144.96

feet to a point; thence along the right of way line of Ashcombe Drive, by a curve to the right having a chord North 34° 09' 55" East, by a distance of 79.87 feet and having a radius of 406.83 feet and of an arc length of 80.00 feet to a point, the place of beginning.

Containing 9,319 square feet (0.21 acres)

Being Lot No. 32 of Ashcombe Farms as shown on a Final Subdivision Plan for Phase 4 of Ashcombe Farms, prepared by RJ Fisher and Associates, Inc., originally dated September 10, 2002 and last revised January 16, 2003.

Having erected thereon a dwelling known as 1895 Ashcombe Dr, Dover, PA 17315 Parcel# 24-000-31-0032

Being the same premises of Christian J. Sharp and Christina A Sharp formerly known as Christina A. McInay, by their deed dated 4/5/06 and recorded on 4/17/06 in the Recorder of Deeds Office of York County, Pennsylvania in Deed Book Volume 1804, page 4822 granted and conveyed unto Christian J. Sharp and Christina A. Sharp.

PROPERTY ADDRESS: 1895 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. DONALD G. SHATZER and SHERRI L. SHATZER Docket Number: 2012-SU-2609-06. 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:

DONALD G. SHATZER
 SHERRI L. SHATZER

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

BEGINNING at a point on the Northern line of King Avenue at the line of adjoiner between Lots Nos. 8 and 9 on Plan 2 of Cedar Point as recorded in the York County Recorder's Office in Plan Book 44-C, Page 565; thence North 9 degrees 53 minutes East by said line of adjoiner and beyond, 291.76 feet to a point on the center line of Old Stage Road being Legislative Route 66196; thence by said center line South 74 degrees 12 minutes East 69.79 feet to a point; thence South 5 degrees 44 minutes West 283.52 feet partly by the Western line of Lot No. 10 on said Plan of Lots to a point on the Northern line of King Avenue; thence in a Westerly direction by the Northern line of King Avenue with a radius of 678.98 feet for a distance of 49.18 feet to a point; thence by same North 80 degrees 7 minutes West 40.18 feet to the point and place of beginning.

BEING Lot No. 9 on said Plan No. 2, Cedar Point and land to the North thereof, as recorded in Deed Book 44-C, Page 565.

HAVING erected thereon a dwelling known as 875 King Street, Lewisberry, PA 17339.

PARCEL NO. 270001700280000000

BEING the same premises which Richard K. Husler and Cinty L. Husler, his wife, by Deed dated 6/27/2003 and recorded 7/01/2003 in the Recorder's Office of York County, Pennsylvania, Deed Book Volume 1580, Page 8039, Instrument No. 2003062721, granted and conveyed unto Donald G. Shatzer and Sherri L. Shatzer, his wife.

PROPERTY ADDRESS: 875 KING STREET, 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 NATIONWIDE ADVANTAGE MORTGAGE COMPANY vs. ALQI SHEKA and FIORALBA SHEKA Docket Number: 2012-SU-3734-06. 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:

ALQI SHEKA
FIORALBA SHEKA

BEING KNOWN AND DESIGNATED as Unit No. 10, Building 1, of Wilson Springs Condominiums, situate in Hallam Borough, York County, Pennsylvania, as established pursuant to the Declaration made by Cornerstone at Buttonwood, 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. 1579, Page 8624, and any amendments thereto; By-Laws of Wilson Springs Condominium Association, Inc. dated March 31, 2003 and recorded among the Office of the Recorder of Deeds in and for York County, Pennsylvania in Deed Book No. 1579, page 8717, and any amendments thereto; and Condominium Plan entitled "Condominium Declaration Plan for Wilson Springs Condominium" recorded among the Office of the Recorder of Deeds in and for York County, Pennsylvania in Plan Book GG, page 2230, and any amendments thereto.

The improvements thereon being known as No 10 Buttonwood Lane.

Together with an undivided fee simple interest in the common elements of said Condominium in accordance with the percentage established in said Declaration for the above-described Condominium Unit; with the benefit of and subject to all rights, privileges, duties, restrictions, covenants, easements, conditions and annual and special assessments and charges contained in or referred to in said Declaration, By-Laws and any amendments thereto.

Together with all improvements thereon and the rights, alleys, ways, water privileges, appurtenances, and advantages, including, but not limited to, the aforesaid percentage interest in the common elements of the said Wilson Springs Condominiums, to the same belonging or appertaining.

And subject to covenants, restrictions, easements, expenses, charges and other burdens as set forth in the Declaration and By-Laws aforesaid, and any amendments thereto, as if said provisions were recited at length hereon.

The Grantee, by acceptance of the delivery here-

by, expressly accepts and agrees to be bound by the terms and conditions of the Declaration, By-Laws and Condominium Plans, including, but not limited to the obligations to make the payment of the assessments as prescribed in said Declaration and By-Laws.

BEING KNOWN AS: 10 Buttonwood Lane, York, PA 17406

BEING THE SAME PREMISES which Cornerstone at Buttonwood Limited Partnership granted and conveyed unto Alqi Sheka and Fioralba Sheka, husband and wife, by Deed dated November 24, 2006 and recorded December 15, 2006 in York County Record Book 1862, Page 3476.

TITLE TO SAID PREMISES IS VESTED IN Alqi Sheka and Fioralba Sheka

PROPERTY ADDRESS: 10 BUTTONWOOD LANE, 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,

03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 J.P. MORGAN ALTERNATIVE LOAN TRUST 2006-S2 vs. JAY R. SHIREY Docket Number: 2012-SU-3938-06. 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:

JAY R. SHIREY

ALL THAT CERTAIN plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the CITY OF YORK, County of York and Commonwealth of Pennsylvania, known as 1232 Wogan Road, bounded, described and/or designated as follows;

BEGINNING at a point on the West side of

Wogan Road; said point being located Northwardly 536.52 feet from the Northwest corner of the intersection of Wogan Road and Fireside Road; and running thence along Lot No. 72, South 57 degrees 30 minutes 36 seconds West, 105.00 feet to a point at Lot No. 87; and running thence along Lot No. 87, by a curve to the left having a radius of 614.99 feet, for a distance of 56.91 feet, the chord of which is north 35 degrees 08 minutes 25 seconds West, 56.90 feet to a point as Lot No. 70, North 52 degrees 12 minutes 26 seconds East, 105.00 feet to a point on the West side of Wogan Road; and running thence along the West side of Wogan Road, by a curve to the right having a radius of 719.99 feet for a distance of 66.63 feet, the chord of which is South 35 degrees 08 minutes 25 seconds East, 66.61 feet to a point at Lot No. 72 and the place of BEGINNING.

PARCEL#: 14-606-04-0017-00-00000

PROPERTY ADDRESS: 1232 Wogan Road, York, PA 17404

PROPERTY ADDRESS: 1232 WOGAN 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,
03.14-3t York County, Pennsylvania

ALL THAT PARCEL OF LAND IN TOWNSHIP OF LOWER CHANCEFORD, YORK COUNTY, COMMONWEALTH OF PENNSYLVANIA, AS MORE FULLY DESCRIBED IN DEED BOOK 1687, PAGE 42, ID# 34-2-33, BEING KNOWN AND DESIGNATED AS LOT 33, RIVER HILLS, FILED IN PLAT BOOK 0, PAGE 42.

DEED FROM ROBERT L. SHOOP AS SET FORTH IN DEED BOOK 1687, PAGE 42 DATED 11/30/2004 AND RECORDED 11/10/2004, YORK COUNTY RECORDS, COMMONWEALTH OF PENNSYLVANIA.

BEING KNOWN AS: 22 CABIN STILL ROAD, DELTA, PA 17314

TITLE TO SAID PREMISES IS VESTED IN ROBERT L. SHOOP AND KRISTA L. SHOOP, HUSBAND AND WIFE BY DEED FROM ROBERT L. SHOOP DATED 11/03/2004 RECORDED 11/10/2004 IN DEED BOOK 1687 PAGE 8748.

PROPERTY ADDRESS: 22 CABIN STILL ROAD, DELTA, PA 17314

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF OCTOBER 1, 2006, GSAMP TRUST 2006-HE7, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-HE7 vs. KRISTA L. SHOOP and ROBERT L. SHOOP Docket Number: 2012-SU-2959-06. 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:

KRISTA L. SHOOP
ROBERT L. SHOOP

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. MICHAELA SHORES, JR. and DIANE L. SHORES Docket Number: 2012-SU-3417-86. 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:

MICHAELA A. SHORES, JR.
DIANE L. SHORES

ALL the following described house and lot of ground known as No. 109 South Richland Avenue, situate on the Eastern side of South Richland Avenue, in the Ninth Ward of the City of York,

York County, Pennsylvania, bounded and described as follows, to wit:

ON the North by property now or formerly of Elizabeth Trimmer, known as No. 107 South Richland Avenue; on the East by a twelve (12) feet wide alley; on the South by property now or formerly of the York Trust Company (now or formerly The York Bank and Trust Company), known as No. 111 South Richland Avenue and on the West by South Richland Avenue; containing in front on South Richland Avenue, seventeen (17) feet and eleven (11) inches, and extending in depth eastwardly of an equal width throughout, one hundred twenty (120) feet, more or less, to the said twelve (12) feet wide alley.

BEING THE SAME PREMISES which P. Kenneth Gentzler and Sherrie A. Gentzler, husband and wife, and Daniel S. Gentzler and Debra Draus Gentzler, husband and wife, by deed dated May 12, 1999 and recorded May 17, 1999 in Record Book 1364, Page 2752, granted and conveyed unto Michael A. Shores.

Tax Parcel No. 092080100220000000.

SEIZED IN EXECUTION as the property of Michael A. Shores and Diane L. Shores on Judgment No. 2012-SU-3417-86.

PROPERTY ADDRESS: 109 SOUTH RICHLAND 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. LAWRENCE M. SHOTLAND A/K/A LAWRENCE SHOTLAND Docket Number: 2011-SU-4277-06. 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 M. SHOTLAND
A/K/A LAWRENCE SHOTLAND

owner(s) of property situate in the TOWNSHIP OF WEST MANHEIM, York County, Pennsylvania, being 80 MARIANNE DRIVE, HANOVER, PA 17331-9304

Parcel No. 520000600110000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$159,532.91

PROPERTY ADDRESS: 80 MARIANNE DRIVE, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 FLAGSTAR BANK, FSB vs. PEGGY L. SHOVER and JODY S. SHOVER Docket Number: 2012-SU-3915-06. 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:

PEGGY L. SHOVER
JODY S. SHOVER

owner(s) of property situate in NEWBERRY TOWNSHIP, York County, Pennsylvania, being 30 WINTERBERRY LANE, ETTERS, PA 17319-8603

Parcel No. 390002900200000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$228,050.49

PROPERTY ADDRESS: 30 WINTERBERRY LANE, ETTERS, PA 17319

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 BANK vs. CHRISTOPHER L. SIDERS and PEGGY L. SIDERS Docket Number: 2012-SU-2906-06. 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 L. SIDERS
PEGGY L. SIDERS

owner(s) of property situate in SPRINGGETTS-BURY TOWNSHIP, York County, Pennsylvania, being 920 SOUTH ROYAL STREET, YORK, PA 17402-3527

Parcel No. 460003101130000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$174,736.44

PROPERTY ADDRESS: 920 SOUTH ROYAL STREET, YORK, PA 17402

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. BONNIE L. SHUPP and BRIAN E. SHUPP Docket Number: 2012-SU-2466-06. 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:

BONNIE L. SHUPP
BRIAN E. SHUPP

owner(s) of property situate in YORK TOWNSHIP, York County, Pennsylvania, being 2945 SPRINGWOOD ROAD, DALLASTOWN, PA 17313-9568

Parcel No. 54000HJ0140B000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$78,634.47

PROPERTY ADDRESS: 2945 SPRINGWOOD ROAD, DALLASTOWN, PA 17313

UPI#

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

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. vs. BRIAN SINGLETON Docket

Number: 2012-SU-3530-06. 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 SINGLETON

owner(s) of property situate in the CITY OF YORK, York County, Pennsylvania, being 237 ROCKDALE AVENUE, YORK PA 17403-3924

Parcel No. 10-278-03-0012.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$40,836.19

PROPERTY ADDRESS: 237 ROCKDALE AVENUE, YORK, PA 17403

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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 FLAGSTAR BANK, FSB vs. BONNER M. SMITH, IV. Docket Number: 2012-SU-2885-06. 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:

BONNER M. SMITH, IV

ALL that certain tract of land with the improvements thereon erected, known and numbered as 903 West Locust Street, situate in the Ninth Ward of the City of York, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING at a point on the North side of Locust Street, at lands now or formerly of Harlacker

and wife; thence along the North side of said Locust Street, Westwardly 49 feet to a point at lands now or formerly of L.R. Gross and wife; thence by same, Northwardly 100 feet to a point on the South side of a 20 foot wide alley; thence along the South side of said alley, Eastwardly 49 feet to a point at said lands now or formerly of P.11 Harlacker and wife; thence by the same, Southwardly 100 feet to a point on the North side of said Locust Street and the place of BEGINNING.

PARCEL ID# 09-214-07-0026-00-00000

Property being known as 903 West Locust Street, York, Pennsylvania 17401.

Title to said premises is vested in Bonner M. Smith, IV, a single man by deed from Alexander Balog and Maria Balog, husband and wife, dated February 1, 2008 and recorded February 5, 2008 in Deed Book 1946, Page 3464, as Instrument No. 2008007362.

PROPERTY ADDRESS: 903 WEST LOCUST 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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, SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR THE REGISTERED HOLDERS OF NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2004-4 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2004-4 vs. GEORGE L. SMITH and PENNY J. SMITH Docket Number: 2010-SU-2457-06. 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. SMITH
PENNY J. SMITH

ALL THE FOLLOWING described tract of land, together with the improvements thereon erected, situate in Newberry Township, York County, Pennsylvania, as per survey of Gordon L. Brown, Registered Surveyor, dated November 14, 1967, more particularly described as follows, to wit

Property Address: 3560 Old Trail Road, York Haven, PA 17370

Improvements: Residential Dwelling
Subject to Mortgage: No Subject to Rent: No
C.P. NO. 2010-SU-002457-06 Judgment: \$94,440.61

Attorney: Christopher A. DeNardo, Esquire
To be sold as the Property Of: George L. Smith and Penny J. Smith

PROPERTY ADDRESS: 3560 OLD TRAIL 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 PENNSYLVANIA HOUSING FINANCE AGENCY vs. JAMES LEROY SMITH Docket Number: 2012-SU-3948-06. 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 LEROY SMITH

ALL THAT CERTAIN tract of land with the improvements thereon erected, situate on the southeastern side of Pennsylvania Department of Highways Traffic Route No. 624, Lower Windsor Township, York County, Pennsylvania, described according to a plan by Gordon L. Brown & As-

sociates, Engineers & Surveyors, dated March 1, 1971, bearing Drawing No. J-2980, and having thereon erected a dwelling house known as: 1930 CRALEY ROAD WINDSOR, PA 17366 Reference York County Record Book 2089 Page 5471.

TO BE SOLD AS THE PROPERTY OF JAMES LEROY SMITH ON JUDGMENT NO. 2012-SU-3948-06

PROPERTY ADDRESS: 1930 CRALEY ROAD, WINDSOR, PA 17366

UPI#

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RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. LEIGH S. SMITH Docket Number: 2012-SU-3563-06. 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 S. SMITH

owner(s) of property situate in SPRING GARDEN TOWNSHIP, York County, Pennsylvania, being 25 SOUTH OGONTZ STREET, A/K/A 25 OGONTZ STREET, YORK, PA 17403-1931

Parcel No. 480000700250000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$137,794.70

PROPERTY ADDRESS: 25 SOUTH OGONTZ STREET, A/K/A 25 OGONTZ STREET, YORK, PA 17403

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 APEX MORTGAGE CORP., A SUBSIDIARY OF FIRSTRUST BANK vs. DANIEL R. SNYDER and UNITED STATES OF AMERICA, INTERNAL REVENUE SERVICE Docket Number: 2011-SU-2986-06. 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. SNYDER
UNITED STATES OF AMERICA,
INTERNAL REVENUE SERVICE

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

Being Premises known as: 1501 North George Street, York, PA 17404

Improvements consist of - Commercial Real Estate

Sold as the property of: Daniel R. Snyder

PROPERTY ADDRESS: 1501 NORTH GEORGE STREET, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. ROBERT M. SPEARMAN Docket Number: 2012-SU-3543-06. 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 M. SPEARMAN

ALL THAT CERTAIN LOF OF LAND SITUATE IN SPRINGFIELD TOWNSHIP, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS Lot 9 York Road n/k/a 5624 York Road, (Springfield Township), Jacobus, PA 17407

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: LOT 9 YORK ROAD, A/K/A 5624 YORK ROAD, JACOBUS, PA 17407

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. LORI A. SPEELMAN and DWAYNE K. SPEELMAN Docket

Number: 2012-SU-4154-06. 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 A. SPEELMAN
 DWAYNE K. SPEELMAN

ALL that certain lot of ground, with the improvements thereon erected, situate on the South side of West Poplar Street in West York Borough, York County, Pennsylvania, known and numbered as 1386 West Poplar Street, more particularly described as follows, to wit:

Containing in front on the South side of West Poplar Street, eighteen (18) feet, nine and one-half (9 1/2) inches more or less, and extending in depth Southwardly an even width throughout one hundred (100) feet more or less to a twenty (20) feet wide alley; bounded on the East by property now or formerly of John Kister and on the West by property now or formerly of Jacob Fringer and wife.

Having erected thereon a dwelling known as 1386 West Poplar Street, York, PA 17404.

Being the same premises which Andrew M. Grimm and Leslie F. Grimm, husband and wife, by deed dated 12/30/04 and recorded on 12/30/04 in the Recorder of Deeds Office in York County, Pennsylvania, in Instrument No. 2004109474, granted and conveyed unto Lori A. Speelman and Dwayne K. Speelman.

PROPERTY ADDRESS: 1386 WEST POPLAR STREET, 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 NOT IN ITS IN-

DIVIDUAL CAPCITY, BUT SOLE vs. JACK M. SPRENKLE, KNOWN HEIR OF DEBBIE L. SPRENKLE, DECEASED MORTGAGOR AND REAL OWNER JAMES M. SPRENKLE, KNOWN HEIR OF DEBBIE L. SPRENKLE, DECEASED MORTGAGOR AND REAL OWNER UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER DEBBIE Docket Number: 2012-SU-2146-06. 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:

JACK M. SPRENKLE, KNOWN HEIR OF DEBBIE L. SPRENKLE, DECEASED MORTGAGOR AND REAL OWNER JAMES M. SPRENKLE, KNOWN HEIR OF DEBBIE L. SPRENKLE, DECEASED MORTGAGOR AND REAL OWNER UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER DEBBIE

All that certain tract or lot of ground, with the improvements thereon erected, situate, lying and being in Spring Garden Township, York County, Pennsylvania, being twenty (20) feet of Lot No. 20 and ten (10) feet of Lot No. 21 on a general plan of lots made by the John H. Small Estate and recorded in the office of the Recorder of Deeds in and for York County, Pennsylvania, in Deed Book 14-C, page 701, being more particularly bounded and described as follows, to wit:

Beginning at a point on the north line of First Avenue, said point being two hundred thirty (230) feet east of the northeast corner of First Avenue and Hill Street, and extending thence north one hundred forty-eight (148) feet to a point in the south line of a twenty (20) feet wide alley; extending thence east thirty (30) feet to a point in said line; extending thence south one hundred forty-eight (148) feet to a point in the north line of said First Avenue; extending thence west thirty (30) feet along the north line of said First Avenue to a point, the place of beginning. Being known and numbered as 1419 First Avenue.

It being the same premises which Gertrude K. Fleming, a widow, by deed dated March 30, 1967, and recorded in the office of the Recorder of Deeds in and for York County, Pennsylvania, in Deed Book 60-B, page 380, granted and conveyed unto Earl E. Redding, who is the same person as Earl E. Redding, Sr., and Ada M. Redding, his wife, the said Ada M. Redding having died on September 15, 1978, the same vested solely in Earl E. Redding, who has since died on January 15, 1981, leaving a last will and testament which was duly entered for probate in the Office of the Register of Wills of York County, Pennsylvania,

where it remains of record to File No. 6781-108, wherein he appointed Kathryn M. Meyers and Ruth E. Wiest, the grantors herein, as executrices.

Title to said premises vested in Debbie L. Sprenkle by Deed from Kathryn M. Meyers and Ruth E. Wiest, executrices of the Last Will and Testament of Earl E. Redding, Sr. dated 03/31/93 and recorded 04/01/93 in the York County Recorder of Deeds in Book 547 Page 1113.

Being known as 1419 First Avenue, York, PA 17403

PROPERTY ADDRESS: 1419 FIRST AVENUE, YORK, PA 17403

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. vs. DONALD E. STAUCH EXECUTOR OF THE ESTATE OF LINDA STAUCH, DECEASED MORTGAGOR AND REAL OWNER Docket Number: 2010-SU-3385-06. 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:

DONALD E. STAUCH
EXECUTOR OF THE ESTATE OF
LINDA STAUCH, DECEASED
MORTGAGOR AND REAL OWNER

ALL THAT following described parcel, piece or tract of land, situate in New Salem Borough, York County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a peg; thence extending along land now or formerly of Harry H. Markle, South 11-5/8 degrees East, 49.2 feet to an iron peg; thence by the same, North 78-1/2 degrees East, 180 feet to a point on South Main Street; thence in

and along said South Main Street, North 4-3/4 degrees West, 100-3/4 feet to a point; thence along property now or formerly of O.A. Delle, South 66-3/4 degrees West, 12.1 perches to the place of beginning.

Property being known as 40 S Main St, York New Salem, Pennsylvania 17371.

Title to said premises is vested in Linda I. Stauch by deed from William I. Beck and Myrtle M. Beck, his wife, dated December 2, 1960 and recorded December 3, 1960 in Deed Book 50-P, Page 141. And thereafter, Linda I. Stauch departed this life on December 28, 2009 whereupon title to said premises is solely vested in Donald E. Stauch, Executor of The Estate of Linda I. Stauch, Deceased Mortgagor and Real Owner.

PROPERTY ADDRESS: 40 SOUTH MAIN STREET, YORK NEW SALEM, PA 17371

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MICHAEL S. STAUFFER and TAMINA H. STAUFFER Docket Number: 2012-SU-3540-06. 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 S. STAUFFER
TAMINA H. STAUFFER

owner(s) of property situate in HOPEWELL TOWNSHIP, York County, Pennsylvania, being 1104 PLANK ROAD, NEW FREEDOM, PA 17349-9144

Parcel No. 32000CJ0028A000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$110,720.33

PROPERTY ADDRESS: 1104 PLANK ROAD, NEW FREEDOM, PA 17349
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,
03.14-3t York County, Pennsylvania

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. vs. LARRY R. STERLING and DEBORAH L. STERLING Docket Number: 2012-SU-3824-06. 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:

LARRY R. STERLING
DEBORAH L. STERLING

owner(s) of property situate in NEW FREEDOM BOROUGH, York County, Pennsylvania, being 29 EAST FRANKLIN STREET, NEW FREEDOM, PA 17349

Parcel No. 780000102070000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$247,882.24

PROPERTY ADDRESS: 29 EAST FRANKLIN STREET, NEW FREEDOM, PA 17349

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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 CHASE HOME FINANCE LLC vs. DANIEL P. STEARNS and LISA A. STEARNS Docket Number: 2010-SU-4278-06. 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 P. STEARNS
LISA A. STEARNS

owner(s) of property situate in the TOWNSHIP OF FAWN, York County, Pennsylvania, being 909 BRIDGETON ROAD, FAWN GROVE, PA 17321-9332

Parcel No. 28-000-CN-0011.N0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$397,239.70

PROPERTY ADDRESS: 909 BRIDGETON 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

SHERIFF’S SALE–Notice is hereby given that on April 15, 2013 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 vs. ASSOCIATION TRAVIS A. STEVENS and KELLY M. STEVENS Docket Number: 2012-SU-3987-06. 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:

TRAVIS A. STEVENS
 KELLY M. STEVENS

owner(s) of property situate in the BOROUGH OF DOVER, York County, Pennsylvania, being 108 DOGWOOD DRIVE, DOVER, PA 17315-1310

Parcel No. 590000300080000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$141,571.76

PROPERTY ADDRESS: 108 DOGWOOD DRIVE, DOVER, PA 17315

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,
 03.14-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on April 15, 2013 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 INDEPENDENT MORTGAGE COMPANY vs. WILLIAM STOLL and STACY STOLL Docket Number: 2012-SU-3676-06. 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 STOLL
 STACY STOLL

Township of Shrewsbury, York County, Commonwealth of Pennsylvania.

Property Address: 11852 Paradise Lane, Shrewsbury Township, Pennsylvania 17327

Owners: William Stoll and Stacy Stoll

Parcel Number: 45-000-DI-0072.G0-00000

PROPERTY ADDRESS: 11852 PARADISE LANE, GLEN ROCK, PA 17327

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,
 03.14-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on April 15, 2013 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. MICHAEL STOUGH Docket Number: 2012-SU-3569-06. 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 STOUGH

owner(s) of property situate in WEST MANCHESTER TOWNSHIP, York County, Pennsylvania, being 451 WELDON DRIVE, YORK, PA 17404-5044

Parcel No. 51-000-05-0035.C0C0026

Improvements thereon: CONDOMINIUM UNIT

Judgment Amount: \$129,312.27

PROPERTY ADDRESS: 451 WELDON 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.

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RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. CHRISTINE E. STRAUBEL and RUDI J. STRAUBEL Docket Number: 2012-SU-3630-86. 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:

CHRISTINE E. STRAUBEL
 RUDI J. STRAUBEL

ALL the following described lot of ground, together with any improvements erected thereon, situate in the Borough of Manchester, County of York and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BOUNDED on the North by property now or formerly of Jacob Rentzel; on the East by a 16 1/2 feet wide alley; on the South by property now or formerly of Fraternity Hall Association and on the West by Main Street and having a frontage on said Main Street of 52 feet, more or less, and extending East to said alley. Known as 19 South Main Street, Manchester, Pennsylvania.

IT BEING the same premises which Charles E. Bowers, unmarried man, by his Deed dated June 23, 1986 and recorded June 30, 1986 in the Office of the Recorder of Deeds in and for York County, Pennsylvania in Record Book 92-P, page 419, granted and conveyed unto Bonnie L. Bowers. The said Bonnie L. Bowers, died testate, as aforesaid.

THIS CONVEYANCE is made subject to the conditions and restrictions of prior record.

TOGETHER with all and singular the premises, ways, waters water-courses, rights, liberties, privileges, hereditaments and appurtenances, whatsoever thereunto belonging, or in anywise appertaining, and the reversions and remainders, rents, issues and profits thereof; and also, all the

estate, right, title and interest, use, trust, property, possession, claim and demand whatsoever, in law, equity, or otherwise howsoever, of, in, to or out of the same.

BEING THE SAME PREMISES which Christine Straubel a/k/a Christine E. Straubel, Executrix of the Estate of Bonnie L. Bowers by Deed dated October 26, 2009 and recorded November 13, 2009 in Record Book 2050, Page 8228, granted and conveyed unto Christine E. Straubel, married person.

Tax Parcel No. 76-000-02-0046.00-00000.

SEIZED IN EXECUTION as the property of Christine E. Straubel and Rudi J. Straubel on Judgment No. 2012-SU-3630-86.

PROPERTY ADDRESS: 19 SOUTH MAIN STREET, MANCHESTER, PA 17345

UPI#

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RICHARD P. KEUERLEBER, Sheriff
 Sheriff's Office,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 CHASE HOME FINANCE LLC vs. LISA STRAYER and PATRICIA SANGIALOSI Docket Number: 2010-SU-3753-06. 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 STRAYER
 PATRICIA SANGIALOSI

ALL THAT CERTAIN lot parcel or place of ground with the Improvements thereon erected, situate lying and being in West Manchester Twp, York County, Pennsylvania, and know as Lot No. 1 on the final subdivision plan prepared by George W. Feeser, Jr. and Darla M Feeser, husband and wife, by Associated Land Measurers, Inc., said plan being recorded in the office of The Recorder of Deeds in and for York, Pennsylvania,

In Plan Book BB, page 174, more fully described as follows, to wit:

Property Address: 1594 Taxville Road, York, PA 17408

Improvements: Residential Dwelling Subject to Mortgage: No
Subject to Rent: No
C.P. NO. 2010-SU-3753-06
Judgment: \$169,109.78
Attorney: Christopher A. DeNardo, Esquire
To be sold as the Property Of: Lisa Strayer and Patricia Sangialosi

PROPERTY ADDRESS: 1594 TAXVILLE ROAD, YORK, PA 17408

UPI#

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RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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-OPT5, ASSET-BACKED CERTIFICATES, SERIES 2006-OPT5 vs. JASON S. STUTELEY and ANNETTE I. WILLIAMS Docket Number: 2012-SU-3066-06. 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 S. STUTELEY
ANNETTE I. WILLIAMS

ALL THAT CERTAIN Unit in the property known, named and identified in the Declaration Plan referred to below as COLONIAL CROSSINGS CONDOMINIUM, 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 Decla-

ration 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 2413, and any and all supplements and amendments, thereto, being and designated on such Declaration Plan as amended, as UNIT NO. 3590, commonly known as 3590 CANNON 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.

Said property is in fee.

BEING the same lot of ground which by Deed of even date herewith and recorded or intended to be recorded immediately prior hereto in the Office of the Recorder of Deeds in and for York County, Pennsylvania which was granted and conveyed by U.S. HOME CORP. D/B/A LENNAR CORPORATION, unto the Borrowers herein.

BEING KNOWN AS: 3590 CANNON LANE, YORK, PA 17404

PROPERTY ID NO.: 40-000-15-0047-00-C3590

TITLE TO SAID PREMISES IS VESTED IN ANNETTE I. WILLIAMS AND JASON S. STUTELEY, WIFE AND HUSBAND BY DEED FROM U.S. HOME CORP. D/B/A LENNAR CORPORATION DATED 04/27/2006 RECORDED 05/05/2006 IN DEED BOOK 1809 PAGE 3485.

PROPERTY ADDRESS: 3590 CANNON 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that

on April 15, 2013 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. ERIN N. SWARTZ, ADMINISTRATRIX OF THE ESTATE OF JUSTIN E. SWARTZ DECEASED MORTGAGOR AND REAL OWNER Docket Number: 2012-SU-2577-06. 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:

ERIN N. SWARTZ, ADMINISTRATRIX OF
THE ESTATE OF JUSTIN E. SWARTZ
DECEASED MORTGAGOR
AND REAL OWNER

ALL THAT CERTAIN lot of ground, with the improvements thereon erected, situate, lying and being in York City, York County, Pennsylvania, bounded, limited and described as follows, to wit:

BEGINNING at a point on Carlisle Avenue at land now or formerly of Dale F. Kohler and wife, which point is 35 feet northwesterly from the intersection of Carlisle Avenue with Maryland Avenue; thence extending northwestwardly along Carlisle Avenue, 25 feet to a point at lands now or formerly of George L. King; thence extending along the same, northeasterly, 163 feet 9 inches, more or less, to a point at a 20 feet wide alley; thence extending along said alley southeasterly, 25 feet to a point at lands now or formerly of Dale F. Kohler and wife; thence extending along the same southwestwardly and through the center of the middle wall of a double dwelling house, 150 feet, more or less, to the place of BEGINNING.

PARCEL ID No.:14-488-12-0016.00-00000

Property being known as 503 Carlisle Avenue, York, Pennsylvania 17404.

Title to said premises is vested in Justin E. Swartz, a single man by deed from Daniel E. Klinedinst and Terri L. Klinedinst, husband and wife, dated March 15, 2005 and recorded March 28, 2005 in Deed Book 1713, Page 5441, as Instrument No. 2005021380.

AND thereafter Justin E. Swartz departed this life on December 12, 2008 whereupon title to said premises is solely vested in Erin N. Swartz, Administratrix of The Estate of Justin E. Swartz, Deceased Mortgagor and Real Owner, by operation of law.

PROPERTY ADDRESS: 503 CARLISLE 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,
03.14-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on April 15, 2013 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 CYNTHIA INNERS-NOAKER vs. HANK M. TAYLOR Docket Number: 2012-SU-2730-06. 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:

HANK M. TAYLOR

ALL that tract of land, situate in DOVER TOWNSHIP, York County, PA, UPI #24-000-040049.0000000, known as 2120 Poplars Road, and recorded in the Office of the Recorder of Deeds of York County, PA in Land Record Book 1900, Page 1945 and Installment Sales Agreement recorded in Book 1578, Page 6846, seized in execution as the property of Cynthia M. Inners, now Cynthia Inners-Noaker on Judgement No. 2012-SU-002730-06. Improvements thereon of the lot, judgment amount \$62,044.63.

PROPERTY ADDRESS: 2120 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,
03.14-3t York County, Pennsylvania

SHERIFF’S SALE–Notice is hereby given that on April 15, 2013 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. SHAWN P. TAYLOR and KELLY S. TAYLOR Docket Number: 2012-SU-1935-06. 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:

SHAWN P. TAYLOR
KELLY S. TAYLOR

owner(s) of property situate in MANHEIM TOWNSHIP, York County, Pennsylvania, being 6693 HOKES ROAD, GLEN ROCK, PA 17327-8868

Parcel No. 37000AG0048000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$373,483.33

PROPERTY ADDRESS: 6693 HOKES ROAD, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. BARRY THAYER A/K/A BARRY L. THAYER Docket Number: 2012-SU-3250-06. 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 THAYER
A/K/A BARRY L. THAYER

ALL that certain lot or piece of ground with the

improvements thereon erected, situate in Penn Township, York County, Pennsylvania, being known as Lot, 982 York Street, more particularly described in accordance with a survey made by Dean Russell Hempfing, Registered Surveyor, Hanover, Pennsylvania, dated February 23, 1977, Dwg. No. A-41-77-02, as follows, to wit:

BEGINNING at a steel pin (set) on the North side of York Street (Pa. Rt. 116), a corner of lands now or formerly of Claude Miller, which steel pin is measured along same in an eastwardly direction approximately nine (9) feet to the centerline of Blooming Grove Road, (Pa. Rt. 216), (erroneously referred to as Pa Rt. 215 in a previous deed), (as shown on said Plan); thence extending from said beginning steel pin and measured along the North side of York Street, South seventy-nine (79) degrees eleven (11) minutes West, thirty and no hundredths (30.00) feet to an iron pipe (found) at corner of lands now or formerly of Roy Dubs; thence extending along said lands North eleven (11) degrees zero (0) minutes West one hundred seventy-seven and fifty-four hundredths (177.54) feet to an iron pipe (found) in line of a twenty (20) feet wide public alley; thence extending said alley, North seventy-nine (79) degrees eleven (11) minutes East (erroneously stated as North seventy-nine (79) degrees eleven (11) minutes West in prior deeds of record) thirty and no hundredths (30.00) feet to a steel pin (set) a corner of lands now or formerly of Claude Miller, aforesaid; thence extending along said lands, South eleven (11) degrees zero (0) minutes East one hundred seventy-seven and fifty-four hundredths (177.54) feet to a steel pin (set), the first mentioned steel pin and place of BEGINNING.

IT BEING the same tract of land which Barry Thayer and Patricia A. Thayer, husband and wife, by deed dated February 6, 2008, and recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Record Book 1947, page 624, granted and conveyed unto Barry Thayer, Grantor.

PROPERTY ADDRESS: 982 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 AMERICHoice FEDERAL CREDIT UNION vs. THOMAS HOLDING GROUP, LLC and WALI T. THOMAS Docket Number: 2012-NO-5678-32. And to me directed, I will expose at public sale in the 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 HOLDING GROUP, LLC
WALI T. THOMAS

ALL THAT CERTAIN piece or parcel of land situate in Fairview Township, York County, Pennsylvania, bounded and described in accordance with a survey by Gerrit J. Betz, Associates, Inc. dated May 21, 1976 as follows:

BEGINNING at hub on the eastern right of way line of Evergreen Road at the dividing line between the major portion of Lot No. 5 and the remainder of Lot No. 5 on the hereinafter mentioned Plan of Lots, said point also being 315 feet South of the southeast corner of Evergreen Road and Cherry Hill Drive; thence along said dividing line North 55 degrees 19 minutes East 144.27 feet to a hub on the line of Lot No. 12 on said Plan of Lots; thence along said line and line of Lot No. 13, South 53 degrees 55 minutes East 70.14 feet to a hub at the dividing line between Lot No. 6 on said plan and the premises herein described; thence along said line South 47 degrees 3 minutes West 158.85 feet to a hub on the eastern right of way line of Evergreen Road; thence along said right of way line North 42 degrees 57 minutes West 39.51 feet to a point; thence continuing along Evergreen Road along a curve to the right having a radius of 350 feet an arc distance of 50.49 feet to a point, the place of BEGINNING.

BEING the major part of Lot No. 5, Block Plan of Cherry Hill, as recorded in Plan Book K, Page 98.

HAVING thereon erected a stone ranch type dwelling known as No. 209 Evergreen Road, New Cumberland, Pennsylvania 17070.

PROPERTY ADDRESS: 209 EVERGREEN 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JOSEPH J. THOMPSON and KELLY L. THOMPSON Docket Number: 2011-SU-5052-06. 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 J. THOMPSON
KELLY L. THOMPSON

owner(s) of property situate in the BOROUGH OF YORKANA, York County, Pennsylvania, being 47 MAIN STREET, YORKANA, PA 17406-8203

Parcel No. 93-000-01-0021.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$133,516.40

PROPERTY ADDRESS: 47 MAIN STREET, YORKANA, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. MARK TRIBBLE, SR. and TERESA L. TRIBBLE Docket Number: 2012-SU-1193-06. 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 TRIBBLE, SR.
TERESA L. TRIBBLE

owner(s) of property situate in the BOROUGH OF WEST YORK, York County, Pennsylvania, being 1320 WEST KING STREET, YORK, PA 17404-3433

Parcel No. 88-000-05-0024-00-00000

Improvements thereon: RESIDENTIAL DWELLING
Judgment Amount: \$85,269.45

PROPERTY ADDRESS: 1320 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, SUCCESSOR BY MERGER TO CHASE MANHATTAN MORTGAGE CORPORATION vs. MERLE J. TRIVITT, SR. and LAURA A. TRIVITT Docket Number: 2012-SU-3672-06. 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:

MERLE J. TRIVITT, SR.
LAURA A. TRIVITT

owner(s) of property situate in the TOWNSHIP

OF MANHEIM, York County, Pennsylvania, being 3997 TRONE ROAD, GLENVILLE, PA 17329-9234

Parcel No. 37-000-CF-0078.A0-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$150,773.23

PROPERTY ADDRESS: 3997 TRONE 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 2006-7 vs. EDWIN L. VELLON Docket Number: 2012-SU-4259-06. 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:

EDWIN L. VELLON

ALL that certain piece or parcel of land situate in the 12th Ward of the City of York, York County, Pennsylvania, and known as No. 822 East Princess Street, bounded and described as follows:

Property Address: 822 East Princess Street, York, PA 17403

Improvements: Residential Dwelling

Subject to Mortgage: No

Subject to Rent: No

C.P. NO. 2012-SU-004259-06

Judgment: \$98,640.19

Attorney: Christopher A. DeNardo, Esquire
 To be sold as the Property Of: Edwin L. Vellon

PROPERTY ADDRESS: 822 EAST PRINCESS 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,
 03.14-3t York County, Pennsylvania

tending along the same, South three (03) degrees thirty-eight (38) minutes thirty-five (35) seconds West, a distance of one hundred twenty-five and zero one hundredths (125.00) feet to the place of beginning.

The improvements thereon being known as 1119 Hearthridge Lane

UPI # 360003301980000000

BEING the same premises which Benjamin D. Sowers and Tara M. Sowers, husband and wife, by Deed dated September 15, 2004 and recorded in the Office of the Recorder of Deeds of York County on September 29, 2004 in Deed Book Volume 1679, Page 6288, granted and conveyed unto Kenneth V. Weaver, a single man, as sole owner.

PROPERTY ADDRESS: 1119 HEARTHBRIDGE 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,
 03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 CHASE HOME FINANCE LLC, S/B/M/T CHASE MANHATTAN MORTGAGE CORPORATION vs. KENNETH V. WEAVER Docket Number: 2009-SU-1975-06. 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 V. WEAVER

ALL that certain piece, parcel or tract of land situated on the North side of Heathridge Lane, located in Manchester Township, York County, Pennsylvania being known as Lot 198, as shown on a Final Plan of the Dominion, prepared by David Miller Associates, Incorporated, Drawing No. 96-180, recorded in Subdivision Plan PP, page 421, and tract being more fully described as follows:

BEGINNING at a point on the North right-of-way line of Hearthridge Lane, said point being a center of Lot 199; thence extending along Heatheridge Lane, North eighty-six (86) degrees twenty-one (21) minutes twenty-five (25) seconds West, a distance of thirty-five and zero hundredths (35.00) feet to a point, a corner of Lot No. 197; thence extending along the same North three (03) degrees thirty-eight (38) minutes thirty-five (35) seconds East, a distance of one hundred twenty-five and zero hundredth (125.00) feet to a point in line of Open Space Area "B"; thence extending the same, South eighty-six (86) degrees twenty-one (21) minutes Twenty-five (25) seconds East, a distance of thirty-five and zero hundredths (35.00) feet to a point, a corner of Lot 199; thence ex-

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. GIGI A. WEITKAMP Docket Number: 2012-SU-587-06. 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:

GIGI A. WEITKAMP

owner(s) of property situate in the TOWNSHIP OF NORTH CODORUS, York County, Pennsylvania, being 1478 LINTON TERRACE, YORK, PA 17408-8887

Parcel No. 40-000-01-0204.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$98,875.62

PROPERTY ADDRESS: 1478 LINTON TERRACE, 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,
03.14-3t York County, Pennsylvania

RICHARD P. KEUERLEBER, Sheriff
Sheriff's Office,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. DERRICK M. WILMORE Docket Number: 2009-SU-6543-06. 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:

DERRICK M. WILMORE

owner(s) of property situate in HALLAM BOROUGH, York County, Pennsylvania, being 42 BUTTONWOOD LANE, HALLAM, PA 17406-9064

Parcel No. 66-000-02-0003.B0-C0042

Improvements thereon: CONDOMINIUM UNIT

Judgment Amount: \$148,390.76

PROPERTY ADDRESS: 42 BUTTONWOOD LANE, HALLAM, 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

SHERIFF'S SALE--Notice is hereby given that on April 15, 2013 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. ROBIN M. WOLFE and WILLIAM R. WOLFE Docket Number: 2012-SU-4246-06. 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 M. WOLFE
WILLIAM R. WOLFE

ALL THAT CERTAIN tract of land, with improvements thereon erected, situate in Shrewsbury Township, County of York, Commonwealth of Pennsylvania, bounded and described according to a Property Survey prepared for William R. Wolfe by Shaw Surveying, Inc. File 0217/0299/0207, Drawing No. 0299, dated October 25, 2002, as follows:

BEGINNING at a point in Pennsylvania State Route 851, known as Steltz Road, at corner of land now or formerly of David Radebaugh; thence in and through Steltz Road South 15 degrees 56 minutes 45 seconds West 80.00 feet to a point; thence continuing in and through same South 37 degrees 30 minutes 30 seconds West 283.74 feet to a rebar set at lands now or formerly of Melvin H. Rill; thence along last mentioned land the following Three courses and distances; 1) north 27 degrees 37 minutes 35 seconds West 66.00 feet to a rebar set; 2) North 07 degrees 28 minutes 25 seconds East 54.89 feet to a rebar set; and 3) North 49 degrees 31 minutes 35 seconds West 188.18 feet to an iron pin found at land now or formerly of John P. Hurtgen; thence along last mentioned land North 11 degrees 25 minutes 20 seconds East 164.17 feet to an angle iron found at corner of aforementioned land now or formerly of David Radebaugh; thence along last mentioned land, passing through an iron pipe found 15.30 feet from the terminus of this course, South 74 degrees 03 minutes 15 seconds East 342.00 feet to the point in first mentioned Steltz Road and the place of Beginning; Containing 1.712 acres;

BEING the same premises in which William R. Wolfe, by deed dated May 13, 2005 and recorded in the office of the recorder of deeds for York County on May 20, 2005 in book 1726 and page 59, granted and conveyed unto Robin M. Wolfe and William R. Wolfe, as tenants by the entirety.

PARCEL #45000AI00280000000

PROPERTY ADDRESS: 3268 STELTZ ROAD,
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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 CHASE HOME FINANCE LLC, S/B/M/T CHASE MANHATTAN MORTGAGE CORPORATION vs. PATRICK C. WRIGHT Docket Number: 2010-SU-3479-06. 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:

PATRICK C. WRIGHT

ALL THAT CERTAIN lot or tract of land with the improvements thereon erected.

SITUATE, lying and being in West Manchester Township, York County, Pennsylvania being Lot No. 18 as shown on "Final Subdivision Plan of West Ridge Townhomes", made by James R. Holley & Associates, Inc., York, PA. said plan being recorded in York County Recorder of Deeds Office on 7/29/1994 in Plan Book NN, page 11 more particularly bounded and described as follows, to wit:

BEGINNING at a point set on the Southeasterly side of Robin Road (50 feet wide), a corner of Lot No. 17 on said plan; thence extending from said beginning point and measured along said Lot No. 17 and Lot No. 54 and through a 20 feet wide drainage easement, North Six degrees, Thirty-seven minutes, Zero seconds West, Two Hundred Twenty-one and Sixty-nine One-hundredths feet to a point set on the Southeasterly side of Carlton Street (unopened); thence extending along same, North Seventy-five degrees, Sixteen minutes, Zero seconds East, Forty-four and Forty-five

One-hundredths feet to a point, a corner of Lot No. 19; thence extending along said Lot No. 19 and passing through a party wall between these premises and the premises adjoining on the East, South Six degrees, Thirty-seven minutes, Zero seconds East, Two Hundred Twenty-seven and Ninety-six One-hundredths feet to a point set on the Northwesterly side of Robin Road, aforesaid; thence extending along same, South Eighty-three degrees, Twenty-three minutes, Zero seconds West, Forty-four and No One-hundredths feet to a point, the first mentioned point and place of beginning.

BEING COUNTY PARCEL #51-000-41-0018

BEING THE SAME premises which The American Dream Custom Home Builders, Inc., by Deed dated August 2, 2002, and recorded in the Office of the Recorder of York County on August 6, 2002 at Deed Book Volume 1509, Page 5746, granted and conveyed unto Patrick C. Wright.

PROPERTY ADDRESS: 2859 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 GOLDMAN SACHS MORTGAGE COMPANY vs. DARCY WYNN Docket Number: 2012-SU-3937-06. 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:

DARCY WYNN

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

BEING KNOWN AS 1037 West Poplar Street,
York, PA 17404

PARCEL NUMBER: 88-000-01-0029

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 1037 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. JAMES A. YOST, JR. and JUSTINA M. YOST Docket Number: 2012-SU-3848-06. 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 A. YOST, JR.
JUSTINA M. YOST

owner(s) of property situate in EAST MANCHESTER TOWNSHIP, York County, Pennsylvania, being 490 WAGO ROAD, MOUNT WOLF, PA 17347-9708

Parcel NO. 26000NI0151B000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$214,608.19

PROPERTY ADDRESS: 490 WAGO ROAD, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 OLIVIA J. GOODE vs. JOHN R. YOST, JR. Docket Number: 2008-SU-5788-06. 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 R. YOST, JR.

Owner(s) of property situate in the TOWNSHIP OF DOVER, York County, Pennsylvania, being 6921 DETTERS MILL ROAD, DOVER, PA 17315

Parcel No. 24-000-KE-0175.00-00000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$46,932.00

PROPERTY ADDRESS: 6921 DETTERS MILL 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 THE HOLDERS OF THE ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, ASSET BACKED PASS-THROUGH

CERTIFICATES SERIES 2006-CW1 vs. BARBARA YOTER and WALTER D. YOTER Docket Number: 2012-SU-3506-06. 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:

BARBARA YOTER
WALTER D. YOTER

owner(s) of property situate in the EAST MANCHESTER TOWNSHIP, York County, Pennsylvania, being 20 CODORUS FURNACE ROAD, MOUNT WOLF, PA 17347-9723

Parcel No. 26000MI007900000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$94,134.96

PROPERTY ADDRESS: 20 CODORUS FURNACE ROAD, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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. vs. JAMES L. YOUNG, III. and MARGARET K. YOUNG Docket Number: 2012-SU-3367-06. 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. YOUNG, III.
MARGARET K. YOUNG

owner(s) of property situate in YORK TOWNSHIP, York County, Pennsylvania, being 173 NORTH JONATHAN WAY, A/K/A 173 JONA-

THAN WAY NORTH, RED LION, PA 17356-9038

Parcel No. 540004600340000000

Improvements thereon: RESIDENTIAL DWELLING

Judgment Amount: \$126,164.60

Attorneys for Plaintiff
Phelan Hallinan & Schmieg, LLP.

PROPERTY ADDRESS: 173 NORTH JONATHAN WAY, A/K/A 173 JONATHAN WAY NORTH, 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,
03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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, AS TRUSTEE FOR CIT MORTGAGE LOAN TRUST 2007-1 vs. WLADIA A. ZENKOWICH and PAUL D. ZENKOWICH ALSO KNOWN AS PAUL ZENKOWICH Docket Number: 2011-SU-4489-06. 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:

WLADIA A. ZENKOWICH
PAUL D. ZENKOWICH
ALSO KNOWN AS PAUL ZENKOWICH

ALL THAT CERTAIN TRACT OF LAND OR PIECE OF GROUND, WITH THE IMPROVEMENTS THEREON ERECTED, SITUATE ON THE WEST SIDE OF COURTLAND STREET, IN THE TWELFTH WARD OF THE CITY OF YORK AND COMMONWEALTH OF PENNSYLVANIA

BEING KNOWN AND NUMBERED AS 608 COURTLAND STREET, YORK, PA, 17403
PROPERTY ADDRESS: 608 COURTLAND

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,

03.14-3t York County, Pennsylvania

Sipe; thence extending along said first mentioned lands of Harold Sipe South five (05) degrees, thirty four (34) minutes West, one hundred fifty (150) feet to an iron pipe on the northern side of said first mentioned public road and the place of BEGINNING.

Containing 0.122 acres of land.

BEING the same premises which Adam G. Odenwalt and Diana J. Odenwalt, husband and wife, by Deed dated April 23, 1996 and recorded in the Office of the Recorder of Deeds of York County on April 30, 1996 in Deed Book Volume 1260, Page 4043, granted and conveyed unto Samuel B. Zimmerman.

UPI # 3 1000LK0160A000000

PROPERTY ADDRESS: 6047 FURNACE 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,

03.14-3t York County, Pennsylvania

SHERIFF'S SALE—Notice is hereby given that on April 15, 2013 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 CHASE HOME FINANCE LLC S/B/M/T CHASE MANHATTAN MORTGAGE CORPORATION vs. SAMUEL B. ZIMMERMAN Docket Number: 2010-SU-1800-06. 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 B. ZIMMERMAN

ALL that certain tract of land, together with the improvements thereon erected, situate in Hellam Township, York County, Pennsylvania, more particularly described as follows, to wit:

BEGINNING at an iron pipe on the northern side of a public road leading to Highmount, being known as Pennsylvania Department of Highways Legislative Route No. 66152, at the eastern boundary line of lands now or formerly of Harold Sipe; thence extending along the northern side of said public road, South eighty (80) degrees East, thirty seven and four hundredths (37.04) feet to an iron spike at other lands of that which was in the Estate of Mary White and now or formerly of Williams Wilson Arnold and wife; thence extending along said other lands now or formerly of the Estate of Mary White and through the dividing wall of the property adjacent on the east thereof, North six (06) degrees eighteen (18) minutes East, one hundred thirty and thirty-nine hundredths (130.39) feet to an iron pipe; thence extending along said other lands now or formerly of the Estate of Mary white, North fifty four (54) degrees, fourteen (14) minutes West, forty four and sixty eight hundredths (44.68) feet to an iron pipe at lands now or formerly of Korwin J. Arnold and first mentioned lands of Harold Sipe; thence extending along said first mentioned lands of Harold

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call Bryan Tate at 848-3733 or email: btate@yccf.org



*We create a vibrant York County by engaging donors,
providing community leadership and investing in high-impact
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PBI VIDEO AT THE BAR CENTER

TITLE: YOUR FIRST SUPPORT CASE

LOCATION: YORK COUNTY BAR CENTER, 137 EAST MARKET ST, YORK PA

DATE: TUESDAY, APRIL 2, 2013

TIME: REGISTRATION: 8:30 AM
PROGRAM: 9:00 AM – 1:30PM

CREDIT: 4 hours substantive law & 0 hours ethics law

Are you a new lawyer? Have you recently changed practice areas? Gone solo? Decided to diversify your practice? Your First Support Case will take you from A to Z on handling both spousal and child support cases. It's a crash course that will jump-start your practice. From what's passed to what's pending, you'll get it all! These are the decisions that will shape your practice – streamline your own research here!

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Tuition: **Member - \$139 / \$119** **Non-member- \$159**
(if admitted after 1/1/09)

<u>SEMINAR TITLE</u>	<u>LOCATION</u>	<u>DATE</u>	<u>TUITION</u>
Your First Support Case	York County Bar Center	4/2/13	\$ _____

Mail



PBI, 5080 Ritter Rd.
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5

Ways to Register or Order

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.

TITLE: THORNY ISSUES IN PA LANDLORD TENANT LAW

LOCATION: YORK COUNTY BAR CENTER, 137 EAST MARKET ST, YORK PA

DATE: WEDNESDAY, APRIL 3, 2013

TIME: REGISTRATION: 8:30 AM
PROGRAM: 9:00 AM – 1:30PM

CREDIT: 4 hours substantive law & 0 hours ethics law

Discover how to navigate PA's landlord tenant act. Our expert faculty will explain the most-used provisions under the Act as they help you to navigate this complex area of the law. Come hear from the unique judicial perspective and receive a unique perspective from the judges who will hear your case! Glimpse the variety of laws as this program will incorporate the variety of mandates that govern different aspects of the landlord/tenant relationship.

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<u>SEMINAR TITLE</u>	<u>LOCATION</u>	<u>DATE</u>	<u>TUITION</u>
Thorny Issues in PA Landlord Tenant Law	York County Bar Center	4/3/13	\$ _____

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<u>Seminar Title</u>	<u>Location & Date/Session (including times)</u>	<u>Tuition Fee</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

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.



BIBBIDI BOBBIDI BOO! The Bar Stools are returning with another brilliant production.

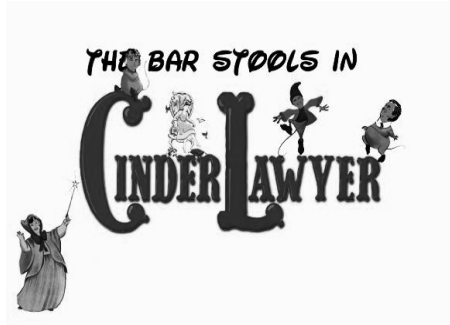
ACT NOW to place your ad or message of encouragement in the playbill for *CINDERLAWYER* using the order form below. First come, first served to reserve premiere locations in the program. Tickets will be on sale soon! See you at York Little Theatre on April 25-27, 2013!
Proceeds fund the charitable work of the YCBF in the community. Thank you for your support!

Barbara Sardella and Bob Katherman

Co-Chairs, Bar Stools Marketing Committee

**YORK COUNTY BAR FOUNDATION
2013 BAR STOOLS PROGRAM
ADVERTISING ORDER FORM**

Please complete form below and return with payment and "camera ready" art, **NO LATER THAN Monday, April 5, 2013**. Ads should be supplied electronically in TIFF, JPG or PDF formats, with all fonts and graphics included. Microsoft Word files will be accepted for text ads only. Please email your ad to info@yorkbar.com or provide on a CD to Bar Center at 137 East Market Street York, 17401.



_____	Back Cover or Inside Front/ Inside Back Cover Advertisement SOLD (Page: 7.5" x 4.5")	\$ 500.00
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_____	Half Page Advertisement B&W (Page: 3.75" x 4.5")	\$ 150.00
_____	Patron Listing	\$ 50.00
_____	"Break-A-Leg" Message to Cast Member (20 words or less)	<u>\$ 25.00</u>

TOTAL AMOUNT ENCLOSED \$ _____

Company Name: _____

Contact: _____

Phone Number: _____ Email: _____

Patron Listing (name as you would like it to appear): _____

Break-A-Leg Message _____

Advertising Deadline: Friday, April 5, 2013

Please make checks payable to York County Bar Foundation and send with this completed form to the York County Bar Foundation, 137 East Market Street, York, PA 17401.

Proceeds fund the charitable work of the YCBF in the community. Thank you for your support!

PBI VIDEO AT THE BAR CENTER

TITLE: PA'S UNIFORM TRUST ACT: PITFALLS & SOLUTIONS

LOCATION: YORK COUNTY BAR CENTER, 137 EAST MARKET ST, YORK PA

DATE: TUESDAY, APRIL 9, 2013

TIME: REGISTRATION: 8:30 AM
PROGRAM: 9:00 AM – 12:30PM

CREDIT: 3 hours substantive law & 0 hours ethics law

Gain valuable insight on the practical implications of the UTA; learn pragmatic techniques to enhance your estate practice from experienced estate practitioners; changing the landscape of trust administration, the UTA impacted estate practice dramatically; discover valuable points on representation issues and garner practical advice on accounting, filing and claiming, virtual representation and more.

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<u>SEMINAR TITLE</u>	<u>LOCATION</u>	<u>DATE</u>	<u>TUITION</u>
PA's Uniform Trust Act: Pitfalls & Solutions	York County Bar Center	4/9/13	\$ _____

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There is a current custody conciliator vacancy; anyone who is interested in filling this vacancy should send a resume and cover letter to:

Honorable Joseph C. Adams
York County Judicial Center
45 North George Street
York, PA 17401

The Deadline for resumes is April 12, 2013.

PBI VIDEO AT THE BAR CENTER

TITLE: 16th ANNUAL FAMILY LAW UPDATE

LOCATION: YORK COUNTY BAR CENTER, 137 EAST MARKET ST, YORK PA

DATE: WEDNESDAY, APRIL 17, 2013

TIME: **REGISTRATION:** 8:30 AM
PROGRAM: 9:00 AM – 2:00 PM

CREDIT: 4.5 hours substantive law & 0 hours ethics law

Gather fresh perspectives and insightful analysis in four short hours. Noting the newest case law, legislation and procedural rules, you will take important information to your office that you can use to make an immediate impact on the way you practice law. Garner important judicial perspective on family law. Each of our panels includes a sitting judge who offers important insight as to what courts in their area have noted within the past twelve months.

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<u>SEMINAR TITLE</u>	<u>LOCATION</u>	<u>DATE</u>	<u>TUITION</u>
16 th Annual Family Law Update	York County Bar Center	4/17/13	\$ _____

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To Register for a Live or Video Seminar:

Seminar Title	Location & Date/Session (including times)	Tuition Fee

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PBI VIDEO AT THE BAR CENTER

TITLE: Young and Old, Experienced and Fresh: How to Take Winning Depositions – Two Perspectives

LOCATION: YORK COUNTY BAR CENTER, 137 EAST MARKET ST, YORK PA

DATE: TUESDAY, APRIL 23, 2013

TIME: **REGISTRATION:** 8:30 AM
PROGRAM: 9:00 AM – 12:30PM

CREDIT: **3 hours substantive law & 0 hours ethics law**

Prepare yourself and win the case before the trial – structure your interrogation, develop skills to rely on your intellect, learn the value of sound bite, master your strategy; Know your strategy – know when to use video, understand mo-men-tum, hear how to use a federal 30(b)(6) deposition to elicit relevant information from a corporation or entity; Calmly handle abusive tactics and develop tools to react and protect the interests of your client – overcome anxiety as a young attorney, learn how to keep the opposition on its toes by being one step ahead, recognize sneaky deposition tactics, examine applicable Rules of Evidence and their role in your depositions; Master deposition techniques – funneling, restating and summarizing, committing a witness.

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Tuition: **Member - \$139 / \$119** **Non-member- \$159**
(if admitted after 1/1/09)

<u>SEMINAR TITLE</u>	<u>LOCATION</u>	<u>DATE</u>	<u>TUITION</u>
Young and Old, Experienced and Fresh: How to Take Winning Depositions – Two Perspectives	York County Bar Center	4/23/13	\$ _____

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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.

PBI VIDEO AT THE BAR CENTER

TITLE: SLIP, TRIP AND FALL: WINNING TACTICS FOR SETTLEMENT AND TRIAL

LOCATION: YORK COUNTY BAR CENTER, 137 EAST MARKET ST, YORK PA

DATE: WEDNESDAY, APRIL 24, 2013

TIME: **REGISTRATION:** 8:30 AM
PROGRAM: 9:00 AM – 12:30 PM

CREDIT: **3 hours substantive law & 0 hours ethics law**

Learn about the law; understand what the plaintiff has to do to prove her case; what are the defenses? Discuss the use of expert witness and hear from an expert on liability. Update yourself on governmental immunity issues. You will discuss state and local immunity laws. Master the use of demonstrative evidence in a slip and fall case. Observe live demonstrations; watch and listen to a direct and cross examination of a plaintiff; get tips on examining by watching a skilled direct and cross examination.

PLEASE REGISTER DIRECTLY WITH THE PENNSYLVANIA BAR INSTITUTE**

Tuition: **Member - \$139 / \$119** **Non-member- \$159**
(if admitted after 1/1/09)

<u>SEMINAR TITLE</u>	<u>LOCATION</u>	<u>DATE</u>	<u>TUITION</u>
Slip, Trip and Fall: Winning Tactics For Settlement and Trial	York County Bar Center	4/24/13	\$ _____

Mail



PBI, 5080 Ritter Rd.
Mechanicsburg, Pa.
17055-6903

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AMEX, VISA
or MasterCard
registrations to
(717) 796-0804
(800) 932-4637
(800) 247-4PBI (4724)

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Register on the Web
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At the Door



Register at the door
(please call ahead to
confirm date, time, location
& space availability)

5

Ways to Register or Order

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.

APRIL 25, 2013 CLE

DATE : THURSDAY, APRIL 25, 2013

CREDIT: 1.0 HOURS SUBSTANTIVE CREDIT

SPEAKER: CASEY A. COYLE, ESQUIRE, AND
ALLEN WARSHAW, ESQUIRE, RHOADS & SINON
LLP

TOPIC: WHAT YOU WILL NOT LEARN FROM THE RULES
OF APPELLATE PROCEDURE

TIME: LUNCH AT 12:00 - PROGRAM 12:30 – 1:30

LOCATION: YORK COUNTY BAR CENTER

The majority of disputes, whether civil or criminal, does not end at the trial level, but continue through the appeals process. You will likely be representing a client on appeal and you will be forced to apply the codified rules of appellate procedure for the jurisdiction in which the appeal is pending. This presentation provides an overview of those principles and other practice tips, with respect to appellate brief writing. This training will offer the audience insight into the appellate process from the perspectives of a seasoned appellate practitioner and former appellate law clerk.

The PACLE Board approved this program for 1.0 hours substantive credit. To receive credit, all attendees must be registered and in their seats by 12:30 p.m. Late arrivals will receive no credit.

**WHAT YOU WILL NOT LEARN FROM THE RULES OF APPELLATE PROCEDURE
APRIL 25, 2013**

- | | |
|--|--|
| <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 <u>any</u>
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: Friday, April 19, 2013

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

THE FORK COUNTY BAR FOUNDATION AND THE FORK LITTLE THEATRE
PRESENT

THE BAR STOODS IN



APRIL 25, 26 AND 27, 2013, 7:30 P.M.

FORK LITTLE THEATRE, 27 S. BELMONT ST. FORK

FOR TICKETS: CALL 717-854-5715 OR

VISIT WWW.FLT.ORG

TICKETS ARE ONLY \$25.00!! BIBBIDI BOBBIDI BOO!!

You are invited to attend the
2013 Law Day Luncheon
Thursday, May 2, 2013 - 12:00 Noon
at the Yorktowne Hotel

LAW DAY 2013 PROMPTS US TO LISTEN TO THE VOICES OF YOUNG PEOPLE AND CONSIDER HOW THE LAW CAN BETTER SERVE THEIR NEEDS AND INTERESTS. IT ALSO ENCOURAGES US TO ASSURE THAT OUR YOUTH ARE EQUIPPED WITH THE KNOWLEDGE AND SKILLS NECESSARY TO EFFECTIVELY MAKE THEIR VOICES HEARD WITHIN OUR DEMOCRACY.

DR. PETER B. LEVY, FEATURED SPEAKER: "THE UNEASY HISTORY OF HUMAN RIGHTS AND MAJORITY RULE" Join us on Law Day, May 2, 2013, to hear Peter B. Levy, Chair, Department of History & Political Science, York College of Pennsylvania. Born and raised in northern California, he received his B.A. (1978) from the University of California, Berkeley, and M.A. (1980) and Ph.D. (1986) from Columbia University, in New York City. He specializes in recent American history, has written numerous books and articles on the civil rights movement and the 1960s, and teaches courses on Modern America, Women, Race, and Economic history.

PROGRAM ALSO INCLUDES:

- RECOGNITION OF THE RECIPIENT OF THE ANNUAL LIBERTY BELL AWARD
- RECOGNITION OF WINNERS IN THE 35TH ANNUAL ESSAY CONTEST
- RECOGNITION OF THE HIGH SCHOOL MOCK TRIAL TEAMS

LAW DAY LUNCHEON RESERVATION FORM

PLEASE INDICATE YOUR MENU SELECTION BELOW. THE COST OF THE LUNCHEON IS \$ **14.00** AND CHECKS SHOULD BE MADE PAYABLE TO THE **YORK COUNTY BAR FOUNDATION**. RETURN THIS FORM BY **SATURDAY, APRIL 20, 2013** TO **YORK COUNTY BAR FOUNDATION, 137 E. MARKET STREET, YORK PA 17401** OR FAX TO **717-843-8766**. **WALK-INS AS WELL AS THOSE WHO REGISTER BUT DO NOT ATTEND WILL BE CHARGED THE FULL PRICE OF \$ 20.00.**

NAME: _____

TELEPHONE: _____

_____ FRENCH BISTRO

_____ CASHEW CHICKEN SALAD

_____ VEGETARIAN PIZZA

INDICATE SPECIAL DIETARY NEED _____