

SOMERSET LEGAL JOURNAL

DECEDENT'S NOTICE

Notice is hereby given that letters testamentary or of administration have been granted to the following estates. All persons making payments and those having claims or demands are to present the same without delay to the executors or administrators named:

FIRST PUBLICATION

Estate of **MELVIN CUSTER**, deceased, late of Somerset Township. **JEFFREY L. CUSTER**, 595 Blackburn Road, Friedens, PA 15541, Executor.

Reference: No. 89 Estate 2021.

Attorney for the estate:

Mary E. Schellhammer

Attorney at Law

139 East Union Street, P.O. Box 284
Somerset, PA 15501 265

Estate of **PEGGY RUTH DUNMEYER** a/k/a **PEGGY R. DUNMEYER**, late of Summit Township, Somerset County, Pennsylvania. **MELANIE S. McFARLAND**, 15111 National Pike, Frostburg, Maryland 21532.

No. 085 Estate 2021.

Yelovich and Flower

DAVID J. FLOWER, Attorney

102 North Kimberly Avenue
Somerset, Pennsylvania 15501 265

Estate of **NAOMI T. KNOPSNYDER**, late of Elk Lick Township, Somerset County, Pennsylvania. **LINDA M. HOLLER**, Administrator, P.O. Box 206, Salisbury, PA 15558; **TIMMY L. KNOPSNYDER**, Administrator, 127 Springs Rd., West Salisbury, PA 15565. Estate No. 00102 of 2021.

Attorney **MARCI L. MILLER**

214 East Union Street
Somerset, PA 15501 265

Estate of **SARA M. KRAVEC**, deceased, late of Conemaugh Township, Somerset County, Pennsylvania. **DENNIS KRAVEC**, c/o Sahlaney, Dudeck & Hochfeld Law Office

430 Main Street
Johnstown, PA 15901 265

Estate of **BETTY JEAN KREPELKA**, deceased, late of Brothersvalley Township, Somerset County, Pennsylvania. **STEPHEN F. KREPELKA**, c/o Carroll Law Offices, 160 West Main Street, P.O. Box 604, Somerset, PA 15501.

No. 110 Estate 2021.

WILLIAM R. CARROLL, Esq.

Carroll Law Offices 265

Estate of **ROBERT KENT MCCLAIN** a/k/a **ROBERT K. MCCLAIN** a/k/a **R. KENT MCCLAIN** a/k/a **ROBERT KENT MCCLAIN, SR.**, deceased, late of Conemaugh Township, Somerset County, Pennsylvania. **DIANNA L. SHEARER**, 125 Linda Drive, Johnstown, PA 15905, Executrix.

Or:

LAUREN CASCINO PRESSER

Timothy M. Ayres, LLC

218 College Park Plaza

Johnstown, PA 15904

Attorney for Estate 265

Estate of **WILLIAM A. McTONIC** a/k/a **WILLIAM A. McTONIC SR.**, deceased, late of Conemaugh Township, Somerset County, Pennsylvania. **CINDY A. MAUST** c/o Carroll Law Offices, 160 West Main Street, P.O. Box 604, Somerset, PA 15501. No. 94 Estate 2021.

WILLIAM R. CARROLL, Esq.

Carroll Law Offices 265

SOMERSET LEGAL JOURNAL

Estate of **DUANE C. ROBB** a/k/a
DUANE CLARENCE ROBB,
deceased, late of the Township of
Paint, Somerset County, Pennsylvania.
MICHAEL R. CHARNEGO,
Executor, 15 Station Street, Homer
City, PA 15748.
Attorney(s)
JOHN D. MESSINA, Esquire
Messina Law Offices, Inc.
508 Somerset Street
Johnstown, PA 15901 265

Estate of **MARJORIE L. STAHL**
a/k/a **MARJORIE LOU STAHL**,
late of Larimer Township, Somerset
County, Pennsylvania. **LISA ANN**
FAIDLEY, 145 West Race Street,
Apt. 411, Somerset, PA 15501.
LAURA ANN STANCZYK, 231
Jacobs Place, Meyersdale,
Pennsylvania 15552.
No. 104 Estate 2021.
Yelovich and Flower
DeANN M. McCOY, Attorney
102 North Kimberly Avenue
Somerset, Pennsylvania 15501 265

Estate of **SHIRLEY K. WAGNER**,
deceased, late of Conemaugh
Township, Somerset County,
Pennsylvania (1600 Cambridge
Drive, Davidsville, PA 15928).
Executor: **FIRST NATIONAL**
TRUST COMPANY, 532 Main
Street, Johnstown, PA 15901.
Attorney:
ROBERT E. THOMAS, Esq.
Kaminsky, Thomas, Wharton,
Lovette & Vigna
360 Stonycreek Street
Johnstown, PA 15901 265

Estate of **NOAH E. YODER**,
deceased, late of Conemaugh
Township, Somerset County,
Pennsylvania. **DARLENE S.**
LOUGH and **MARIE G. KISIEL**,

Administratrices, 2408 Graham
Avenue, Windber, Pennsylvania,
15963 and 1015 Graham Avenue,
Windber, Pennsylvania 15963,
respectively. No 56-21-00053.
MATTHEW G. MELVIN, Esq.
Barbera, Melvin & Svonavec, LLP, Attorney
146 West Main Street
Somerset, Pennsylvania 15501 265

SECOND PUBLICATION

Estate of **ELEANOR M. CANNONI**
a/k/a **ELEANOR CANNONI**, late of
Windber Borough, Somerset County,
PA. **JOYCE A. ALTIMUS**,
Executrix, 1305 Krystal Lane,
Windber, PA 15963. No. 2021-0074.
WILLIAM E. SEGER, Esq. 264

Estate of **ERNEST LEE GIFFORD**,
deceased, late of Garrett Borough,
Somerset County, Pennsylvania.
MYRNA JANE LASETER,
Administrator, 1173 Pin Oak Dr.,
Tucker, GA 30084.
Estate No. 00080 of 2021.
Attorney Marci L. Miller
214 East Union Street
Somerset, PA 15501 264

Estate of **PAMELA ANN HERWIG**
a/k/a **PAMELA A. HERWIG**,
deceased, late of Somerset Borough,
Somerset County, Pennsylvania.
ERIC S. HERWIG, Administrator,
486 West Fairview Street, Somerset,
Pennsylvania 15501.
No. 56-21-00069
MATTHEW G. MELVIN, Esq.
Barbera, Melvin & Svonavec, LLP, Attorney
146 West Main Street
Somerset, Pennsylvania 15501 264

In the Estate of **ROY ROGER**
LIVENGOOD, late of the Township
of Lincoln, County of Somerset, and
Commonwealth of Pennsylvania,
deceased. **FRANCINE LIVENGOOD**,

SOMERSET LEGAL JOURNAL

P.O. Box 25, Sipesville, PA 15561.
RANDALL C. RODKEY, Esquire
Leventry, Haschak & Rodkey, LLC
1397 Eisenhower Boulevard
Richland Square III, Suite 202
Johnstown, Pennsylvania 15904 264

Estate of **HELEN P. MEARKLE**,
deceased, late of Somerset Borough,
Pennsylvania. **DEBORAH K. BAKER**,
330 N. Rosina Avenue, Somerset, PA
15501. No. 72 Estate 2021.
DAVID T. LEAKE, Attorney
130 West Main Street
Somerset, PA 15501 264

Estate of **SARAH MARIE SWANK**
a/k/a **SARAH M. SWANK**,
deceased, late of Stonycreek
Township, Somerset County,
Pennsylvania. **H. SCOTT SWANK**,
Executor, 237 South Shore Trail,
Central City, PA 15926.

Estate 56-021-00092.
LOIS WITT CATON, Esquire
Fike, Cascio & Boose 264

Estate of **MARSHALL ANTHONY**
TRIGONA, SR. a/k/a **MARSHALL**
A. TRIGONA, SR., late of Somerset
Borough, Somerset County, PA.
MARSHALL A. TRIGONA, JR.,
Executor, 361 Park Edge Drive,
Clinton, PA 15026 and **CHRISTINE**
ANN TYLKA, Executor, 547 Listie
Road, Friedens, PA 15541.
No. 56-21-00075.
MATTHEW R. ZATKO, Esq. 264

Estate of **MARIE E. WEYAND**,
deceased, late of Somerset Township.
CONNIE J. CROWLEY, 135 Baxter
Drive, Somerset, PA 15501, Executrix.
Reference: No. 96 Estate 2021.
Attorney for the estate:
GEORGE B. KAUFMAN, Esq.
P.O. Box 284
Somerset, PA 15501 264

Estate of **DONALD R. YOUNKIN**,
deceased, late of Garrett Borough.
STUART D. YOUNKIN, 224, Spring
Wobbler Way, Shepardsstown, WV
25443, Executor.

Reference No. 77 Estate 2021.

Attorney for the estate:

GEORGE B. KAUFMAN, Esq.
P.O. Box 284
Somerset, PA 15501 264

THIRD PUBLICATION

Estate of **DOROTHY R. BAKER**,
deceased, late of Berlin Borough,
Somerset County, Pennsylvania.
DEBBIE CUSTER c/o Carroll Law
Offices, 160 West Main Street, PO
Box 604, Somerset, PA 15501.
No. 234 Estate 2020.
WILLIAM R. CARROLL, Esq.
Carroll Law Offices 263

Estate of **BETTY G. BRANT**, late of
Berlin Borough, Somerset County,
PA. **MATTHEW R. ZATKO**,
Executor, 202 East Union Street,
Somerset, PA 15501.
No. 56-21-00022.
MATTHEW R. ZATKO, Esq. 263

Estate of **RAYMOND LESLIE**
COOK SR. a/k/a **RAYMOND L.**
COOK SR. a/k/a **RAYMOND L.**
COOK, deceased, late of Somerset
Township, Somerset County,
Pennsylvania. **RAYMOND L. COOK**
JR. or **SCOTT S. COOK**, c/o Carroll
Law Offices, 160 West Main Street,
PO Box 604, Somerset, PA 15501.
No. 59 Estate 2021.
WILLIAM R. CARROLL, Esq.
Carroll Law Offices 263

Estate of **MELVIN CUSTER**,
deceased, late of Somerset Township.
JEFFREY L. CUSTER, 595
Blackburn Road, Friedens, PA 15541,

SOMERSET LEGAL JOURNAL

Executor. No. 89 Estate 2021.
Attorney for the estate:
MARY E. SCHELLHAMMER
Attorney at Law
139 East Union Street, P.O. Box 284
Somerset, PA 15501 263

Estate of **ETHEL D. ECKMAN**,
deceased, late of Paint Borough,
Somerset County, PA. **MARK O.**
ECKMAN, Administrator, 6635
Cortland Road, Alum Bank, PA
15521.

Attorney for Estate
Allison & Richards, Attorneys at Law, LLC
BRADLEY D. ALLISON, Esq.
102 W. Penn St., Ste 1
Bedford, PA 15522 263

Estate of **EVELYN M.**
HILLEGASS, also known as
EVELYN MARIE HILLEGASS,
deceased, late of Berlin Borough,
Somerset County, Pennsylvania.
GLORIA M. WRIGHT, Co-
Executrix, 1130 Cumberland
Highway, Berlin, PA 15530, **GAYE**
M. LEISTER, Co-Executrix, 273
McVicker Road, Stoystown, PA
15563. Estate File No. 56-21-00081.
JAMES B. COURTNEY, Esq.
Attorney 263

Estate of **MIKE HOMAN**, deceased,
late of Shade Township, Somerset
County, Pennsylvania. **NANCY J.**
POLLOCK and **MARIE POLLOCK**,
c/o Carroll Law Offices, 160 West
Main Street, PO Box 604, Somerset,
PA 15501. No. 385 Estate 2020.
WILLIAM R. CARROLL, Esq.
Carroll Law Offices 263

Estate of **HELEN J. LEYDIG** a/k/a
HELEN JEAN LEYDIG, deceased,
late of Jenner Township, Somerset
County, Pennsylvania. **CAROL A.**
LABAD, Executrix, 1707 Williamsburg

Place, Pittsburgh, Pennsylvania
15235. No. 56-21-00026.
MATTHEW G. MELVIN, Esq.
Barbera, Melvin & Svonavec, LLP
Attorney
146 West Main Street
Somerset, Pennsylvania 15501 263

Estate of **KATHRYN L. MILLER**,
deceased, late of Jenner Township,
Somerset County, Pennsylvania.
LARRY L. HEMMINGER, c/o
Carroll Law Offices, 160 West Main
Street, P.O. Box 604, Somerset, PA
15501. No. 240 Estate 2020.
WILLIAM R. CARROLL, Esq.
Carroll Law Offices 263

Estate of **MARY LOUISE**
MOWERY a/k/a **MARY L.**
MOWERY, deceased, late of
Conemaugh Township, Somerset
County, PA. **JAMES MOWRY**, 263
Ringler Road, Berlin, PA 15530,
Executor. No. 60 Estate 2021.
DOUGLAS McCALL BELL,
Esquire-Attorney
Bell & Dickey 263

Estate of **RAYMOND L. OAKES**
a/k/a **RAYMOND LEROY OAKES**,
deceased, late of Allegheny
Township, Somerset County,
Pennsylvania. **KIMBERLY R. RALEY**,
c/o Carroll Law Offices, 160 West
Main Street, PO Box 604, Somerset,
PA 15501. No. 357 Estate 2020.
WILLIAM R. CARROLL, Esq.
Carroll Law Offices 263

Estate of **SCOTT M. OGLINE**,
deceased, late of Somerset Borough,
Somerset County, Pennsylvania.
Michael E. Ogline, Administrator,
638 South Center Avenue, Somerset,
Pennsylvania 15501.
No. 56-21-00056.
VINCENT J. BARBERA, Esq.

SOMERSET LEGAL JOURNAL

Barbera, Melvin & Svonavec, LLP
Attorney
146 West Main Street
Somerset, Pennsylvania 15501 263

Estate of **JUNE A. PALMER**,
deceased, late of Conemaugh
Township. **JAMES E. PALMER**,
JR., P.O. Box 136, Jerome, PA
15937, Executor. No. 73 Estate 2021.
Attorney for the Estate:
GEORGE B. KAUFMAN, Esq.
P.O. Box 284
Somerset, PA 15501 263

Estate of **GARY L. REED**, deceased,
late of Jenner Township, Somerset
County, Pennsylvania. **TRACEY A.**
MACDONALD, c/o Carroll Law
Offices, 160 West Main Street, P.O.
Box 604, Somerset, PA 15501.
No. 337 Estate 2020.
WILLIAM R. CARROLL, Esq.
Carroll Law Offices 263

Estate of **SAMUEL JAMES**
ROMESBERG JR. a/k/a **SAMUEL**
J. ROMESBERG JR., deceased, late
of Milford Township, Somerset
County, Pennsylvania. **SAMUEL J.**
ROMESBERG III, c/o Carroll Law
Offices, 160 West Main Street, P.O.
Box 604, Somerset, PA 15501.
No. 87 Estate 2021.
WILLIAM R. CARROLL, Esq.
Carroll Law Offices 263

Estate of **CURTIS D. WATERS**, late
of the Township of Conemaugh,
County of Somerset, and
Commonwealth of Pennsylvania,
deceased. **SCOTT W. WATERS**,
P.O. Box 31, Davidsville, PA 15928.
COLT A. MCKELVEY, Esquire
McKelvey Law Offices, LLC
437 Theatre Drive, 2nd Floor
Johnstown, PA 15901 263

Estate of **DAVID J. WOY** a/k/a
DAVID JOEL WOY, deceased, late
of Larimer Township, Somerset
County, Pennsylvania. **MELISSA S.**
PLATT, c/o Carroll Law Offices,
160 West Main Street, P.O. Box 604,
Somerset, PA 15501.
No. 389 Estate 2020.
WILLIAM R. CARROLL, Esq.
Carroll Law Offices 263

NOTICE OF TRUST ADMINISTRATION

PURSUANT TO 20 Pa.C.S.A. Section 7755(c)

NOTICE IS HEREBY GIVEN of the
administration of the **SHIRLEY K.**
WAGNER AGREEMENT OF
REVOCABLE TRUST dated
August 20, 1966 and Amendments
thereto dated September 11, 2001.
Shirley K. Wagner, Grantor, of 1600
Cambridge Drive #220, Davidsville,
PA 15928, died on December 30,
2020. All persons having claims
against Shirley K. Wagner are
requested to make known the same to
the Trustee or Attorney named below.
All persons indebted to Shirley K.
Wagner are requested to make
payment without delay to the Trustee
or Attorney named below:

TRUSTEE:
First National Trust Company
532 Main Street
Johnstown, PA 15901

ATTORNEY:
ROBERT E. THOMAS, Esq.
Kaminsky, Thomas, Wharton,
Lovette, & Vigna
Attorneys for Trustees
360 Stonycreek Street
Johnstown, PA 15901 265

**NOTICE OF
TRUST ADMINISTRATION**

**PURSUANT TO
20 Pa.C.S.A. Section 7755(c)**

NOTICE IS HEREBY GIVEN of the administration of the **JAMES C. WAGNER and SHIRLEY K. WAGNER AGREEMENT OF REVOCABLE TRUST dated August 20, 2004**. Shirley K. Wagner, surviving Settlor, of 1600 Cambridge Drive #220, Davidsville, PA 15928, died on December 30, 2020. All persons having claims against Shirley K. Wagner are requested to make known the same to the Trustee or Attorney named below. All persons indebted to Shirley K. Wagner are requested to make payment without delay to the Trustee or Attorney named below:

TRUSTEE:

First National Trust Company
532 Main Street
Johnstown, PA 15901

ATTORNEY:

ROBERT E. THOMAS, Esq.
Kaminsky, Thomas, Wharton,
Lovette, & Vigna
Attorneys for Trustees
360 Stonycreek Street
Johnstown, PA 15901 265

**NOTICE OF
TRUST ADMINISTRATION**

**PURSUANT TO
20 Pa.C.S.A. Section 7755(c)**

NOTICE IS HEREBY GIVEN of the administration of the **JAMES C. WAGNER and SHIRLEY K. WAGNER CHARITABLE REMAINDER UNITRUST dated June 12, 2000 and Amendment**

thereto dated October 12, 2012.

Shirley K. Wagner, surviving Grantor, of 1600 Cambridge Drive #220, Davidsville, PA 15928, died on December 30, 2020. All persons having claims against Shirley K. Wagner are requested to make known the same to the Trustee or Attorney named below. All persons indebted to Shirley K. Wagner are requested to make payment without delay to the Trustee or Attorney named below:

TRUSTEE:

First National Trust Company
532 Main Street
Johnstown, PA 15901

ATTORNEY:

ROBERT E. THOMAS, Esq.
Kaminsky, Thomas, Wharton,
Lovette, & Vigna
Attorneys for Trustees
360 Stonycreek Street
Johnstown, PA 15901 265

**NOTICE OF
TRUST ADMINISTRATION**

**PURSUANT TO
20 Pa.C.S. Section 7756 (c)**

NOTICE IS HEREBY GIVEN of the administration of the **RECOVABLE LIVING TRUST AGREEMENT OF BERYL T. MORDAN** dated July 24, 1998. **BERYL T. MORDAN**, Settlor of the Trust, of 2000 Cambridge Drive, Room 545, Laurel View Village, Davidsville, Pennsylvania, died on January 11, 2021. All persons having claims against the **RECOVABLE LIVING TRUST AGREEMENT OF BERYL T. MORDAN** dated July 24, 1998, are requested to make known the same to counsel for the Trustee named below. All persons indebted to the **RECOVABLE LIVING TRUST AGREEMENT**

SOMERSET LEGAL JOURNAL

OF BERYL T. MORDAN dated July 24, 1998, are requested to make payment without delay to counsel for the Trustee named below.

TIMOTHY C. LEVENTRY, Esquire
Leventry, Haschak & Rodkey, LLC
Attorney for Trust Estate
1397 Eisenhower Boulevard
Richland Square III, Suite 202
Johnstown, PA 15904
Phone: 814-266-1799 264

NOTICE SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, MARCH 19, 2021
1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary:

AgCHOICE FARM CREDIT, ACA vs. **LANCE E. BITTNER and MELANIE B. BITTNER, his wife.**

DOCKET NUMBER: 696 CIVIL 2019

PROPERTY OF: Lance E. Bittner and Melanie B. Bittner

LOCATED IN: Brothersvalley Twp.

STREET ADDRESS: 964 Old Mill Rd., Berlin, PA 15530

BRIEF DESCRIPTION OF PROPERTY:

280.3 acres more or less with farm house, barn and out buildings

IMPROVEMENTS THEREON:

Farm house with barn and out buildings

RECORD BOOK VOLUME:

2765, Page 968

TAX ASSESSMENT NUMBER:

080001210

ALL PARTIES INTERESTED and claimants are further notified that a Proposed Schedule of Distribution with attached List of Liens will be posted in the Office of the Sheriff on

APRIL 5, 2021

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

MARCH 26, 2021

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRAD CRAMER, Sheriff 265

NOTICE SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that by virtue of a certain writ of execution issued out of the Court of Common Pleas of Somerset County, Pennsylvania, to me directed, I will expose to sale in the main lobby of the Courthouse at Somerset or such other location as announced prior to the sale.

**FRIDAY, MARCH 19, 2021
1:30 P.M.**

All the real property described in the Writ of Execution the following of which is a summary:

AMERISERV FINANCIAL BANK v. **MARCUS McKOOL, COREY A. McKOOL AND JEFFREY J. McKOOL**

SOMERSET LEGAL JOURNAL

DOCKET NUMBER: 744 Civil 2019
PROPERTY OF: Marcus McKool
LOCATED IN: Windber Borough,
Somerset County
STREET ADDRESS: 1308 Jackson
Avenue, Windber, PA 15963
BRIEF DESCRIPTION OF PROPERTY:
All that certain piece, parcel of
ground situate, lying and being in the
Borough of Windber, County of
Somerset, Pennsylvania, known as
1308 Jackson Avenue, Windber,
Pennsylvania, as more fully described
in Deed recorded in Record Book
Volume 2630 at Page 122.
IMPROVEMENTS THEREON:
2 Sty Vinyl HO Gar
RECORD BOOK VOL:
2630, Page 122
TAX ID NO.: 50-0-010810

ALL PARTIES INTERESTED and
claimants are further notified that a
Proposed Schedule of Distribution
with attached List of Liens will be
posted in the Office of the Sheriff on

APRIL 5, 2021

AND that distribution will be made in
accordance with the schedule unless
exceptions are filed thereto within ten
(10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase
price or One Thousand (\$1,000.00)
Dollars whichever is greater, shall be
paid by the purchaser at the time the
property is knocked down, which
must be in cash or certified funds, and
the balance, in like funds, shall be
paid before

MARCH 26, 2021

If the balance is not paid within the
said period of time, the property will
be resold and the amount paid at the
time of sale will be used to defray
additional costs incurred thereby.

BRAD CRAMER, Sheriff 265

NOTICE SHERIFF'S SALE

NOTICE IS HEREBY GIVEN that
by virtue of a certain writ of
execution issued out of the Court of
Common Pleas of Somerset County,
Pennsylvania, to me directed, I will
expose to sale in the main lobby of
the Courthouse at Somerset or such
other location as announced prior to
the sale.

**FRIDAY, MARCH 19, 2021
1:30 P.M.**

All the real property described in the
Writ of Execution the following of
which is a summary:

NATIONSTAR MORTGAGE LLC
D/B/A MR. COOPER v. **GRACE E.
WENTZ**

DOCKET NUMBER: 2019-50766
PROPERTY OF: Grace C. Wentz
LOCATED IN: Borough of Somerset
STREET ADDRESS: 920 South Park
Avenue, Somerset, PA 15501.

BRIEF DESCRIPTION OF PROPERTY:
Beginning at a point on the West side
of Park Avenue; thence North 85
degrees 4 minutes West 120 feet to a
point on a 15 foot alley; thence North
4 degrees 56 minutes East 15.72 feet;
thence North 70 degrees 43 minutes
East 131.58 feet to a point on the
West side of Park Avenue; thence
along said Avenue, South 4 degrees
56 minutes West 69.89 feet to the
Place of Beginning.

IMPROVEMENTS THEREON:

Residential Dwelling

RECORD BOOK VOLUME:

1894, Page 678 as Instrument No.
2006005846

PROPERTY ID: 410006500

ALL PARTIES INTERESTED and
claimants are further notified that a
Proposed Schedule of Distribution
with attached List of Liens will be

posted in the Office of the Sheriff on

APRIL 5, 2021

AND that distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days thereafter.

-TERMS OF THE SALE-

TEN (10) percent of the purchase price or One Thousand (\$1,000.00) Dollars whichever is greater, shall be paid by the purchaser at the time the property is knocked down, which must be in cash or certified funds, and the balance, in like funds, shall be paid before

MARCH 26, 2021

If the balance is not paid within the said period of time, the property will be resold and the amount paid at the time of sale will be used to defray additional costs incurred thereby.

BRAD CRAMER, Sheriff 265