

Miscellaneous Notices

SHERIFF SALE

By virtue of certain writ of Execution issued out of the Court of Common Pleas and Orphans' Court of Dauphin County, PA, and to me directed, I will expose at Public Sale or Outcry, at the Dauphin County Administration Building in the City of Harrisburg, Dauphin County, PA, on Thursday, October 20, 2022, at 10:00 a.m., the following real estate, to wit:

SALE NO. 1

CRISTINA L. CONNOR, ESQUIRE

JUDGMENT AMOUNT: \$64,123.55

ALL THAT CERTAIN lot or parcel of land, situate in the Township of Lower Paxton, Dauphin County, Pennsylvania, bounded and described as follows, to wit:

ALL THOSE CERTAIN lots of ground situate in Lower Paxton Township, Dauphin County, Pennsylvania, as shown on revised Plan of Lots known as "Blue Ridge Park", which Plan is recorded in the Office of the Recorder of Deeds in and for Dauphin County in Plan Book "U", Page 35, more particularly bounded and described according to a survey of D.P. Raffensperger, Registered Surveyor, dated May 25, 1959, as follows:

BEGINNING at a point on the eastern side of the circle which is the northern terminus of Paxton Drive, said point being located northwardly from the intersection of the eastern side of Paxton Drive extended and the northern side of Manor Drive extended, the following courses and distances: along the eastern side of Paxton Drive north five (5) degrees no (00) minutes east, two hundred eighty (280) feet from said intersection as extended to a point on the arc of said circle having a radius of fifty (50) feet; thence along the arc of said circle by a curve to the left, twenty-five (25) feet to a point at the division line of Lots Numbered 10 and 11 on said Plan of Lots, the said place of BEGINNING; thence continuing along said circle, fifty (50) feet to a point at the division line of Lots Numbered 9 and 10 on the said Plan of Lots; thence continuing along said arc of said circle, twenty-one and seven one-hundredths (21.07) feet to a point; thence north fifteen (15) degrees five (5) minutes thirty (30) seconds west, one hundred twenty and ninety-one one hundredths (120.91) feet to a point on the southern line of Lot Numbered 1 on said Plan of Lots; thence along the northern line of Lot Numbered 9 on said Plan of Lots, north seventy (70) degrees fifty (50) minutes east, eighty-two and four-tenths (82.4) feet to a point at the division line of Lots Numbered 9 and 10 on said Plan of Lots; thence along the northern line of

Lot Numbered 10 on said Plan of Lots, north seventy (70) degrees fifty (50) minutes east, ninety-eight and eighty-four one hundredths (98.84) feet to a point at the division line of Lots Numbered 10 and 18 on said Plan of Lots; thence along the eastern line of Lot Numbered 10 on said Plan of Lots, south twenty-two (22) degrees nine (9) minutes east, one hundred forty-nine and seventy-two one hundredths (149.72) feet to a point; thence along the eastern line of Lot Numbered 10 on said Plan of Lots, south five (5) degrees no (00) minutes west, six and twelve one hundredths (6.12) feet to a point at the division line of Lots Numbered 10 and 11 on said Plan of Lots; thence along said last mentioned division line, south sixty-six (66) degrees twenty-one (21) minutes west, one hundred forty-nine and forty-one one hundredths (149.41) feet to a point on the eastern side of the said circle, the place of BEGINNING.

BEING known and numbered as 2197 Paxton Drive, Harrisburg, PA 17110.

WITH all improvements erected thereon.

PARCEL NO.: 35-010-061-000-0000

BEING THE same property conveyed to David M. Bilunas and Jane E. Cercone, no marital status shown who acquired title, with rights of survivorship, by virtue of a deed from Sandra Proctor, a single woman, dated November 20, 2009, recorded November 23, 2009, at Instrument Number 20090039045, Office of the Recorder of Deeds, Dauphin County, Pennsylvania.

UNDER AND SUBJECT to and together with easements exceptions reservations, restrictions, right of way, covenants and conditions as contained in prior instruments of record:

SEIZED AND TAKEN in execution as the property of David M. Bilunas and Jane E. Cercone, no marital status shown, Mortgagors herein, under Judgment No. 2022-CV-01577-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 2

MICHAEL P. FARRINGTON, ESQUIRE

JUDGMENT AMOUNT: \$70,147.04

ALL THAT CERTAIN lot of ground, situate in the Borough of Elizabethville, County of

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Dauphin and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the curb stone line on the north side of Main Street, at the southeast corner of Lot No. 14; thence along Main Street, north sixty-nine and one-half (69 ½) degrees, east eighteen (18) feet and nine (9) inches to a point; thence north sixteen and one-half (16 ½) degrees west through the middle of the dwelling house on the eastern half of the Lot No. 16 one hundred thirty-one (131.00) feet to a peg at Maple Alley; thence along the south side of said alley, south sixty-nine and one-half (69 ½) degrees west eighteen (18) feet and nine (9) inches to a peg at Lot No. 14 now or formerly of Vivian Minnich; thence along said lot, south sixteen and one-half (16 ½) degrees east one hundred thirty-two (132.00) feet to the place of BEGINNING.

BEING the western half of Lot No. 16 and the ground of ten feet wide along Main Street is herewith granted for the use of public pavement purposes.

HAVING thereon erected the western half of a 2 ½ story frame dwelling house which half is known as 93 East Main Street, Elizabethville, Pennsylvania.

IT BEING the same premises which Christy S. Hockenberry, by a deed dated August 3, 2016 and to be recorded herewith in the Recorder of Deeds Office of Dauphin County, granted and conveyed unto Harry A. Rickert, Jr., the MORTGAGOR herein.

BEING KNOWN AS: 93 EAST MAIN STREET, ELIZABETHVILLE, PA 17023

PROPERTY ID NUMBER: 26-016-030-000-0000

BEING THE SAME PREMISES WHICH CHRISTY S. HOCKENBERRY BY DEED DATED 8/3/2016 AND RECORDED 8/8/2016 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK AT PAGE, GRANTED AND CONVEYED UNTO HARRY A. RICKERT, JR.

SEIZED AND SOLD as the property of Harry A. Rickert, Jr. under judgment #2022-CV-01592

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 3

**NATHALIE PAUL, ESQUIRE
JUDGMENT AMOUNT: \$128,244.01
2438 PARKWAY BLVD.
BOROUGH OF PENBROOK
DAUPHIN COUNTY, PA**

ALL THAT CERTAIN lot or parcel of land situate in the Borough of Penbrook, County of Dauphin, Commonwealth of Pennsylvania, and being more particularly described as follows:

BEGINNING at a point at a stake on corner of Lot No. 49 on the Plan of Lots of Parkway Manor, which point is at the northwestern portion of Parkway Boulevard and on the dividing line between Lot Nos 48 and 49 of said Plan of Lots, and running westwardly for a distance of 65 feet parallel with the said Parkway Boulevard; thence northwardly along the line of Lot No. 50 on the said Plan of Lots of Parkway Manor for a distance of 140.5 feet to a point of Ferndale Lane; thence eastwardly for a distance of 40 feet running parallel with Ferndale Lane along the line of Lot No. 48 to a stake and point at or on the line of Lot No. 48; thence in a southerly direction for a distance of 134 feet along the line of Lot No. 48 to a point and stake, the place of BEGINNING.

THE IMPROVEMENT thereon being known as 2438 Parkway Blvd., Harrisburg, PA 17103.

BEING THE SAME PREMISES which William Waughtel, by deed dated February 26, 2010 and recorded March 4, 2010, in the Recorder of Deeds Office in and for Dauphin County, PA in Instrument No. 20100005966, granted and conveyed unto Leslie J. Frederick, Jr.

TAX MAP No. 51-023-022-000-0000
PREMISES BEING: 2438 PARKWAY BOULEVARD, HARRISBURG, PENNSYLVANIA 17103

BEING THE SAME PREMISES WHICH WILLIAM WAUGHTEL BY DEED RECORDED MARCH 4, 2010 IN INSTRUMENT NUMBER 20100005966, GRANTED AND CONVEYED UNTO LESLIE J. FREDERICK, JR.

SEIZED AND SOLD as the property of Leslie J. Frederick, Jr. under judgment #2022-CV-00423

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

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SALE NO. 4
SARAH K. McCAFFERY, ESQUIRE
JUDGMENT AMOUNT: \$33,206.30

ALL THAT CERTAIN lot or piece of ground situate in Lower Paxton Township, Dauphin County, Pennsylvania, as shown on certain Plan of Springford Village Phase VI at Heatherfield (Revised) Final Plan P.R.D. Land Development Plan, Section 2, Lower Paxton Township, Dauphin County, Pennsylvania, prepared by Akens Engineering Associates, Inc., dated November 1986 and recorded at the Dauphin County Courthouse, Harrisburg, PA on November 10, 1986, in Plan Book G, Volume 4, Page 82, and amended and recorded at Dauphin County Courthouse, Harrisburg, PA on March 18, 1987 in Plan Book I, Volume 4, Page 39

TAX PARCEL No. 35-108-083

PREMISES BEING known as 6168 Spring Knoll Drive, Harrisburg, PA 17111

SEIZED AND TAKEN in execution as the property of Harry A. Dickey and Yvette M. Dickey, husband and wife in execution of Dauphin County Judgment No. 2021-CV-10293-MF.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 5
MICHAEL P. FARRINGTON, ESQUIRE
JUDGMENT AMOUNT: \$144,433.84

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

BEGINNING at a point on the north side of Leg. Route #220027, leading from Halifax to Fisherville; which point is one hundred nine and forty-five one-hundredths (109.45) feet from the southeast corner of lands now or formerly of Paul Weaver, et ux.; thence along Lot #2, on the hereinafter-mentioned survey, north ten degrees forty-eight minutes west (N. 10 degrees 48 minutes W.) one hundred fifty (150) feet to an iron pin; thence along lands now or formerly of David E. Chubb, et ux; north sixty degrees fifty-six minutes east, (N. 60 degrees 56 minutes E.) one hundred five and thirty one-hundredths (105.30) feet to an iron pin: thence south ten degrees forty-eight minutes east, (S. 10 degrees

48 minutes E.) one hundred fifty (150) feet to an iron pin on the north side of the said highway, in a westerly direction, one hundred five and thirty-one hundredths (105.30) feet to the iron pin at the place of BEGINNING.

THE ABOVE description is based upon a survey dated April 18, 1974, by Harry F. Snyder, Reg. Prof. Engineer.

BEING KNOWN AS: 1382 ARMSTRONG VALLEY ROAD, HALIFAX, PA 17032

PROPERTY ID NUMBER: 29-009-022-000-0000

BEING THE SAME PREMISES WHICH MICHAEL A. KEPHART AND BRANDI L. KEPHART, HIS WIFE BY DEED DATED 1/29/1997 AND RECORDED 1/30/1997 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED BOOK 2783 AT PAGE 068, GRANTED AND CONVEYED UNTO MICHAEL S. SHEAFFER AND KAREN L. SHEAFFER, HIS WIFE.

SEIZED AND SOLD as the property of Karen L. Sheaffer, Michael S. Sheaffer under judgment #2021-CV-07726

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 7
MICHAEL P. FARRINGTON, ESQUIRE
JUDGMENT AMOUNT: \$104,680.87

ALL THOSE CERTAIN lots or parcels of land, with the improvements thereon erected, situate in the Township of Susquehanna, Dauphin County, Commonwealth of Pennsylvania, being Lots Nos. 44, 45 and 46 on the Plan of Fishborn and Fox, known as Second Addition to Progress Extension, said Plan being recorded in the Dauphin County Recorder's Office in Plan Book "J", Page 33, said Lots being more particularly bounded and described as follows, to wit:

BEGINNING at a point on the westerly side of Wood Street at the southern line of Lot No. 43 on said Plan, said point of BEGINNING being one hundred twenty-nine and two-tenths (129.2) feet southwardly from the southwest corner of said Wood Street and Maple Street; thence westwardly along said southern line of Lot No. 43, a distance of one hundred forty (140) feet to the eastern line of Short Alley; thence southwardly along said last-mentioned line a distance of ninety (90) feet to the northern line

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of Lot No. 47 on said Plan; thence eastwardly along said last-mentioned line of distance of one hundred forty (140) feet to the western line of said Wood Street; thence northwardly along the western line of said Wood Street a distance of ninety (90) feet to a point, the place of BEGINNING.

HAVING THEREON ERECTED a one and one-half (1 ½) story brick and stucco dwelling house now known and numbered as No. 205 Wood Street, Progress, (Susquehanna Township), Harrisburg, Pennsylvania.

BEING KNOWN AS: 205 WOOD STREET, HARRISBURG, PA 17109

PROPERTY ID NUMBER: 62-034-183-000-0000

BEING THE SAME PREMISES WHICH BRADLEY R. KEIM AND LINDA D. HINKLE, SUCCESSOR TRUSTEES OF THE KEIM FAMILY TRUST DATED JANUARY 29, 2004 BY DEED DATED 3/2/2012 AND RECORDED 3/8/2012 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT NUMBER: 20120006708, GRANTED AND CONVEYED UNTO KIMBERLY MING HECKLER.

SEIZED AND SOLD as the property of Kimberly Ming Heckler under judgment #2022-CV-03101

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 8
MICHAEL P. FARRINGTON, ESQUIRE
JUDGMENT AMOUNT: \$41,824.76

ALL THAT CERTAIN lot or piece of land situate in the Ninth Ward of the City of Harrisburg, Dauphin County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the west side of North 17th Street thirty-six (36) feet southwardly from the southwest corner of North 17th and Walnut Streets, at the southern line of property No. 96 North 17th Street thence westwardly along the line of said property and the property herein described eighty (80) feet to a ten (10) feet wide alley; thence southwardly along the western line of said alley fourteen (14) feet, more or less to line of property No. 92 North 17th Street; thence eastwardly along the line of said property through the center of the frame

partition wall between said property and property herein described eighty (80) feet to North 17th Street; thence northwardly along North 17th Street fourteen (14) feet, more or less, to the place of BEGINNING.

PARCEL NO. 09-024-068

BEING the same premises which Tax Claim Bureau, of the County of Dauphin, Pennsylvania, by deed dated 06/12/2017 and recorded 08/25/2017 in the Office of the Recorder of Deeds in and for the County of Dauphin in Instrument No. 20170022209, granted and conveyed unto S & S Property Management.

BEING KNOWN AS: 94 NORTH 17TH STREET, HARRISBURG, PA 17103

PROPERTY ID NUMBER: 09-027-068-000-0000

BEING THE SAME PREMISES WHICH S & S PROPERTY MANAGEMENT BY DEED DATED 11/30/2017 AND RECORDED 12/13/2017 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT NO. 20170032547, GRANTED AND CONVEYED UNTO NATHANIEL BOOTH.

SEIZED AND SOLD as the property of Nathaniel Booth under judgment #2022-CV-01768

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 9
MICHAEL P. FARRINGTON, ESQUIRE
JUDGMENT AMOUNT: \$86,585.75

ALL THAT CERTAIN PIECE OR PARCEL OF LAND WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE IN THE BOROUGH OF STEELTON, DAUPHIN COUNTY, PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE EASTERN SIDE OF SOUTH SECOND STREET, WHICH POINT IS OPPOSITE THE CENTER OF THE LATHED AND PLASTERED PARTITION WALL SEPARATING HOUSE NO. 173 SOUTH SECOND STREET FROM THAT ON THE LAND HEREBY CONVEYED; THENCE EASTWARDLY THROUGH THE CENTER OF SAID PARTITION WALL AND BEYOND

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100 FEET TO SOUTH THIRD STREET; THENCE NORTHWARDLY ALONG LAST SAID STREET 25 FEET TO LINE OF LAND NOW OR FORMERLY OF ALBERT A. STROUD, ET UX; THENCE WESTWARDLY ALONG LAST SAID LANDS 100 FEET TO SOUTH SECOND STREET; AND THENCE SOUTHWARDLY ALONG SECOND STREET 25 FEET TO THE POINT OF BEGINNING.

BEING LOT NO. 142 ON THE RUDOLPH KELKER PLAN OF LOTS, DAUPHIN COUNTY PLAN BOOK A, PAGE 1.

BEING PREMISES 171 SECOND STREET, STEELTON, PENNSYLVANIA 17113

BEING KNOWN AS: 171 SOUTH 2ND STREET, STEELTON, PA 17113

PROPERTY ID NUMBER: 58-009-045-000-0000

BEING THE SAME PREMISES WHICH RICHARD L. JOHNSON BY DEED DATED 3/10/2008 AND RECORDED 3/28/2008 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT NO. 20080011008, GRANTED AND CONVEYED UNTO JAMIE L. CLAIR.

SEIZED AND SOLD as the property of Jamie L. Clair under judgment #2019-CV-08484

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 10
MICHAEL P. FARRINGTON, ESQUIRE
JUDGMENT AMOUNT: \$189,900.07

ALL THAT CERTAIN parcel or lot known as Lot No. 11, Building No. 2 on the Plan of Lots entitled Final Plan of Springford Village, Phase VIII, Section 3, Lower Paxton Township, County of Dauphin, Pennsylvania, final PRD Land Development and Subdivision Plan prepared by Akens Engineering Associates, Inc. and recorded in Dauphin County Plan Book Volume 6, Pages 62 and 63.

TAX MAP NO. 35-124-011

BEING the same premises which William S. Arnold, Jr. and Nichole L. Arnold, husband and wife, by deed dated 02/23/2009 and recorded 03/04/2009 in the Office of the Recorder of Deeds in and for the County of Dauphin as Instrument No. 20090006384, granted and conveyed unto Rebecca Rodriguez.

NOTICE - THIS DOCUMENT DOES NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE, TITLE TO THE COAL AND RIGHT OF SUPPORT UNDERNEATH THE SURFACE LAND DESCRIBED OR REFERRED TO HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL MAY HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL OF SUCH COAL AND IN THAT CONNECTION DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT. (This notice is set forth in the manner provided in Section I of the Act of July 17, 1957 P.L., 984 as amended, and is not intended as notice of unrecorded instruments, if any).

BEING KNOWN AS: 6620 SPRINGFORD TER., HARRISBURG, PA 17111

PROPERTY ID NUMBER: 35-124-011-000-000035-124-011-000-0000

BEING THE SAME PREMISES WHICH REBECCA RODRIGUEZ BY DEED DATED 10/1/2015 AND RECORDED 10/7/2015 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT NO. 20150025730, GRANTED AND CONVEYED UNTO PHILLIP MICKLESVAGE.

SEIZED AND SOLD as the property of Phillip Micklesavage under judgment #2022-CV-02768

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 11
LEON P. HALLER, ESQUIRE
JUDGMENT AMOUNT: \$173,181.68

ALL THOSE CERTAIN pieces or parcels of land, situate in the Borough of Elizabethtown, Dauphin County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the north side of Broad Street, said point being a distance of 151.65 feet west of the northwest corner of the intersection of Broad Street and Allison Alley; thence along the north side of Broad Street,

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south 84 degrees 00 minutes west, 57.74 feet to a point at the Public School Grounds; thence along the eastern line of said School lands, north 11 degrees 19 minutes west, 271.91 feet to a point on Snyder Alley; thence along the south side of Snyder Alley, north 77 degrees 40 minutes east, 64.12 feet to a point at lands now or late of Donald E. Cook, et ux.; thence along said lands, south 10 degrees 2 minutes east, 277.73 feet to a point at the place of BEGINNING.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A 2 ½ STORY STONE AND ALUMINUM SIDING DWELLING BEING KNOWN AND NUMBERED AS: 37 W. BROAD STREET, ELIZABETHVILLE, PA 17023

PARCEL #: 26-006-002-000-0000

BEING THE SAME PREMISES WHICH Kristin L. Kell n/k/a Kristin L. Mac Cready, et con., by deed dated August 28, 2019 and recorded August 30, 2019 at Dauphin County, PA Recorder of Deeds Instrument No. 2019-0021763, granted and conveyed unto Ricky Long, II and Jennifer Long.

TO BE SOLD AS THE PROPERTY OF JENNIFER LONG AND RICKY LONG, II UNDER JUDGMENT NO. 2022-CV-1700-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 12
SARAH K. McCAFFERY, ESQUIRE
JUDGMENT AMOUNT: \$172,181.09

ALL THAT CERTAIN tract of land, situate in Paxtang Borough, Dauphin County, Pennsylvania, bounded and described as follows, viz:

BEGINNING at a point on the south side of Derry Street, 180 feet from the southeast corner

of Derry Street and Paxtang Avenue, said point being the eastern line of Walnut Alley which is 10 feet wide; thence eastwardly along the south side of said Derry Street 60 feet to a point at the line of the adjoining lot now or formerly of Ann McCord; thence southwardly along the line of said adjoining lot 177 feet to a point in the line of land of Donald E. Bangert, et ux.: thence westwardly along the line of said land 60 feet to a point in the eastern line of Walnut Alley; thence northwardly along the eastern line of said Walnut Alley 177 feet to a point, the place of BEGINNING.

BEING Lot No. 1 of the Final Subdivision for Harry R. Welsh prepared by D.P. Raffensperger Associates, dated December 13, 1984, and recorded in the Office of the Recorder of Deeds of Dauphin County, Pennsylvania, in Plan Book "X", Volume 3, Page 53.

TOGETHER with the right to use an 8 foot wide sewer easement located on the eastern side of the building upon Lot No. 2, as shown in the afore-referenced subdivision plan and as reserved in the deed from Harry R. Welsh to Donald E. Bangert and Dorothy R. Bangert, dated February 13, 1985 and recorded in the Office of the Recorder of Deeds, Dauphin County, Pennsylvania in Record Book 583, Page 375.

BEING THE SAME PREMISES which Donald E. Bangert and Dorothy R. Bangert, husband and wife, by deed dated June 18, 2013 and recorded on June 24, 2013, in the Dauphin County Recorder of Deeds Office as Instrument No. 20130019607, granted and conveyed unto Donald E. Bangert, II and Danielle L. Bangert, husband and wife

BEING KNOWN as 3515 Derry Street, Harrisburg, PA 17111

PARCEL I.D. No. 47-038-004

SEIZED AND SOLD as the property of Donald E. Bangert, II and Danielle L. Bangert under judgment #2021-CV-09308

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 13
SAMANTHA GABLE, ESQUIRE
JUDGMENT AMOUNT: \$141,719.63

ALL THAT CERTAIN lot or tract of land situate in Susquehanna Township, Dauphin

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County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at an iron pipe on the western line of 32nd Street, also known as North 32nd Street, as laid out on Plan of Lots hereinafter mentioned; said iron pipe being located at the southeast corner of premises herein described; thence north eighty-four degrees fifty-four minutes (84° 54') west along the southern line of Lot No. 14 a distance of one hundred ten (110') feet to the dividing line between Lots Nos. 9 and 14; thence along said dividing line north five degrees six minutes (5° 6') east a distance of sixty (60') feet to the dividing line between Lots Nos. 13 and 14; thence along said dividing line south eighty-four degrees fifty-four minutes (84° 54') east a distance of one hundred ten (110') feet to the western line of said North 32nd Street; thence along the western line of North 32nd Street, south five degrees six minutes (5° 6') west a distance of sixty (60') feet to an iron pipe, the place of BEGINNING.

BEING known as Lot No. 14 as laid out on Plan of Lots known as Revised Additions 2 and 3 to Raysor Place, duly recorded in the Office of the Recorder of Deeds of Dauphin County in Plan Book V, Page 46.

SUBJECT to the same rights, privileges, agreements, rights of way, easements, utility easements as shown on said Plan of Lots, conditions, exceptions, restrictions and reservations as exist by virtue of prior recorded instruments, plans, deeds or conveyances.

SUBJECT ALSO to the easement for sewer lateral granted to Norman L. Kingsborough and Martha R. Kingsborough, his wife, on July 23, 1981 by right-of-way for Sewer Lateral, recorded in Record Book 230, Page 6, in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania.

BEING THE SAME PREMISES which Ruth E. Hartman, widow, by deed dated and recorded March 3, 1983 in Deed Book 356, Page 187 in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania granted and conveyed unto Harry L. Hitz and Theresa L. Hitz, his wife, their heirs and assigns.

PARCEL #62-033-182-000-0000
FOR INFORMATIONAL PURPOSES ONLY: Being known as 302 N. 32nd Street, Harrisburg, PA 17109

BEING THE SAME PREMISES which Harry L. Hitz and Theresa L. Hitz by deed dated January 22, 2009 and recorded January 29, 2009 in the Office of the Recorder of Deeds in and for the County of Dauphin, Pennsylvania in Instrument No. 20090002538 granted and conveyed unto Theresa L. Hitz in fee.

SEIZED AND SOLD as the property of Theresa L. Hitz under judgment number 2022-CV-2003-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 14
JESSICA N. MANIS, ESQUIRE
JUDGMENT AMOUNT: \$71,145.36

ALL THAT CERTAIN LOT OR PIECE OF LAND SITUATE IN THE 10TH WARD OF THE CITY OF HARRISBURG, COUNTY OF DAUPHIN AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE NORTH SIDE OF WOODBINE STREET, TWENTY-FOUR AND FIVE TENTHS (24.5) FEET WEST OF THE NORTHWEST CORNER OF WOODBINE AND SUSQUEHANNA STREETS, OPPOSITE THE CENTER OF PARTITION WALL BETWEEN HOUSES NOS. 242 AND 244 WOODBINE STREET; THENCE NORTHWARDLY, PARALLEL WITH SUSQUEHANNA STREET, EIGHTY (80) FEET TO A POINT; THENCE WESTWARDLY, PARALLEL WITH WOODBINE STREET, TWENTY-SEVEN AND FIFTY-THREE ONE-HUNDRETHS (27.53) FEET TO A POINT; THENCE SOUTHWARDLY, PARALLEL WITH SUSQUEHANNA STREET, EIGHTY (80) FEET TO WOODBINE STREET; AND THENCE EASTWARDLY BY THE NORTHERN LINE OF WOODBINE STREET TWENTY-SEVEN AND FIFTY-THREE ONE-HUNDRETHS (27.53) FEET TO THE POINT OF BEGINNING.

HAVING THEREON ERECTED THE WESTERN HALF OF A DOUBLE TWO STORY DWELLING HOUSE, NO. 242 WOODBINE STREET, HARRISBURG, PENNSYLVANIA

ALSO KNOWN as 242 Woodbine Street, Harrisburg, PA 17110

PARCEL ID 10-054-054-000-0000

BEING the same premises which ANNA E. CARTER, WIDOW by deed dated 12/28/2001 and recorded in the Office of Recorder of Deeds of Dauphin County on 01/02/2002 at Book 4227, Page 92 granted and conveyed unto DOROTHY J. SCOTT, A SINGLE PERSON

Advertisements appearing for Second Time

Miscellaneous Notices

SEIZED AND SOLD as the property of Dorothy J. Scott under judgment #2022-CV-02521

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 15
JESSICA N. MANIS, ESQUIRE
JUDGMENT AMOUNT: \$81,515.87

LAND SITUATED IN THE TOWNSHIP OF EAST HANOVER IN THE COUNTY OF DAUPHIN IN THE COMMONWEALTH OF PA

BEGINNING AT A POINT IN THE CENTER LINE OF OLD ROUTE NO. 22, SOMETIMES KNOWN AS OLD JONESTOWN ROAD (T-601), WHICH POINT IS AT THE DIVIDING LINE OF LAND NOW OR LATE OF GRANT J. HUMMER AND THE WITHIN TRACT OF LAND; THENCE, SOUTH 21 DEGREES 10 MINUTES EAST A DISTANCE OF 167.15 FEET TO A POINT AT THE LINE OF LANDS NOW OR FORMERLY OF JACOB GERBERICH; THENCE, SOUTH 63 DEGREES 20 MINUTES WEST A DISTANCE OF 105.93 FEET TO A POINT; THENCE, SOUTH 16 DEGREES 56 MINUTES 36 SECONDS EAST A DISTANCE OF 28.91 FEET TO A POINT AT THE LINE OF LANDS NOW OR FORMERLY OF WILLIAM F. AND GLENDA B. BOWERS; THENCE, ALONG SAID LAST-MENTIONED LANDS, SOUTH 67 DEGREES 47 MINUTES WEST A DISTANCE OF 171.86 FEET TO AN IRON PIN, STILL AT THE LINE OF LANDS OF WILLIAM F. AND GLENDA B. BOWERS; THENCE, CONTINUING ALONG THE SAME LANDS, NORTH 24 DEGREES 10 MINUTES WEST A DISTANCE OF 194.37 FEET TO A POINT IN THE CENTER LINE OF OLD JONESTOWN ROAD (T-601); THENCE, ALONG THE CENTER LINE OF OLD JONESTOWN ROAD, NORTH 65 DEGREES 50 MINUTES EAST A DISTANCE OF 289.97 FEET TO A POINT, THE PLACE OF BEGINNING.

CONTAINING 1.299 ACRES, GROSS; INCLUSIVE OF A 25-FOOT RIGHT-OF-WAY, FROM CENTER LINE, OF OLD JONESTOWN ROAD.

BEING LOT NO. 1 AS SHOWN ON THE FINAL SUBDIVISION PLAN OF EMMA K.

NEWELL, WHICH PLAN IS RECORDED IN THE RECORDER OF DEEDS OFFICE OF DAUPHIN COUNTY IN PLAN BOOK L, VOLUME 3, PAGE 6.

COMMONLY KNOWN AS: 8981 JONESTOWN ROAD, GRANTVILLE, PA 17028-8655

PARCEL ID 25-014-022-000-0000

BEING the same premises which GEORGIA L. BINKLEY AND KATHY JO NEWELL, CO-ADMINISTRATRIXES OF THE ESTATE OF EMMA K. NEWELL, DECEASED AND KATHY JO NEWELL, INDIVIDUALLY by deed dated 11/30/1993 and recorded in the Office of Recorder of Deeds of Dauphin County on 11/30/1997 at Book 2121, Page 292 granted and conveyed unto GEORGIA L. BINKLEY AND DARRELL BINKLEY, HER HUSBAND.

SEIZED AND SOLD as the property of Georgia L. Brinkley under judgment #2022-CV-02860

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 16
BENJAMIN HOEN, ESQUIRE
JUDGMENT AMOUNT: \$28,949.53

ALL THAT CERTAIN LOT OR TRACT OF LAND SITUATE IN LOWER PAXTON TOWNSHIP, DAUPHIN COUNTY, PENNSYLVANIA, BEING LOT NO. 17 ON FINAL SUBDIVISION PLAN FOR POND VIEW, PHASE II, AS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR DAUPHIN COUNTY IN PLAN BOOK M-4, PAGE 65.

HAVING thereon erected a single family dwelling known and numbered as 323 Mollie Drive, Harrisburg, PA 17112.

BEING TAX PARCEL NO. 35-110-017-000-0000

PREMISES BEING: 323 MOLLIE DRIVE, HARRISBURG, PA 17112

BEING the same premises which Julie A. Hess and Jeffrey A. Hess, by deed dated 02/06/2008, and recorded deed 02/12/2008, in the Office of the Recorder of Deeds in and for the County of Dauphin, Instrument No. 20080005111, granted and conveyed unto, Kevin Groom and Maquel-Erin Groom, in fee.

Advertisements appearing for Second Time

Miscellaneous Notices

SEIZED AND TAKEN in execution as the property of Maquel-Erin Snyder-Groom, Mortgagor herein, under Judgment No. 2022-CV-02035.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 17
ADAM FRIEDMAN, ESQUIRE
JUDGMENT AMOUNT: \$271,732.16

ALL THAT CERTAIN lot or tract of ground situated in Lower Paxton Township, Dauphin County, Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the eastern right-of-way line of Wenrich Street at its intersection with the northern right-of-way line of Chelton Avenue; thence along the eastern right-of-way line north; degree 32 minutes 33 seconds east, 153.21 feet to a point being the southwest corner of Lot #2: thence along Lot #2 south 88 degrees 27 minutes 28 seconds east, 192.83 feet to a point on the western line of Lot #5; thence along Lot #5 south 1 degree 32 minutes 32 seconds west, 18.70 feet to a point on the northern right-of-way line of Chelton Avenue: thence along the northern right-of-way line south 36 degrees 31 minutes 6 seconds west, 96.61 feet to a point; thence along the same by a curve to the right, said curve having a radius of 125.00 feet and an arc distance of 96.18 feet to a point: thence along the same south 8 degrees 36 minutes 12 seconds west, 65.67 feet to a point, being the place of BEGINNING.

BEING Lot #1 on a Preliminary/Final Subdivision Plan for Chelsey Park, prepared by R.J. Fisher & Associates, Inc.

HAVING THEREON ERECTED a two-story dwelling known and numbered as 499 Wenrich Street, Dauphin County, Harrisburg, PA 17112.

BEING THE SAME PREMISES which Mark X. DiSanto and John M. DiSanto, adult individuals, by deed dated July 27, 2004 and recorded August 12, 2004 in the Office of the Recorder of Deeds in and for Dauphin County in Record Book 5632, Page 517, granted and conveyed unto Cynthia L. Carter, and adult individual.

BEING AND SUBJECT, NEVERTHELESS, to any all easements, covenants, restrictions, reservations, rights-of-way, zoning and any and

all matters that are of record or visible on the premises.

BEING the same premises which Benjamin E. Ahanonu and Mykia S. Ahanonu, husband and wife by deed dated December 20, 2010 and recorded in the official records of Dauphin County on March 20, 2012 as Instrument 20120007718 granted and conveyed unto Benjamin E. Ahanonu.

TAX PARCEL Number: 35019142
PREMISE BEING: 499 Wenrich Street, Harrisburg, PA 17112

SEIZED AND SOLD as the property of Mykia S. Ahanonu, Benjamin E. Ahanonu, Judgment Number 2022-CV-1720-MF (Ajax Mortgage Loan Trust 2019-G, Mortgage-Backed Securities, Series 2019-G, by U.S. Bank National Association, as Indenture Trustee v. MYKIA S AHANONU), with a judgment amount of \$271,732.16

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 18
KENYA BATES, ESQUIRE
JUDGMENT AMOUNT: \$167,518.46

ALL THAT CERTAIN piece or parcel of land situate, lying and being in Lower Paxton Township, Dauphin County, Pennsylvania, more particularly bounded and described as follows to wit:

BEGINNING at a point on the northerly line of Sweetbriar Terrace, a 50 foot wide right-of-way, which said point is located and reference 240.00 feet in a westerly direction from the westerly end of a 31.42 foot curve connecting the northerly line of Sweetbriar Terrace with the westerly line of Sweetbriar Drive North, which said point of beginning is also located at the intersection of the northerly line of Sweetbriar Terrace and the dividing line between Lots Nos. 148 and 149 on the Plan of Lots shown as Section (4) Twin Lakes Park (South); thence from said point of beginning along the northerly line of Sweetbriar Terrace south 74 degrees 26 minutes west a distance of 80.00 feet to a point on the dividing line between Lots Nos. 147 and 148; thence from said point along the dividing line between Lots Nos. 147 and 148 north 15 degrees 34 minutes west a distance of 125.00 feet to a point on the dividing line between Lots Nos. 148 and 155; thence from said point along the dividing

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line between Lots Nos. 148 and 155 north 74 degrees 26 minutes east a distance of 80.00 feet to a point on the dividing line between Lots Nos. 148 and 149; thence from said point along the dividing line between Lots Nos. 148 and 149 south 15 degrees 34 minutes east a distance of 125.00 feet to a point, the point and place of BEGINNING.

HAVING THEREON ERECTED a dwelling house known and numbered as premises 4838 Sweetbriar Terrace, Harrisburg, Pennsylvania.

PARCEL NO.: 35-094-125-000-0000

BEING KNOWN as: 4838 Sweetbrier Terrace, Harrisburg, PA 17111

BEING the same premises which Lucy W. Karanja, adult individual, single person by deed dated April 20, 2007 and recorded in the Office of Recorder of Deeds of Dauphin County on April 30, 2007 at Instrument No. 20070016711 granted and conveyed unto Jimmy Leger, adult individual, single person, as sole owner, his heirs and assigns.

SEIZED AND SOLD as the property of Jimmy Leger under judgment #2019-CV-01169

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 19

ADAM FRIEDMAN, ESQUIRE

JUDGMENT AMOUNT: \$88,729.14

ALL THAT CERTAIN piece or parcel of land, with the buildings and improvements thereon erected, situate in the 14th Ward of the City of Harrisburg, Dauphin County, Pennsylvania, and described according to a survey made by Gerrit J. Betz, Registered Surveyor, dated July 6, 1973, as follows, to wit:

BEGINNING at a hub on the western side of Pennwood Road (formerly known as Jefferson Street) at the corner of lands now or late of Raymond F. Kane, said point being measured along the said side of Pennwood Street 30.0 feet south of the southwest corner of Angenese and Pennwood Streets; thence extending from said point of beginning and along the said side of Pennwood Road south 04 degrees 30 minutes west the distance of 61.0 feet to a hub at the corner of lands now or late of Barbara and Sandra M. Coy; thence along lands now or late of Barbara and Sandra M. Coy north 85 degrees 30 minutes west the distance of 100.0 feet to a hub on the east side of Marie Alley (20 feet

wide); thence along the said side of Marie Alley north 04 degrees 30 minutes east the distance of 61.0 feet to a p.k. nail at the corner of lands now or late of Raymond F. Kane; thence along lands now or late of Raymond F. Kane south 85 degrees 30 minutes east the distance of 100.0 feet to a point the place of BEGINNING.

BEING known as No. 3128 Pennwood Road formerly known as 3128 Jefferson Street

BEING the same premises, which Summer16 LLC by deed dated December 21, 2018 and recorded in the official records of Dauphin County on November 21, 2019 as Instrument 20190029879 granted and conveyed unto Floyd Mills, a married man, and Jacqueline Glover, his wife.

TAX PARCEL Number: 140270180000000

PREMISE BEING: 3128 Pennswood Road, Harrisburg, PA 17110

SEIZED AND SOLD as the property of Floyd Mills Executor of the Estate of Dorothy J. Mills and Real Owner Judgment Number 2020-CV-03301 (U.S. Bank Trust National Association, not in its individual capacity, but solely as Trustee of LSF8 Master Participation Trust v. Floyd Mills), with a judgment amount of \$88,729.14

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 20

JESSICA N. MANIS, ESQUIRE

JUDGMENT AMOUNT: \$94,993.90

ALL THAT CERTAIN piece or parcel of land situate late in the Borough of Penbrook, Dauphin County, Pennsylvania, being bounded and described according to a survey made by R. Craig Reed, P.E., dated November 14, 1979, as follows, to wit:

BEGINNING at a set drill hole on the northeast corner of Canby Street (40 feet wide) and South 27th Street (50 feet wide); thence along the said side of South 27th Street north 14 degrees 47 minutes and 00 seconds east the distance of 15.88 feet to a point at the dividing line between Lots Nos. 1 and 2 on said Plan, thence along said dividing line along the following three courses and distances: (1) 75 degrees 13 minutes east the distance of 8.50 feet, (2) south 14 degrees 47 minutes 00 seconds west the distance of 2.50 feet, (3) south 75 degrees 13 minutes 00 seconds

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east the distance of 45.72 feet to a point at the corner of lands now or formerly of Chester R. Orwan and Grace R. Orwan, thence along said lands south 14 degrees 47 minutes 00 seconds west the distance of 42.48 feet to a point on the north side of Canby Street, thence along the said side of Canby Street north 47 degrees 00 minutes 00 seconds west the distance of 61.53 feet to a point, the place of BEGINNING.

BEING Lot No. 2 Final Subdivision Plan for Professional Photographic Service, Inc., recorded in Plan Book "H", Volume 3, Page 86, Dauphin County Records.

BEING the same premises which Lee E. Gast and Leanne R. Gast, husband and wife, by deed dated September 25, 1998 and recorded September 30, 1998 in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania in Record Book 3216, Page 200, granted and conveyed unto Deborah J. Jones.

ALSO BEING THE SAME PREMISES which Deborah J. Jones, a single individual, by deed dated the 4th day of May, 2017 and to be recorded simultaneously herewith, granted and conveyed unto Maria E. Barajas, an adult individual, MORTGAGOR herein.

ALSO KNOWN as 130 South 27th Street, Harrisburg, PA 17103

PARCEL ID 49-009-023-000-0000

BEING the same premises which DEBORAH J. JONES, single individual by deed dated 05/04/2017 and recorded in the Office of Recorder of Deeds of Dauphin County on 05/10/2017 at Book/Page or Instrument #20170011647 granted and conveyed unto MARIA E. BARAJAS, single individual, as sole owner.

SEIZED AND SOLD as the property of Maria E. Barajas under judgment #2022-CV-00561

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 21
JESSICA N. MANIS, ESQUIRE
JUDGMENT AMOUNT: \$213,663.24

ALL THAT CERTAIN PARCEL OF GROUND SITUATE IN LOWER PAXTON TOWNSHIP, DAUPHIN COUNTY, PENNSYLVANIA, KNOWN AS SPRINGFORD VILLAGE PHASE VII, SECTION 3 AND MORE PARTICULARLY

BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT, SAID POINT BEING INTERSECTION STATION 28+00.84 OF NORTH HIGHLANDS DRIVE AND STATION 9+65.24 OF SOUTH HIGHLANDS CIRCLE; THENCE PROGRESSING NORTH 44 DEGREES 22 MINUTES 38 SECONDS EAST, A DISTANCE OF 107.65 FEET TO A POINT; THENCE PROGRESSING SOUTH 45 DEGREES 37 MINUTES 22 SECONDS EAST, A DISTANCE OF 25.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTH HIGHLANDS CIRCLE, THE POINT OF BEGINNING; THENCE PROGRESSING ALONG A CURVE TO THE LEFT WITH A RADIUS OF 200.00, AN ARC LENGTH OF 36.53, AND A CHORD BEARING AND LENGTH OF NORTH 39 DEGREES 08 MINUTES 38 SECONDS EAST, A DISTANCE OF 36.48 FEET TO A POINT; THENCE PROGRESSING SOUTH 56 DEGREES 05 MINUTES 20 SECONDS EAST, A DISTANCE OF 132.11 FEET TO A POINT; THENCE PROGRESSING SOUTH 44 DEGREES 22 MINUTES 38 SECONDS WEST, A DISTANCE OF 66.33 FEET TO A POINT; THENCE PROGRESSING NORTH 45 DEGREES 37 MINUTES 22 SECONDS WEST, A DISTANCE OF 126.58 FEET TO A POINT; THENCE PROGRESSING NORTH 44 DEGREES 22 MINUTES 38 SECONDS EAST, A DISTANCE OF 6.00 FEET TO A POINT, THE POINT OF BEGINNING.

ALSO KNOWN AS 6283 S. Highlands Circle, Harrisburg, PA 17111

PARCEL ID 35-117-078

BEING the same premises which Michael J. Lupacchini, single man by deed dated September 17, 2007 and recorded in the Office of Recorder of Deeds of Dauphin County on September 20, 2017 at Book/Page or Instrument #20070038124 granted and conveyed unto Harry Stevens, III, single man.

SEIZED AND SOLD as the property of Harry Stevens, III and The United States of America under judgment #2020-CV-11268

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

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SALE NO. 22

MICHAEL P. FARRINGTON, ESQUIRE
JUDGMENT AMOUNT: \$70,572.09

ALL THAT CERTAIN piece or parcel of land situate in the Township of Middle Paxton, County of Dauphin, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the center line of Township Road, leading from Dauphin to Ellendale Forge, known as Stoney Creek Road, which point is three hundred twenty-seven and thirty-six hundredths (327.36') feet east of the intersection of the center line of said Township Road with the center line of Sunset Lane; thence north seventeen degrees thirty minutes (17° 30') west, one hundred ninety-eight and seventy-one hundredths (198.71') feet to a point at land now or formerly of Paul J. Lindsey; thence along same north seventy-two degrees thirty minutes (72° 30') east, one hundred (100') feet to a point in the western side of a thirty-three (33') feet right of way; thence along the same south seventeen degrees thirty minutes (17° 30') east, one hundred ninety-eight and seventy-one hundredths (198.71') feet to a point in the center line of hereinbefore mentioned Township Road; thence along the same south seventy-two degrees thirty minutes (72° 30') west, one hundred (100') feet to a point, the place of BEGINNING.

HAVING thereon erected a one story ranch type brick dwelling house.

BEING KNOWN AS: 1740 STONEY CREEK ROAD, DAUPHIN, PA 17018

PROPERTY ID NUMBER: 43-026-054-000-0000

BEING THE SAME PREMISES WHICH EUGENE SCOTT HAWKINS, JR. AND JANEEN R. HAWKINS, HUSBAND AND WIFE BY DEED DATED 3/27/2009 AND RECORDED 4/16/2009 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT NUMBER: 20090012045, GRANTED AND CONVEYED UNTO JANEEN R. HAWKINS.

SEIZED AND SOLD as the property of Janeen R. Hawkins and Eugene Scott Hawkins, Jr. under judgment #2017-CV-00097

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 23

CRISTINA L. CONNOR, ESQUIRE
JUDGMENT AMOUNT: \$91,842.33

ALL THAT CERTAIN lot or parcel of land, situate in the Borough of Hummelstown, Dauphin County, Pennsylvania, bounded and described as follows, to wit:

ALL THAT CERTAIN tract or parcel of land with the buildings and improvements thereon erected, situate in the Borough of Hummelstown, Dauphin County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point on the westerly line of Duke Street, which point is 80.2 feet southwardly of the southwesterly corner of Second and Duke Streets; thence along the westerly line of Duke Street, south 6 degrees 30 minutes east, 40 feet to a point; thence south 83 degrees 30 minutes west, 120 feet to a point on the easterly line of a 20 feet wide public alley; thence along the same, north 6 degrees 30 minutes west, 40 feet to a point; thence north 83 degrees 30 minutes east, 120 feet to a point, the place of BEGINNING.

BEING KNOWN and numbered as 28 North Duke Street, Hummelstown, PA 17036.

WITH all improvements erected thereon.

PARCEL NO.: 31-023-006-000-0000

BEING THE SAME property conveyed to Joseph A. Decembrino, Jr. who acquired title by virtue of a deed from Stanley S. Snyder, Jr., and Catherine Snyder, husband and wife, dated January 11, 2012, recorded January 17, 2012, at Instrument Number 20120001464, Office of the Recorder of Deeds, Dauphin County, Pennsylvania.

UNDER AND SUBJECT to and together with easements exceptions reservations, restrictions, right of way, covenants and conditions as contained in prior instruments of record:

SEIZED AND TAKEN in execution as the property of Joseph A. Decembrino, Jr., mortgagors herein, under Judgment No. 2019-CV-04587-MF

NOTICE is further, given to all parties in interest and claimants, a proposed schedule of distribution of the proceeds in the sale will be filed by the sheriff of Dauphin County, Pennsylvania on a date specified by the sheriff not later than thirty (30) days after sale and distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within ten (10) days thereafter.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14,

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2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 24
ROSEMARIE DIAMOND, ESQUIRE
JUDGMENT AMOUNT: \$260,074.29

PROPERTY SITUATE in the WAYNE TOWNSHIP, Dauphin County, Pennsylvania TAX ID No. 67-010-031-000-0000

ALL THAT CERTAIN PIECE OR PARCEL OF GROUND LOCATED IN WAYNE TOWNSHIP, COUNTY OF DAUPHIN AND COMMONWEALTH OF PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A RAILROAD SPIKE WITH SAID RAILROAD SPIKE BEING LOCATED IN SHEETZ ROAD AND SAID RAILROAD SPIKE ALSO BEING LOCATED AT THE SOUTHEAST CORNER OF THE LOT HEREIN-DESCRIBED; THENCE ALONG OTHER LANDS OF MARY M. MYERS, SOUTH SEVENTY-SEVEN DEGREES THIRTY-ONE MINUTES THREE SECONDS WEST, EIGHT HUNDRED FORTY AND FOUR HUNDREDTHS FEET (SOUTH 77 DEGREES 31 MINUTES 03 SECONDS WEST, 840.04 FEET) TO AN IRON BAR; THENCE ALONG LANDS PARTIALLY OF JAY MILLER AND PARTIALLY OF WILLIAM HARPER, NORTH SEVENTEEN DEGREES ZERO MINUTES WEST ONE HUNDRED FIFTY FEET (NORTH 17 DEGREES 00 MINUTES WEST, 150 FEET) TO A RAILROAD SPIKE; THENCE ALONG LANDS NOW OR FORMERLY OF LLOYD REIGEL AND BETTY REIGEL NORTH SEVENTY-SEVEN DEGREES THIRTY MINUTES EAST, EIGHT HUNDRED FORTY-THREE AND NINETY-SIX HUNDREDTHS FEET (NORTH 77 DEGREES 30 MINUTES EAST, 843.96 FEET) TO A RAILROAD SPIKE, WITH SAID RAILROAD SPIKE BEING IN SHEETZ ROAD; THENCE SOUTH FIFTEEN DEGREES THIRTY MINUTES EAST ONE HUNDRED FIFTY FEET (SOUTH 15 DEGREES 30 MINUTES EAST, 150 FEET) TO A RAILROAD SPIKE, THE POINT AND PLACE OF BEGINNING.

THE AFORESAID LOT BEING DESIGNATED AS LOT NO. 3 ON A SUBDIVISION PLAN PREPARED BY JOHN A. BUBB, PROFESSIONAL ENGINEER, WITH SAID SUBDIVISION PLAN BEING DATED APRIL 15, 1996, AND PREPARED

FOR MARY M. MYERS. SAID SUBDIVISION PLAN IS RECORDED IN PLAN BOOK "J", VOLUME 6, PAGE 81, IN THE RECORDER OF DEEDS OFFICE OF DAUPHIN COUNTY.

THE IMPROVEMENTS THEREON BEING KNOWN AS 52 SHEETZ ROAD, HALIFAX, PENNSYLVANIA 17032.

BEING THE SAME PREMISES WHICH TODD L. BOYER, BY DEED DATED 05/09/2013 AND RECORDED 05/14/2013 IN THE OFFICE OF THE RECORDER OF DEED IN AND FOR THE COUNTY OF DAUPHIN AS DEED INSTRUMENT NO. 20130014829, GRANTED AND CONVEYED UNTO TIMOTHY W. CAMPBELL AND CHRISTINE M. CAMPBELL, HUSBAND AND WIFE, IN FEE.

SEIZED AND SOLD as the property of TIMOTHY W. CAMPBELL AND CHRISTINE M. CAMPBELL by virtue of a writ of execution No. 2016-CV-8759-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 25
NATHALIE PAUL, ESQUIRE
JUDGMENT AMOUNT: \$107,847.06

ALL THAT CERTAIN LOT OR TRACT OF LAND WITH IMPROVEMENTS THEREON ERECTED, SITUATED AT 1305 GEORGETOWN ROAD, THE SOUTHERN SIDE THEREOF, EAST OF JEFFERSON DRIVE, IN LOWER SWATARA TOWNSHIP, DAUPHIN COUNTY, PENNSYLVANIA, AND BEING KNOWN AS LOT NO. 34, BLOCK D, AS SHOWN ON A PLAN OF THE VILLAGE OF GEORGETOWN, AS PREPARED BY HUTH ENGINEERS, INC., DATED FEBRUARY 4, 1914, DRAWING NO. LA-1080-6, AND RECORDED IN THE OFFICE FOR THE RECORDING OF DEEDS, ETC., IN AND FOR DAUPHIN COUNTY, PENNSYLVANIA, IN PLAN BOOK Z, VOLUME 2, PAGE 7, SAID LOT BEING MORE FULLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF GEORGETOWN ROAD, A CORNER OF LOT NO. 35, SAID POINT BEING LOCATED A DISTANCE OF 285.03 FEET

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SOUTHEASTERLY FROM THE INTERSECTION OF THE SOUTHERLY RIGHT OF WAY LINE OF GEORGETOWN ROAD EXTENDED AND THE EASTERLY RIGHT OF WAY LINE OF JEFFERSON DRIVE EXTENDED; THENCE ALONG LOT NO. 35, BLOCK D, SOUTH 37 DEGREE 17 MINUTES 00 SECONDS WEST, A DISTANCE OF 157.85 FEET TO A POINT IN LINE OF LAND NOW OR LATE OF EARL J. MUMMA; THENCE ALONG LAND NOW OR LATE OF EARL J. MUMMA, NORTH 50 DEGREES 43 MINUTES 00 SECONDS WEST, A DISTANCE OF 20.01 FEET TO A POINT, A CORNER OF LOT NO. 33; THENCE ALONG LOT NO. 33, BLOCK D, NORTH 37 DEGREES 17 MINUTES 00 SECONDS EAST, A DISTANCE OF 156.93 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF GEORGETOWN ROAD; THENCE ALONG THE SOUTHERLY RIGHT OF WAY LINE OF GEORGETOWN ROAD, SOUTH 53 DEGREES 22 MINUTES 00 SECONDS EAST, A DISTANCE OF 20.00 FEET TO A POINT, THE PLACE OF BEGINNING.

NOTWITHSTANDING ANYTHING TO THE CONTRARY CONTAINED IN THE ABOVE-REFERENCED PLAN OF LOTS AND LEGAL DESCRIPTION, THE SIDE-YARD BOUNDARY LINE(S) FOR THAT PORTION OF THE AFOREDESCRIBED LOT UPON WHICH THE TOWNHOUSE UNIT IS SITUATE, SHALL PASS THROUGH AND CONSIST OF THE CENTERLINE(S) OF THE PARTY WALL(S) OF SAID TOWNHOUSE UNIT.

BEING THE SAME PROPERLY CONVEYED FROM SHIRLEY ANN BUCHMOYER, NOW KNOWN BY MARRIAGE SHIRLEY ANN KNESELY TO WILLIAM H. McCURDY BY DEED RECORDED MAY 13, 1997 IN BOOK 2847, PAGE 226 IN THE REGISTRAR'S OFFICE OF DAUPHIN COUNTY.

TAX PARCEL NO. 36-032-059

PREMISES BEING: 1305 GEORGETOWN ROAD, MIDDLETOWN, PENNSYLVANIA 17057

BEING THE SAME PREMISES WHICH SHIRLEY ANN BUCHMOYER, NOW KNOWN BY MARRIAGE SHIRLEY ANN KNESELY BY DEED DATED MAY 6, 1997 AND RECORDED MAY 13, 1997 IN DEED BOOK 2847, PAGE 226, GRANTED AND CONVEYED UNTO WILLIAM H. McCURDY AND SANDRA M. McCURDY, HUSBAND AND WIFE. THE SAID WILLIAM H. McCURDY DIED ON NOVEMBER 21, 2014 THEREBY VESTING

TITLE IN HIS SURVIVING SPOUSE SANDRA M. McCURDY BY OPERATION OF LAW. THE SAID SANDRA M. McCURDY DIED ON NOVEMBER 10, 2019 WITHOUT A WILL OR APPOINTMENT OF AN ADMINISTRATOR.

SEIZED AND SOLD as the property of Michael P. McCurdy, known surviving heir of Sandra M. McCurdy, and Michelle P. Wycko, known surviving heir of Sandra M. McCurdy, and unknown heirs of Sandra M. McCurdy, under judgment #2020-CV-07517

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 26
MATTHEW C. FALLINGS, ESQUIRE
JUDGMENT AMOUNT: \$30,654.49

ALL THAT CERTAIN LOT OR PIECE OF LAND SITUATE IN THE CITY OF HARRISBURG, COUNTY OF DAUPHIN AND COMMONWEALTH OF PENNSYLVANIA, BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS TO WIT:

BEGINNING AT A POINT ON THE NORTHERN LINE OF NAUDAIN STREET, 104.24 FEET WEST FROM THE NORTHWEST CORNER OF NAUDAIN STREET AND 16TH STREET AT LINE OF PROPERTY NO. 1530 NAUDAIN STREET; THENCE NORTHWARDLY ALONG SAID LINE AND THROUGH THE CENTER OF A PARTITION WALL BETWEEN SAID PROPERTY AND PROPERTY HEREIN DESCRIBED 84.1 FEET TO A TEN FEET WIDE ALLEY; THENCE WESTWARDLY ALONG SAID ALLEY 13.95 FEET TO LINE OF PROPERTY NO. 1526 NAUDAIN STREET; THENCE SOUTHWARDLY ALONG SAID LINE AND THROUGH THE CENTER OF A PARTITION WALL BETWEEN SAID PROPERTY AND PROPERTY HEREIN DESCRIBED 84.1 FEET TO NAUDAIN STREET; THENCE EASTWARDLY ALONG NAUDAIN STREET 13.95 FEET TO THE PLACE OF BEGINNING, ACCORDING TO PLAN OF KUHN AND HERSHEY AND RECORDED IN PLAN BOOK E, PAGE 15 TOGETHER WITH THE RIGHT TO THE USE OF ALL ALLEYS ON SAID PLAN IN COMMON

Miscellaneous Notices

WITH THE OWNERS AND OCCUPIERS OF OTHER HOUSES ON SAID PLAN. HAVING THEREON ERECTED A BRICK DWELLING HOUSE KNOWN AS NO. 1528 NAUDAIN STREET AS DESCRIBED IN DEED RECORDED IN DAUPHIN COUNTY RECORDERS' OFFICE IN DEED BOOK F, VOLUME 20, PAGE 244.

ALSO KNOWN AS 1528 Naudain Street, Harrisburg, PA 17104

PARCEL ID 02-048-038-000-0000

BEING the same premises which The Redevelopment Authority of the City of Harrisburg by deed dated September 17, 1998 and recorded in the Office of Recorder of Deeds of Dauphin County on September 18, 1998 at Book/Page or Instrument #20150000034 granted and conveyed unto VERA D. LITTLES, single woman.

SEIZED AND SOLD as the property of Vera D. Littles a/k/a Vera Littles under judgment #2022-CV-03213

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 27

MATTHEW FISSEL, ESQUIRE

JUDGMENT AMOUNT: \$150,073.28

PROPERTY SITUATE in the Susquehanna Township, Dauphin County, Pennsylvania
TAX ID No. 62-042-141-000-0000

ALL THAT CERTAIN tract or land and premises situate in Susquehanna Township, Dauphin County, Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point on the western side of Latshmere Drive, which point is one hundred ninety (190) feet north of the northwest corner of Latshmere Drive and Larry Drive at the division line between Lots No. 30 and 31 on the hereinafter mentioned Plan of Lots; thence westerly along said division line, one hundred seven and twenty-six one-hundredths (107.26) feet to a point on the eastern line of Lot No.36 on the hereinafter mentioned Plan; thence northwardly along the eastern line of Lots No. 36 and 37 eighty-two and fifty-four hundredths (82.54) feet to point at the division line between Lots No. 29 and 30 in said Plan; thence eastwardly along said division line one hundred five (105) feet to a point on the western line of Latshmere Drive; thence southwardly along the

western line of Latshmere Drive seventy-five (75) feet to a point, the place of BEGINNING.

BEING LOT No. 30 on the Plan of Section 1 of Latshmere Manor, recorded in the Office of the Recorder of Deeds, in and for Dauphin County, Pennsylvania on March 13, 1956, in Plan Book "T", Page 45.

BEING THE SAME PREMISES which Kimberly Renee Baskins, a/k/a Kimberly Renee Ferguson a/k/a Kimberly Renee Hunter, executrix of the estate of Otha Lionel Ferguson, late, by deed dated 07/08/2019 and recorded 07/08/2019 in the Office of the Recorder of Deeds in and for the County of Dauphin as Deed Instrument No. 20190016121, granted and conveyed unto Kimberly Renee Baskins, individually, in fee.

SEIZED AND SOLD as the property of KIMBERLY RENEE BASKINS by virtue of a writ of execution No. 2019-CV-08941

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 28

MICHAEL P. FARRINGTON, ESQUIRE

JUDGMENT AMOUNT: \$64,883.21

ALL THAT IS CERTAIN TRACT OR PARCEL OF GROUND, TOGETHER WITH THE TWO STORY BRICK DWELLING HOUSE AND OTHER IMPROVEMENTS ERECTED THEREON, SITUATE IN THE THIRTEENTH WARD OF THE CITY OF HARRISBURG, COUNTY OF DAUPHIN AND COMMONWEALTH OF PENNSYLVANIA.

BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT ON THE NORTHERN SIDE OF BERRYHILL STREET AT A DISTANCE OF FOUR HUNDRED FIFTY-TWO AND SIXTY-SIX ONE HUNDREDTHS (452.66) FEET EAST OF THE NORTHEAST CORNER OF 21ST AND BERRYHILL STREETS. THENCE FROM SAID POINT OF BEGINNING AND EXTENDING NORTHWARDLY IN A LINE AT RIGHT ANGLES TO BERRYHILL STREET AND THROUGH THE MIDDLE OF A PARTITION WALL BETWEEN THE PREMISES HEREIN DESCRIBED AND PREMISES NO. 2150 BERRYHILL STREET

Miscellaneous Notices

A DISTANCE OF ONE HUNDRED TEN (110) FEET TO A POINT ON THE SOUTHERN SIDE OF CENTRAL STREET; THENCE EXTENDING EASTWARDLY ALONG THE SAME STREET, A DISTANCE OF SIXTEEN AND TWENTY-FIVE ONE-HUNDREDTHS (16.25) FEET TO A POINT ON THE LINE OF PREMISES NO. 2154 BERRYHILL STREET; THENCE EXTENDING SOUTHWARDLY ALONG THE SAME LINE AND THROUGH THE MIDDLE OF A PARTITION WALL BETWEEN THE PREMISES HEREIN DESCRIBED AND PREMISES NO. 2154 BERRYHILL STREET, A DISTANCE OF ONE-HUNDRED TEN (110) FEET TO A POINT ON THE NORTHERN SIDE OF BERRYHILL STREET; THENCE, WESTWARDLY ALONG THE SAME SIXTEEN AND TWENTY-FIVE ONE-HUNDREDTHS (16.25) FEET THE POINT AND PLACE OF BEGINNING.

BEING KNOWN AS: 2152 BERRYHILL STREET, HARRISBURG, PA 17104

PROPERTY ID NUMBER: 13-018-029-000-0000

BEING THE SAME PREMISES WHICH PATRICIA HARNISH, A SINGLE WOMAN BY DEED DATED 6/15/2010 AND RECORDED 6/22/2010 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT #20100017723, GRANTED AND CONVEYED UNTO DIANE M. HESS, A SINGLE WOMAN.

SEIZED AND SOLD as the property of Diane Burtnett a/k/a Diane M. Hess under judgment #2022-CV-03686

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 30

JEFF CALCAGNO, ESQUIRE

JUDGMENT AMOUNT: \$63,834.96

PROPERTY SITUATE in the 13th Ward of the City of Harrisburg, Dauphin County, Pennsylvania

TAX ID No. 13-047-048

ALL THAT CERTAIN tract of land with the improvements thereon erected situate on the southeastern side of Mercer Street, 13th Ward of the City of Harrisburg, Dauphin County, Pennsylvania, being more fully bounded and described in accordance with a plan of survey by

Gerrit J. Betz and Associates, Inc., Engineers and Surveyors, dated March 28, 1978 and bearing drawing No. 78184, as follows, to wit:

BEGINNING at a drill hole located on the southeastern side of Mercer Street, (50.00 feet wide right-of-way) and a corner of land now or formerly of George L. Spare; said drill hole being measured 171.50 feet from the southeast corner of Mercer Street and Hatton Street; thence extending from said beginning drill hole and measured along the southeastern side of Mercer Street, north 65 degrees 00 minutes east, 16.25 feet to a drill hole at a corner of land now or formerly of Robert A. Shutt, Sr.; thence extending along line of same and passing through a dwelling division wall, south 25 degrees 00 minutes east, 92.0 feet to a hub at a corner of land now or formerly of Albert C. Beard; thence extending along same, south 65 degrees 00 minutes west, 16.25 feet to a hub at a corner of land now or formerly of George L. Spare; thence extending along same and passing through a dwelling division wall, north 25 degrees 00 minutes west, 92.0 feet to the first mentioned drill hole, and place of BEGINNING.

BEING KNOWN and numbered as 2437 Mercer Street, City of Harrisburg, Dauphin County, Pennsylvania.

BEING THE SAME PREMISES which Colleen L. McGowan, f/k/a Colleen L. Teamor, a married woman by her deed dated February 3, 1999 and recorded in the Dauphin County Recorder of Deeds Office granted and conveyed unto Dale Q. Keister and Kay L. Keister, husband and wife.

SEIZED AND SOLD as the property of DALE Q. KEISTER AND KAY L. KEISTER by virtue of a writ of execution No. 2017-CV-3860-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 31

HARRY B. REESE, ESQUIRE

JUDGMENT AMOUNT: \$93,788.88

ALL THOSE CERTAIN two tracts of land situate in the Township of Halifax, County of Dauphin and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

Tract No. 1:

BEGINNING at a stake on the west side of the State highway and on the south side of Boyer Street at the northeast corner of Lot No. 238;

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Thence along said highway southwardly seventy-five feet (75') to a point on line of Tract No. 2 herein; Thence along said line westwardly one hundred sixty feet (160') to a stake on the east side of a fourteen feet (14') wide alley; Thence along said alley northwardly seventy-five feet (75') to a stake on the east side of Boyer Street; Thence along Boyer Street eastwardly one hundred sixty feet (160') to the place of BEGINNING.

BEING LOTS No. 238, No. 239 and No. 240 on a General Plan or Plot of J.G. Romberger, as laid out by G.W. Huntzinger, surveyor and also as the North Side Addition to the Borough of Halifax.

Tract No. 2:

BEGINNING at a stake on the west side of the State Highway fifty feet (50') to a stake on line of Lot No. 243; Thence by Lot No. 243, westwardly one hundred sixty feet (160') to a stake on the east side of a fourteen foot (14') wide alley; Thence along said alley, northwardly fifty feet (50') to a stake; Thence by Lot No. 240, eastwardly one hundred sixty feet (160') to the place of BEGINNING.

BEING LOTS No. 241 and No. 242 on a General Plan of J.G. Romberger as surveyed and laid out by G.W. Huntzinger, surveyor and known as North Side Addition to the Borough of Halifax.

HAVING THEREON erected residential dwelling known and numbered as 320 N 2nd Street, Halifax, Pennsylvania 17032

BEING TAX PARCEL NO. 29-01 1-094-000-0000

PREMISES BEING: 320 N 2nd Street, Halifax, Pennsylvania 17032

BEING THE SAME PREMISES which Keith Rummel and Shana L. Mattis n/k/a Shana L. Rummel, by deed dated 6/23/2013 and recorded in the Office of the Recorder of Deeds of Dauphin County on 7/3/2013 in Instrument 20130020928, granted and conveyed unto Randy L. White and Jessica E. White.

UNDER AND SUBJECT, NEVERTHELESS, to any and all covenants, conditions, easements, rights of way, restrictions and matters of prior record and any matter which a physical inspection of the property would disclose.

SEIZED AND TAKEN in execution as the property of Jessica E. White and Randy L. White, mortgagor(s) herein, under Judgment No. 2022 CV 4174 MF

NOTICE is further given to all parties in interest and claimants. A proposed schedule of distribution of the proceeds in the sale will be filed by the Sheriff of Dauphin County, Pennsylvania on a date specified by the Sheriff not later than thirty (30) days after sale and distribution of said proceeds will be made in

accordance with said proposed schedule of distribution unless exceptions are filed thereto within ten (10) days thereafter.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 32

M. TROY FREEDMAN, ESQUIRE

JUDGMENT AMOUNT: \$76,792.16

ALL THAT CERTAIN PIECE OR PARCEL OF GROUND LOCATED IN THE CITY OF HARRISBURG, COUNTY OF DAUPHIN AND COMMONWEALTH OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING ON THE NORTHERN LINE OF VERBEKE STREET (FORMERLY BROAD STREET) TWENTY-ONE FEET AND FOUR INCHES, MORE OR LESS, FROM THE NORTHEASTERN CORNER OF VERBEKE AND BARTINA STREETS AT LINE OF LAND FORMERLY OF PANCAKE; THENCE ALONG SAID LINE IN RIGHT ANGLES WITH VERBEKE STREET SEVENTY-SIX FEET TO LAND NOW OR FORMERLY OF LEVI SAUL; THENCE EASTWARDLY ALONG THE LINE OF SAID LAND NOW OR FORMERLY OF LEVI SAUL EIGHTEEN FEET TO LAND FORMERLY OF ANTHONY KING; THENCE SOUTHWARDLY ALONG THE LINE OF SAID KING LAND SEVENTY-SIX FEET TO VERBEKE STREET; AND THENCE WESTWARDLY ALONG THE NORTHERN LINE OF VERBEKE STREET EIGHTEEN FEET TO THE PLACE OF BEGINNING.

BEING PARTS OF LOTS NOS. 17 AND 18 LAID OUT IN A PLAN OF LOTS BY WILLIAM K. VERBEKE.

BEING THE SAME premises that Norma Jean Peluso, Administratrix of the Estate of Howard M. Thorkelson by deed dated 1/30/2013 and recorded 2/25/2013 in the office of the Recorder of Deeds in the County of Dauphin, Commonwealth of Pennsylvania as Instrument No. 20130005867 granted and conveyed to Adam C. Labs, a single man

TAX MAP NO. 06-026-018-000-0000

PROPERTY ADDRESS: 114 Verbeke St., HBG, PA 17102

SEIZED AND SOLD as the property of Adam C. Labs under judgment #2022-CV-02323

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NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 33
BENJAMIN HOEN, ESQUIRE
JUDGMENT AMOUNT: \$47,702.41

ALL THAT CERTAIN PROPERTY SITUATED IN THE CITY OF HARRISBURG IN THE COUNTY OF DAUPHIN, AND COMMONWEALTH OF PENNSYLVANIA, BEING MORE FULLY DESCRIBED IN A DEED DATED 08/24/1987 AND RECORDED 11/02/1988, AMONG THE LAND RECORDS OF THE COUNTY AND COMMONWEALTH SET FORTH ABOVE, IN DEED BOOK 1194, PAGE 420.

HAVING THEREON ERECTED A SINGLE FAMILY DWELLING KNOWN AND NUMBERED AS 706 SOUTH 26TH STREET, HARRISBURG, PA 17111.

BEING TAX PARCEL NO. 13-071-018-000-0000

PREMISES BEING: 706 SOUTH 26TH STREET, HARRISBURG, PA 17111

BEING THE SAME PREMISES WHICH RICHARD ERNST AND CAROL A. ERNST, BY DEED DATED 08/24/1987, AND RECORDED DEED 11/02/1988, IN THE OFFICE OF THE RECORDER OF DEEDS IN AND FOR THE COUNTY OF DAUPHIN, BOOK 1194, PAGE 420, GRANTED AND CONVEYED UNTO, BRENDA L. JOHNSON, SINGLE PERSON, AND SCOTT E. JOHNSON SINGLE PERSON, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP, AND NOT AS JOINT TENANTS IN COMMON, IN FEE.

SEIZED AND TAKEN IN EXECUTION AS THE PROPERTY OF BRENDA L. JOHNSON AND SCOTT E. JOHNSON, MORTGAGORS HEREIN, UNDER JUDGMENT NO. 2020CV170.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 34
MATTHEW C. FALLINGS, ESQUIRE
JUDGMENT AMOUNT: \$62,473.71

ALL THAT CERTAIN lot or parcel of land situate in Lower Paxton Township, Dauphin County, Pennsylvania, being part of Blue Ridge Manor Plan No. 3, as shown by the plan thereof duly recorded in the Recorder's Office in and for the County of Dauphin, in Plan Book "K", Page 104, and known as Lot No. 1 on said Plan, and bounded and described as follows, to wit;

BEGINNING at a point, which point is the southeast corner of Blue Ridge and Blue Ribbon Avenues on said Plan, Blue Ridge Avenue being widened to fifty (50) feet; thence along the southern line of Blue Ridge Avenue, north 87 degrees 00 minutes east, a distance of 100.00 feet to a point on the dividing line between the herein described Lot and Lot No. 2 as set forth on said Plan; thence along said dividing line, south 03 degrees 00 minutes east, 200.00 feet to a point on the dividing line between the herein described Lot and Lot No. 5, as set forth on the above mentioned Plan of Lots; thence along said dividing line, south 87 degrees 00 minutes west, 93.50 feet to a point in the eastern line of Blue Ribbon Avenue; thence along the eastern line of Blue Ribbon Avenue, north 04 degrees 51 minutes 40 seconds west, 200.2 feet, more or less, to a point being the place of BEGINNING. CONTAINING 19,350 Square Feet.

HAVING THEREON erected a single family dwelling known and numbers as 6303 Blue Ridge Avenue, Harrisburg, Pennsylvania.

ALSO KNOWN AS 6303 Blue Ridge Avenue, Harrisburg, PA 17112

PARCEL ID 35-021-095-000-0000

BEING the same premises which JAMES M. DODSON, JR. AND MICHELLE L. DODSON, HIS WIFE by deed dated July 30, 1998 and recorded in the Office of Recorder of Deeds of Dauphin County on July 31, 1998 at Book 3167, Page 505 granted and conveyed unto RICHARD L. HEIMBACH, II, A MARRIED MAN.

SEIZED AND SOLD as the property of Richard L. Heimbach, II a/k/a Richard L. Heimbach under judgment #2022-CV-03218

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

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SALE NO. 36
SARAH K. McCAFFERY, ESQUIRE
JUDGMENT AMOUNT: \$187,112.53

ALL THAT CERTAIN piece or parcel of real estate, together with all improvements located thereon, situate in the Township of Swatara, County of Dauphin and Commonwealth of Pennsylvania, as more fully bounded and described as follows:

BEGINNING at a point on the northeastern right-of-way line of Kelker Street at the common front property corner of Lot No. 42 and Lot No. 43 as shown on the hereinafter mentioned Plan of Lots; thence along said right-of-way line north 55 degrees 34 minutes 40 seconds west, a distance of 22.00 feet to a point at the dividing line between Lot No. 41 and Lot No. 42; thence along said dividing line north 34 degrees 25 minutes 20 seconds east, a distance of 120.50 feet to a point; thence south 55 degrees 34 minutes 40 seconds east, a distance of 22.00 feet to a point at the dividing line between Lot No. 42 and Lot No. 43; thence continuing along said dividing line south 34 degrees 25 minutes 20 seconds west, a distance of 120.50 feet to a point, said point being the Place of BEGINNING.

BEING Lot No. 42, on Final Subdivision Plan of Chambers Knoll, prepared by Hartman and Associates, Inc., recorded December 18, 1997 in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania in Plan Book "Q", Volume 6, Page 59.

UNDER AND SUBJECT to Declaration of Protective Covenants, Restrictions and Conditions for Chambers Knoll, a Planned Residential Community recorded on the 19th day of April, 1999 in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania in Record Book 3384, Page 63.

SUBJECT to a five foot pedestrian easement along the rear lot line of said lot as shown on the above referenced plan.

UNDER AND SUBJECT TO the same rights, privileges, agreements, rights-of-way, easements, conditions, exceptions, restrictions, and reservations as exist by virtue of prior recorded instruments, plans, Deeds of Conveyances, or visible on ground.

BEING THE SAME PREMISES which Michael A. Campbell and Lisa L. Campbell, husband and wife, by deed dated December 30, 2010 and recorded on January 6, 2011, in the Dauphin County Recorder of Deeds Office as Instrument No. 20110000688, granted and conveyed unto Hollie A. Boykin.

BEING KNOWN and numbered as 440 Kelker Street, Harrisburg, PA 17113

Parcel I.D. No. 63-085-042-000-0000

SEIZED AND SOLD as the property of Hollie A. Boykin under judgment #2021-CV-06466

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 37
LEON P. HALLER, ESQUIRE
JUDGMENT AMOUNT: \$100,669.45

ALL THAT CERTAIN lot or piece of ground situate in Susquehanna Township, County of Dauphin, Commonwealth of Pennsylvania, being more particularly bounded and described as follows, to wit:

BEGINNING at a stake south 01 degree 45 minutes west, 501.55 feet from the southeastern intersection of Greenawalt and Durham Roads; thence through Lot 148, south 88 degrees 15 minutes east, 90 feet to a stake on the western line of Lot No. 131; thence along line of Lots 131 and 132, south 07 degrees 57 minutes west, 70.15 feet to a point at line of land now or formerly of Alex Chupil and wife; thence through Lot No. 147 and along the northern line of said land now or formerly of Alex Chupil and wife, north 77 degrees 35 minutes west, 94.30 feet to a stake on the eastern line of Durham Road; thence along said eastern line by a curve, the radius of which is 85 feet, an arc distance of 43.10 feet chord bearing of which is north 15 degrees 54 minutes east, 42 feet to a stake; thence north 01 degree 45 minutes east, 11.54 feet to a stake, the place of BEGINNING.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A DWELLING KNOWN AND NUMBERED AS: 3813 DURHAM ROAD, HARRISBURG, PA 17110

PARCEL #: 62-015-153

BEING THE SAME PREMISES WHICH Eleanor Mauser, by deed dated November 29,

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2016 and recorded December 6, 2016, Dauphin County, PA Recorder of Deeds Office, Instrument No. 2016-0032046, granted and conveyed unto Hector L. DeJesus. Hector L. DeJesus died on November 18, 2020. There is no known estate.

TO BE SOLD AS THE PROPERTY OF THE UNKNOWN HEIRS OF HECTOR L. DeJESUS, DECEASED under Judgment No. 2021-CV-05727-MF.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 38
LEON P. HALLER, ESQUIRE
JUDGMENT AMOUNT: \$75,914.55

ALL THAT CERTAIN, piece or parcel of land situate in City of Harrisburg, Dauphin County, Pennsylvania, more particularly bounded and described in accordance with a survey of Robert G. Sherrick, Registered Surveyor, dated June 14, 1978 as follows:

BEGINNING at a point said point being 160 feet north 87 degrees 31 minutes 59 seconds east of the northeast corner of the intersection of South 25th Street and Barkley Lane as measured along the northern right of way of Barkley Lane; thence north 02 degrees 28 minutes 01 seconds west, 95.53 feet along Lot No. 7 of lots now or formerly of First Federal Savings and Loan Association of Pottstown and through the middle of a party wall that is the dividing line between Lots Nos. 7 and 8 to a stake; thence north 87 degrees 53 minutes east, 30 feet along lands of Holy Family Catholic Church to a stake; thence south 02 degrees 28 minutes 01 seconds east, 95.35 feet to a point on the northern edge of the right of way of Barkley Lane; thence south 87 degrees 31 minutes 59 seconds west, 30 feet along the northern edge of the right of way of Barkley Lane to a point and place of BEGINNING.

UNDER AND SUBJECT to and together with prior grants and reservations of coal, oil, gas, mining rights of way, exceptions, conditions, restrictions and reservations of record, as the same may appear in this or prior instruments of record.

UNDER AND SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior

deeds or other documents composing the chain of title, or as may be visible upon physical inspection of the premises.

HAVING THEREON ERECTED A DWELLING KNOWN AND NUMBERED AS: 2514 BARKLEY LANE, HARRISBURG, PA 17104

PARCEL#: 13-030-052

BEING THE SAME PREMISES, WHICH Mary E. Harden by deed dated August 16, 2011 and recorded in Dauphin County Recorder of Deeds Office on September 15, 2011 in Instrument No. 20110025275, granted and conveyed unto Kirsch and Bums, LLC.

TO BE SOLD AS THE PROPERTY OF KIRSCH & BURNS, LLC UNDER JUDGMENT NO. 2021-CV-4469-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 40
GERALDINE M. LINN, ESQUIRE
JUDGMENT AMOUNT: \$120,831.65

ALL THAT CERTAIN house and lot of ground situate on the south side of Market Street in the Borough of Gratz, County of Dauphin and Commonwealth of Pennsylvania, being known and numbered as 414 East Market Street, Gratz, Pennsylvania, more particularly bounded and described as follows, to wit;

BEGINNING at a corner on said Market Street and lot of Mazie Hopple; thence along said Market Street, south eighty-eight and one-fourth (88 ¼) degrees east, fifty (50) feet to lot of Carl Sitlinger; thence along lot of the said Carl Sitlinger, south thirteen and one-half (13 ½) degrees east, two hundred eighteen (218) feet to south alley; thence along said alley, north eighty-eight and one-half (88 ½) degrees west, fifty (50) feet to lot of Mazie Hopple Estate; thence along lot of the Mazie Hopple Estate thirteen and one-half (13 ½) degrees east, two hundred eighteen (218) feet to the place of BEGINNING.

HOWEVER, the length of said lot has been somewhat changed by a certain ordinance of the Borough Council, requiring said Market Street to be widened, and said Council purchasing a strip of land along said Market Street for that purpose from Caroline Haag, former owner of this lot, which will fully appear on the records of said Council.

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Miscellaneous Notices

BEING LOT No. 12 in the general plan of said Borough of Gratz.

BEING KNOWN AS: 414 EAST MARKET STREET, GRATZ, PA 17030

PROPERTY ID NUMBER: 27-005-036

BEING THE SAME PREMISES WHICH LARUE W. PHILLIPS AND PATTY PHILLIPS, HIS WIFE, AND JOHN H. PHILLIPS, AS TENANTS IN COMMON BY DEED DATED 6/15/2010 AND RECORDED 7/8/2010 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT #20100019383, GRANTED AND CONVEYED UNTO CHRISTOPHER MICHAEL BLOOM, A SINGLE PERSON.

SEIZED AND SOLD as the property of Christopher M. Bloom a/k/a Christopher Michael Bloom under judgment #2021-CV-06123

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 41

CRISTINA L. CONNOR, ESQUIRE

JUDGMENT AMOUNT: \$20,481.83

ALL THAT CERTAIN lot or parcel of land, situate in the Township of Swatara, Dauphin County, Pennsylvania, bounded and described as follows, to wit:

ALL THOSE three (3) certain lots situate in the Township of Swatara, County of Dauphin, Pennsylvania, being Lots Nos. 181, 182, and 183 of a Plan of Lots laid up by C. L. Brinser and known as "Rutherford Heights", said Plan of Lots being recorded in the Recorder of Deeds Office in and for Dauphin County in Plan Book "E", Page 5, and more particularly bounded and described as follows, to wit:

BEGINNING at a point on the north side of Clearfield Street at the dividing line between Lots Nos. 183 and 184; thence in an easterly direction along said northern line of Clearfield Street seventy-five (75) feet to the dividing line between Lots Nos. 180 and 181; thence in a northerly direction along said line one hundred fifty (150) feet to the southern line of Walnut Avenue; thence in an easterly direction along said line seventy-five (75) feet to the dividing line between Lots Nos. 183 and 184; thence in a southerly direction along said line, one hundred fifty (150) feet to a point, the place of BEGINNING.

HAVING THEREON erected a double frame dwelling house known as 6740 East Clearfield Street.

BEING known and numbered as 6740 East Clearfield Street, Harrisburg, PA 17111-4447.

WITH all improvements erected thereon.

PARCEL NO.: 63-021-072-000-0000

BEING THE SAME property conveyed to Ashley M. Barcellona and Gabrielle L. Barcellona who acquired title by virtue of a deed from Ashley M. Barcellona and Gabrielle L. Barcellona, co-administrators' D.B.N.C.T.A. for the estate of Cecilia L. Barcellona f/k/a Cecilia L. Priest, dated February 6, 2021, recorded February 10, 2021, at Instrument Number 20210004493, Office of the Recorder of Deeds, Dauphin County, Pennsylvania.

UNDER AND SUBJECT to and together with easements exceptions reservations, restrictions, right of way, covenants and conditions as contained in prior instruments of record:

SEIZED AND TAKEN in execution as the property of Ashley M. Barcellona and Gabrielle L. Barcellona, Mortgagors herein, under Judgment No. 2022-CV-04318-MF

NOTICE is further, given to all parties in interest and claimants, a proposed schedule of distribution of the proceeds in the sale will be filed by the sheriff of Dauphin County, Pennsylvania on a date specified by the sheriff not later than thirty (30) days after sale and distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within ten (10) days thereafter.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 42

HAL A. BARROW, ESQUIRE

JUDGMENT AMOUNT: \$5,898.39

ALL THAT CERTAIN Unit, being Unit No. 108 (the "Unit"), of the Villas At Hershey Meadows, (the "Condominium"), located in South Hanover Township, Dauphin County, Pennsylvania, which Unit is designated in the Declaration of Condominium of the Villas At Hershey Meadows, Inc., a Condominium, being Phase 2, 3, 7 and 10 of the Meadows of Hanover, a Planned Community, (hereinafter the "Declaration") dated October 2, 2003 and recorded December 8, 2003 in the Office of the

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Miscellaneous Notices

Recorder of Deeds of Dauphin County, Pennsylvania in Record Book 5293, Page 405 and as shown on the Declaration Plat recorded in Dauphin County Record Book 5293, Pages 477-479.

ALSO KNOWN as 108 Kestrel Court and described in a certain deed recorded in the Office of the Recorder of Deeds for Dauphin County to Instrument No. 20130003646. Also identified as Dauphin County Tax Map Parcel No. 56-020-005.

SEIZED AND SOLD as the property of Lisa Robison under judgment #2017-CV-08483

PROPERTY ADDRESS: 108 Kestrel Court, Hummelstown PA 17036

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SEIZED AND SOLD as the property of Christian S. Dagher, Executor of the Estate of Eileen J. Nestor-Dagher, Deceased Record Owner and Mortgagor. under Judgment No. 2022-CV-3304-MF.

NOTICE is further given to all parties in interest and claimants. A proposed schedule of distribution of the proceeds in the sale will be filed by the Sheriff of Dauphin County, Pennsylvania on a date specified by the Sheriff not later than thirty (30) clays after sale and distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within ten (10) days thereafter.

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 43

MARC A. HESS, ESQUIRE

JUDGMENT AMOUNT: \$47,618.50

ALL THAT CERTAIN lot or price of ground situate in the Borough of Lykens, County of Dauphin and Commonwealth of Pennsylvania, being Number Five Hundred Thirty-Four (534) in the Plan of said Town (now Borough), as laid out by Daniel Hoffman in the year 1848 and by W.W. Foster in the year 1863, bounded and described as follows:

SITUATE at the southeast corner of North Second Street and Edward Street, containing in front on North Second Street, forty (40) feet and extending in depth along Edward Street one hundred forty (140) feet to a twenty (20) foot wide alley.

BEING THE SAME PREMISES which Eileen A. Nestor, by marriage Eileen A. Dagher, by deed dated August 12, 2004 and recorded August 17, 2004 in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania in Deed Book 5639, Page 245, granted and conveyed unto Eileen A. Dagher, married individual. Eileen A. Nestor-Dagher departed life on this earth on or about March 11, 2021. An Estate was opened on March 11, 2021 in the Orphans' Court of Dauphin County, Pennsylvania to File No. 2221-0482 and Christian S. Dagher was appointed the Executor thereof.

PREMISES BEING: 300 North Second Street, Lykens, Pennsylvania 17048

TAX PARCEL NO. 38-007-001-000-0000

SALE NO. 44

MICHAEL P. FARRINGTON, ESQUIRE

JUDGMENT AMOUNT: \$216,455.76

ALL THAT CERTAIN LOT OR PARCEL OF LAND SITUATE IN DERRY TOWNSHIP DAUPHIN COUNTY, PENNSYLVANIA, BEING LOT NO. 25 IN THE PLAN OF BROOKSIDE MANOR, WHICH PLAN IS RECORDED IN THE RECORDER OF DEEDS OFFICE IN AND FOR DAUPHIN COUNTY IN PLAN BOOK "G", VOLUME 2, PAGE 38, AND BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY SIDE OF BROOKSIDE AVENUE IN LINE DIVIDING LOT NO. 23 AND LOT NO. 25 ON THE AFORESAID PLAN OF LOTS; THENCE ALONG SAID DIVIDING LINE SOUTH TEN (10) DEGREES FORTY-FIVE (45) MINUTES WEST, A DISTANCE OF ONE HUNDRED SEVENTEEN (117) FEET TO A POINT; THENCE ALONG LINE OF OTHER LANDS OF JAMES K. FOREMAN, SOUTH SEVENTY-NINE (79) DEGREES, FIFTEEN (15) MINUTES EAST, A DISTANCE OF NINETY-FOUR AND 22/100TH (94.22) FEET TO A POINT IN LINE DIVIDING LOT NO. 25 AND LOT NO. 27 ON THE AFORESAID PLAN OF LOTS; THENCE ALONG SAID DIVIDING LINE NORTH TEN (10) DEGREES, FORTY-FIVE (45) MINUTES EAST A DISTANCE OF ONE HUNDRED

Miscellaneous Notices

SEVENTEEN (117) FEET TO A POINT ON THE SOUTHERLY SIDE OF BROOKSIDE AVENUE AFORESAID; THENCE ALONG THE SOUTHERLY SIDE OF BROOKSIDE AVENUE NORTH SEVENTY-NINE (79) DEGREES, FIFTEEN (15) MINUTES WEST, A DISTANCE OF NINETY-FOUR AND 22/100^{THS} (94.22) FEET TO A POINT, THE PLACE OF BEGINNING.

BEING THE SAME PREMISES WHICH DAVID A. MINER AND MARY A. MINER, HIS WIFE, BY THEIR DEED DATED JUNE 18, 1975 AND RECORDED JUNE 24, 1975 IN THE RECORDER OF DEEDS OFFICE IN AND FOR DAUPHIN COUNTY, PA. IN DEED BOOK W, VOLUME 61, PAGE 726 GRANTED AND CONVEYED UNTO LUISE ROSARIO AND IRIS ROSARIO, HIS WIFE, THE GRANTORS HEREIN.

THE WITHIN CONVEYANCE IS UNDER AND SUBJECT TO THE FOLLOWING RESTRICTIONS, RESERVATIONS AND EASEMENTS:

1. NO BUILDING OR ANY PART THEREOF, EXCEPT OPEN STEPS, SHALL BE CLOSER TO THE SIDE PROPERTY LINE THAN TEN (10) FEET.

2. THE USE OF THE PREMISES HEREIN DESCRIBED IS LIMITED TO A SINGLE FAMILY DWELLING UNIT AND A PRIVATE GARAGE FOR NOT MORE THAN TWO CARS.

3. NEITHER THE LOT HEREIN DESCRIBED NOR ANY BUILDING THEREON SHALL BE USED FOR ANY INDUSTRIAL OR COMMERCIAL USE OR ENTERPRISE.

4. THE PREMISES HEREIN DESCRIBED IS SUBJECT TO THE RIGHTS OF WAY GRANTED TO THE HERSHEY ELECTRIC COMPANY, THE HERSHEY TELEPHONE COMPANY, THE HERSHEY WATER COMPANY, THE HERSHEY SEWERAGE COMPANY, THEIR SUCCESSORS AND ASSIGNS, AND ANY OTHER PUBLIC UTILITIES.

5. NO COMMERCIAL KENNEL SHALL BE KEPT UPON THE WITHIN DESCRIBED PREMISES, NOR SHALL ANY ANIMALS OR FOWL BE KEPT THEREON, EXCEPTING THE ORDINARY HOUSE PETS, SUCH AS A CAT OR A DOG.

BEING KNOWN AS: 146 BROOKSIDE AVENUE, HERSHEY, PA 17033

PROPERTY ID NUMBER: 24-067-068-000-0000

BEING THE SAME PREMISES WHICH LUIS E. ROSARIO AND IRIS ROSARIO, HIS WIFE BY DEED DATED 1/20/1983 AND RECORDED 1/20/1983 IN THE OFFICE OF

THE RECORDER OF DEEDS IN DEED BOOK 347 AT PAGE 297, GRANTED AND CONVEYED UNTO PHUONG VAN PHAM AND DUNG HONG PHAM, HIS WIFE.

SEIZED AND SOLD as the property of Dung Hong Pham and Phuong Van Pham under judgment #2022-CV-04021

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 45

CHRISTINE L. GRAHAM, ESQUIRE

JUDGMENT AMOUNT: \$39,795.38

ALL THAT CERTAIN TRACT OR PARCEL OF LAND AND PREMISES, SITUATE, LYING AND BEING IN THE CITY OF HARRISBURG IN THE COUNTY OF DAUPHIN AND COMMONWEALTH OF PENNSYLVANIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERN LINE OF CRESCENT STREET, SEVENTY-FOUR (74) FEET AND ONE AND ONE HALF (1 ½) INCHES, MORE OR LESS, NORTH OF THE NORTHEAST CORNER OF CRESCENT AND KITTATINNY STREETS; THENCE EASTWARDLY AT RIGHT ANGLES WITH CRESCENT STREET ONE HUNDRED THIRTY-FIVE (135) FEET TO NECTARINE STREET; THENCE NORTHWARDLY ALONG THE WESTERN LINE OF NECTARINE STREET FIFTEEN (15) FEET TO A POINT; THENCE WESTWARDLY AT RIGHT ANGLES WITH CRESCENT STREET, ONE HUNDRED THIRTY-FIVE (135) FEET TO CRESCENT STREET; AND THENCE SOUTHWARDLY ALONG CRESCENT STREET, FIFTEEN (15) FEET TO THE PLACE OF BEGINNING.

TAX PARCEL NO. 02-01 1-077-000-0000

PREMISES BEING: 247 CRESCENT STREET, HARRISBURG, PENNSYLVANIA 17104

BEING THE SAME PREMISES WHICH CAPITOL INVESTMENT GROUP, LLC BY DEED DATED MARCH 26, 2008 AND RECORDED APRIL 21, 2008 IN INSTRUMENT NUMBER 20080014085, GRANTED AND CONVEYED UNTO LOIS G. STOFKA AND GKT ENTERPRISES, LLC.

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Miscellaneous Notices

SEIZED AND SOLD as the property of Lois G. Stofka and GKT Enterprises, LLC under judgment #2020-CV-01660

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 46
CHRISTOPHER A. DeNARDO, ESQUIRE
JUDGMENT AMOUNT: \$130,545.30

ALL THAT CERTAIN Unit, being Unit No. 5801-E, ("The Unit"), of Meadowridge, the Condominiums of Hidden Lake ("The Condominium"), situated in the Township of Lower Paxton, County of Dauphin, Commonwealth of Pennsylvania, which Unit is designated in the Declaration of Condominium of Meadowridge, The Condominiums of Hidden Lake ("The Declaration of Condominium") and Declaration Plats and Plans as recorded in the Dauphin County Recorder of Deeds Office, as follows:

Declaration and Declaration Plats and Plans as set forth in Record Book and Page, respectively:
2099-554, 2099-614

Amendments to Declaration and Declaration Plats and Plans as set forth in Record Book and Page, respectively:

2117-120, 2117-126
2165-459, 2165-466
2230-47, 2230-53
2293-553, 2293-559
2354-330, 2354-337
2428-87, 2428-94
2465-544, 2465-552
2490-347, 2490-355
2527-411, 2527-419
2549-68, 2549-76

TOGETHER WITH and undivided 1.1363 % interest in Common Elements as more particularly set forth in the aforesaid Declaration of Condominium and Declaration Plats and Plans.

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.

BEING KNOWN AS: 5801 East Hidden Lake Drive, Harrisburg, PA 17111

BEING the same premises which Gary W. Williams, by Special Warranty Deed dated September 23, 2013, and recorded September

25, 2013, as Instrument No. 20130030040, granted and conveyed unto Kendre, LLP, in fee.

PARCEL #35-122-085-000-0000

FOR INFORMATIONAL PURPOSES ONLY: Being known as 5801 Hidden Lake Drive, #E, Harrisburg, PA 17111

BEING THE SAME PREMISES which Kendre, LLP, a Pennsylvania Limited Liability Partnership, by deed dated November 20, 2017 and recorded November 22, 2017 in the Office of the Recorder of Deeds in and for the County of Dauphin, Pennsylvania in Instrument No. 20170030903 granted and conveyed unto Rebekah D. Richardson, as sole owner, in fee.

SEIZED AND SOLD as the property of Rebekah D. Richardson under judgment number 2022-CV-3214-MF

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of Dauphin County, on Monday November 14, 2022, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

CONDITIONS OF SALE

**The Highest and Best Bidder
Shall Be the Buyer**

TERMS

The purchaser will be required to pay the full amount of his bid by TWO O'CLOCK P.M. on the day of sale, and if complied with, a deed will be tendered by the Sheriff at the next Court of Common Pleas for Dauphin County conveying to the purchaser all the right, title, interest and claim which the said defendant has in and to the said property at the time of levying the same. ALTHOUGH NOT PART OF THE MINIMUM BID, PROPERTY SOLD FOR THE MINIMUM BID DOES NOT DISCHARGE DELINQUENT AND/OR OUTSTANDING TAXES AND THE PURCHASER WILL BE RESPONSIBLE FOR SAME. If above conditions be not complied with on the part of the Purchaser, the property will again be offered for sale by the Sheriff at THREE O'CLOCK P.M., on the same day. The said purchaser will be held liable for the deficiencies and additional cost of said sale.

Nicholas Chimienti, Jr.
Sheriff of Dauphin County
August 11, 2022

s23-o7