

Advertisements appearing for First Time

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 21, 2021, at 10:00 A.M., the following real estate, to wit:

**SALE NO. 1
DAVID C. ONORATO, ESQUIRE
JUDGMENT AMOUNT: \$110,666.15**

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

BEGINNING at a point on the westerly line of Green Street, which is 29 feet southwardly of the southwardly corner of Green and Woodbine Streets; thence along the westerly line of Green Street aforesaid, South 21 degrees East, 23 feet to a point; thence South 69 degrees West 88.5 feet to a point; thence North 21 degrees West, 23 feet to a point; thence North 69 degrees East 88.5 feet to a point the place of BEGINNING.

BEING THE SAME PREMISES which Michael Solomon, Executor of the Estate of Mary Lynn Fisher, deceased, by deed dated March 21, 2008 and recorded on April 11, 2008, in the Dauphin County Recorder of Deeds Office as Instrument No. 20080012871, granted and conveyed unto Stephen Banfield, an Adult Individual.

TAX PARCEL No. 10-062-002-000-0000
PREMISES BEING known as 2150 Green Street, Harrisburg, PA 17110

SEIZED AND TAKEN in execution as the property of Stephen Banfield, an Adult Individual in execution of Dauphin County Judgment No. 2021-CV-02086-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

**SALE NO. 2
CHRISTOPHER A. DeNARDO, ESQUIRE
JUDGMENT AMOUNT: \$89,896.90**

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

BEGINNING at a point on the Southern right-of-way line of Paxton Church Road at the Northeast corner of Lot # 3; thence along said right-of-way line N 53°-35'-41" E, 87.13 feet to a point being the Northwest corner of Lot # 1; thence along Lot # 1 S 36°-24'-19" E, 180.77 feet to a point at lands N/F of Brent J. O'Connell, Deed Book 2416, Page 170; thence along said lands and lands N/F of Haim & Vivian L. Blanc, Deed Book 2401, Page 525, S 31°-53'-57" W, 93.77 feet to a point being the Southeast corner of Lot # 3; thence along Lot # 3 N36°-24'-19" W 215.43 feet to a point, being the place of BEGINNING.

CONTAINING 17,260 square feet (0.40 acres)
BEING Lot # 2 on a Final Subdivision Plan for Phase 1 of Apple Creek Farms, prepared by R.J. Fisher & Associates, Inc.

HAVING thereon a two-story dwelling known and numbered as 1821 Paxton Church Rd., Dauphin County, Harrisburg, PA 17110.

BEING SUBJECT, NEVERTHELESS, to any and all easements, covenants, conditions, restrictions, reservations, rights-of-way, zoning and any and all matters that are of record or visible on the premises.

FOR INFORMATIONAL PURPOSES ONLY: Being known as 1821 Paxton Church Road, Harrisburg, PA 17110

PARCEL # 62-019-079-000-0000

BEING THE SAME PREMISES which The Most Reverend Kevin C. Rhoades, Bishop of the Roman Catholic Diocese of Harrisburg, Trustee for the Diocese of Harrisburg, by his attorney-in-fact the Very Reverend James M. Lyons, by deed dated December 1, 2006 and recorded December 8, 2006 as Instrument Number 20060050051, in the Office of the Recorder of Deeds in and for the County of Dauphin, granted and conveyed unto Matthew R. Andrews, single person, in fee.

SEIZED AND SOLD as the property of Matthew R. Andrews under judgment number 2019-CV-05510-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 15, 2021, 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. 3

JOSEPH E. DeBARBERIE, ESQUIRE

JUDGMENT AMOUNT: \$125,161.50

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

ALL THAT CERTAIN, tract or parcel of land and premises, situate, lying and being in the Township of Lower Swatara, County of Dauphin, and Commonwealth of Pennsylvania, situate in Shope Gardens, bounded and described in accordance with a survey prepared by William B. Whittock, Registered Engineer, dated March 20, 1963, as follows:

BEGINNING at a point in the Southern line of Greenwood Circle and in the division line between Lots Nos. 16 and 17 on the Plan of Lots hereinafter mentioned; thence along said division line South five degrees, fifty-two minutes West one hundred five and twenty-four one-hundredths feet to a point in the Northern right of way line of the Pennsylvania Turnpike; thence along said line of the Turnpike, South sixty-nine degrees twelve minutes East, eighty feet to a point in the division line between Lots No. 15 and 16; thence along said division line North fourteen degrees, seven minutes East, seventy-five and forty-four one-hundredths feet to a point; thence North eight degrees, twenty-five minutes West, one hundred and forty-two one-hundredths to a point on the South side of Greenwood Circle, which point is one hundred three and ninety-four one-hundredths feet (measured along said side of Greenwood Circle) from the Western line of Theodore Avenue; thence along said side of Greenwood Circle by a curve to the left with a radius of thirty-eight and ten one-hundredths feet the arc distance of twenty-eight and fifty-eight one-hundredths feet; thence continuing along same by a curve to the right with a radius of fifty feet the arc distance of fifty-four and fifty-three one-hundredths feet to a point, the place of BEGINNING.

BEING all of Lot No. 16 and a portion of an unnumbered lot shown on Plan of Block J, K, and L, and parts of Blocks H and I, Section 2, Shope Gardens, recorded in the Office for the Recording of Deeds, in and for Dauphin County, Pennsylvania, in Plan Book X, Page 34.

BEING known and numbered as 4 Greenwood Circle, Middletown, PA 17057.

WITH all improvements erected thereon.

PARCEL NO.: 36-026-080-000-0000

BEING the same property conveyed to Ted R. Gilmartin, Sr., single individual who acquired title by virtue of a deed from Fred A. Eckenrod and Barbara A. Eckenrod, husband and wife,

dated August 28, 2007, recorded September 5, 2007, at Instrument Number 20070035761, 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 Ted R. Gilmartin, Sr., single individual, Mortgagors herein, under Judgment No. 2020-CV-11890-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 4

LAUREN R. TABAS, ESQUIRE

JUDGMENT AMOUNT: \$45,690.06

PROPERTY SITUATE in the City of Harrisburg, Dauphin County, Pennsylvania
TAX ID No. 10-028-014-000-0000

ALL THAT CERTAIN lot or tract of land situate in the tenth Ward of the City of Harrisburg, Dauphin County, Pennsylvania, more particularly bounded and described in the survey of Michael C. D'Angelo, Registered Surveyor, dated October 21, 1974.

BEGINNING at a point on the Eastern line of Reel Street, said point being the same measured in a Northwesterly direction a distance of 319.0 feet from Radnor Street, a distance of 21.0 feet to a pin; thence North 80 degrees 50 minutes East a distance of 85.0 feet to an "X" cut on the Western line of a public alley 10 feet wide; thence South 09 degrees 10 minutes East along said Western line of alley a distance of 21.0 feet to an "X" cut thence South 80 degrees 50 minutes West being along and through a partition wall and beyond a distance of 85.0 feet to an "X" cut on the Eastern line of Reel Street to the point and place of BEGINNING.

HAVING thereon erected a two story brick dwelling known and numbered as 2627 Reel Street.

TAX PARCEL: 10-028-014-000-0000

PREMISES BEING: 2627 Reel Street, Harrisburg, PA 17110

TITLE TO SAID PREMISES VESTED IN James W. Robinson, Jr., and Angela Robinson, his wife, by deed dated October 14, 1994 and recorded October 20, 1994 at Deed Book 2313,

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Page 110 in the Dauphin County Recorder of Deeds Office.

SEIZED AND SOLD as the Property of JAMES W. ROBINSON, JR. AND ANGELA ROBINSON by virtue of a writ of execution No. 2020-CV-11953-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 5
ANDREW MARLEY, ESQUIRE
JUDGMENT AMOUNT: \$109,652.97

ALL THAT CERTAIN described tract of land located in the Township of Swatara, County, of Dauphin and Commonwealth of Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a stone in the Chambers Road, (now known as Chambers Hill Road, L. R. 22018; thence north sixty and three fourths ($60\frac{3}{4}$) degrees, east seven and nine-tenths (7.9) perches to a point; thence north (twenty (20) degrees west eleven and three-tenths (11.3) perches to a stone; thence north fifty-six and one-fourth ($56\frac{1}{4}$) degrees, east ten and four tenths (10.4) perches to a point; thence north forty nine (49) degrees, east twelve and seven tenths (12.7) perches to a corner marked by a stone; thence north thirty-four and one fourth ($34\frac{1}{4}$) degrees, west fourteen and one-tenth (14.1) perches along the line of lands now or formerly of Abner Rutherford to a corner stone; thence still along said lands now or formerly of Abner Rutherford south sixty-one (61) degrees, west eighteen and four-tenths (18.4) perches to a corner stone; thence south three and one-fourth ($3\frac{1}{4}$) degrees, east twenty-four and six tenths (24.6) perches to a stake; thence along the line of lands now or formerly of Maria Meisenhelter south fifteen and one-fourth ($15\frac{1}{4}$) degrees east six and one-tenths (6.1) perches to a stone in the Chambers Ferry Road, (now known as (Chambers Hill Road (L.R. 22018), the place of BEGINNING.

EXCEPTING THEREFROM AND THEREOUT ALL THAT CERTAIN TRACT OF LAND designated as Tract # 1 on Plan I-2, Page 9 which Ralph K. Baldwin and Anna W. Baldwin, his wife, by their deed dated March 29, 1971 and recorded in the Recorder's Office, Dauphin County, Pennsylvania, in Deed Book A57, Page 285 granted and conveyed unto The

Board of Trustees of the Chambers Hill United Methodist Church of the Central Pennsylvania Annual Conference.

PARCEL# 63-039-003-000-0000

BEING KNOWN AS 6200 Chambers Hill Road, Harrisburg, PA 17111

BEING the same premises which Anna W. Baldin, widow by deed dated August 25, 2004 and recorded on August 31, 2004 in Bk 5655, Pg. 413 in the Recorder's Office of Dauphin County, granted and conveyed unto Joseph A. Myers and Patricia L. Myers, husband and wife.

SEIZED, TAKEN in execution and to be sold as the property of Joseph A. Myers and Patricia L. Myers under Judgment No. 2015-CV-9477-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 6
LESLIE J. RASE, ESQUIRE
JUDGMENT AMOUNT: \$162,373.54

ALL THAT CERTAIN LOT OR PIECE OF LAND situate in the Borough of Paxtang, County of Dauphin, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at an iron pipe on the northwest corner of Brisban Street and Oak Street; Thence westwardly along the north line of Brisban Street 60 feet to an iron pipe at the lands now or formerly of Anna Gelsinger; Thence northwardly and at right angles to Brisban Street along lands of said Anna Gelsinger, 82 feet to an iron pipe; Thence eastwardly and parallel with Brisban Street, 60 feet to an iron pipe on the western line of Oak Street; Thence southwardly along the western line of Oak Street, 82 feet to an iron pipe, the place of BEGINNING.

THIS BEING the southern 82 feet of Lot Nos. 28 and 29, Block "M" as shown on the Plan of Paxtang recorded in the Recorder's Office in and for Dauphin County, Pennsylvania, in Plan Book "B", Page 43.

PARCEL # 47-028-015-000-0000

FOR INFORMATIONAL PURPOSES ONLY: 3620 Brisban Street, Harrisburg, Pennsylvania 17111

BEING THE SAME PREMISES WHICH Charles R. Witmer and Claudine E. Witmer, his wife by deed dated July 12, 1961 and recorded July 13, 1961 in the Office of the Recorder of

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Deeds in and for the County of Dauphin, Pennsylvania in Book 46 at Page 488 granted and conveyed unto Paul R. Valkus and Julia A. Valkus, his wife, in fee.

BEING THE SAME PREMISES, WHICH Julia A. Valkus by deed dated September 26, 2008 and recorded October 8, 2008 in the Office of the Recorder of Deeds in and for the County of Dauphin, Pennsylvania in Instrument Number 20080037217 granted and conveyed unto Julia A. Valkus, in fee.

AND THE SAID Julia A. Valkus departed this life on or about March 1, 2020 thereby vesting title unto Thomas E. Valkus as Executor of the Estate of Julia A. Valkus, deceased.

SEIZED AND SOLD as the property of Thomas Valkus, Executor of the Estate of Julia A. Valkus and Ruth Ann Engroff under judgment number 2020-CV10800-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 7

LESLIE J. RASE, ESQUIRE

JUDGMENT AMOUNT: \$105,234.74

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

BEGINNING at a point on the Western line of Paxton Drive, ninety-five and seven hundredths (95.07) feet North of the Northwest corner of the intersection of Paxton Drive and Club Drive, also being at the dividing line between Lot Nos. 70 and 71 on the hereinafter mentioned Plan of Lots; thence North eighty-five degrees West (N 85° W) along same, one hundred twenty-five (125) feet to a point; thence North five degrees East (N 05° E) ninety-five (95) feet to a point at the dividing line between Lot Nos. 69 and 70 on said plan; thence South eighty-five degrees East (S 85° E) along same, one hundred twenty-five (125) feet to a point on the Western line of Paxton Drive; thence Southwardly along same, ninety-five (95) feet to a point, the place of BEGINNING.

BEING Lot No. 70 on Plan of Blue Ridge Park, said Plan being recorded in the Office of the Recorder of Deeds in and for Dauphin County, in Plan Book "U", Page 35.

PARCEL # 35-010-0200-000-0000

FOR INFORMATIONAL PURPOSES ONLY: Being known as 2168 Paxton Drive, Harrisburg, PA 17110

UNDER AND SUBJECT to all conditions, covenants, easements, restrictions, reservations and rights-of-way of record.

BEING THE SAME PREMISES which John P. Gaspich, widower, by deed dated February 15, 2002 and recorded February 21, 2002 in the Office of the Recorder of Deeds in and for the County of Dauphin, Pennsylvania in Book 4286, Page 256, granted and conveyed unto Mark A. Gaspich, single man, in fee.

AND THE SAID Mark A. Gaspich departed this life on or about October 10, 2018 thereby vesting title into John P. Gaspich, Sr., known heir of Mark A. Gaspich, deceased and any unknown heirs, successors, or assigns of Mark A. Gaspich, deceased.

SEIZED AND SOLD as the property of John P. Gaspich, Sr., known heir of Mark A. Gaspich, deceased and unknown heirs, successors, assigns, and all persons, firms, or associations claiming right, title or interest from or under Mark A. Gaspich, deceased under judgment number 2019-CV-06430-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 8

STEPHANIE A. WALCZAK, ESQUIRE

JUDGMENT AMOUNT: \$128,668.09

PARCEL 1

ALL THAT CERTAIN LOT, or parcel of land, with the buildings and improvements thereon, situate in Swatara Township, Dauphin County, Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

BEGINNING at a point on the eastern line of Township Road No. 335, said point being on the line separating Lot Nos. 27 and 26 on the hereinafter mentioned Plan of Lots; thence along the last mentioned line north 64 degrees east 150 feet to a point on lands now or formerly of Hiram E. Bishop, et ux, along same, north 26 degrees west, 130 feet, to a stake on the southern line of said last mentioned private land south 79 degrees 15 minutes west, 155 feet to a stake on the eastern line of Township Road No. 335; thence along the eastern line of Township Road No. 335 south 26 degrees east, 172.70 feet, more or less, to the point and place of BEGINNING.

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BEING Lot Nos. 27, 28, and 29 on the Plan of Overview Heights, which plan is recorded in the Dauphin County Recorder of Deeds Office in Plan Book "R" at Page 66.

BE ALL SAID MEASUREMENTS, more or less, or however otherwise the same may be bounded and described.

PARCEL 2

ALL THAT CERTAIN LOT, or parcel of land, with the buildings and improvements thereon, situate in Swatara Township, Dauphin County, Commonwealth of Pennsylvania, being bounded and described as follows, to wit

BEGINNING at a point on the eastern line of Township Road No. 335, said point being on the line separating Lot Nos. 24 and 25 on the hereinafter mentioned Plan of Lots; thence along the last mentioned line North 64 degrees East 150 feet to a point on lands now or formerly of Celia Eshenauer; thence along land now or formerly of Celia Eshenauer North 26 degrees West, 100 feet to a point on line separating Lot Nos. 26 and 27 on the hereinafter mentioned Plan of Lots; thence along last mentioned line South 64 degrees West 150 feet to a point on the eastern line of Township Road No. 335; thence along the eastern line of Township Road No. 335 South 26 degrees East 100 feet, more or less, to the point and place of BEGINNING.

BEING Lot No. 25 and 26 on the Plan of Overview Heights, which plan is recorded in the Dauphin County Recorder of Deeds Office in Plan Book "R" at Page 66.

BE ALL SAID MEASUREMENTS, more or less, or however otherwise the same may be bounded and described.

BEING KNOWN AS: 511 SOUTH HARRISBURG STREET, HARRISBURG, PA 17113

PROPERTY ID NUMBER: 63-062-005-000-0000 & 63-062-006-000-0000

BEING THE SAME PREMISES WHICH BARRY R. ZERANCE, JR. AND MISTY ZERANCE, HIS WIFE BY DEED DATED 12/26/2018 AND RECORDED 1/3/2019 IN THE OFFICE OF THE RECORDER OF DEEDS IN DEED INSTRUMENT NUMBER 20190000239 AT PAGE, GRANTED AND CONVEYED UNTO LILY M. SHRADER, SINGLE PERSON.

SEIZED AND SOLD as the property of Lily M. Shrader under judgment # 2020-CV-00077

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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 9

BRADLEY J. OSBORNE, ESQUIRE
JUDGMENT AMOUNT: \$119,446.27

ALL THOSE CERTAIN pieces or parcels of ground with the improvements thereon erected, situate in the Tenth Ward of the City of Harrisburg, County of Dauphin and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

TRACT NO. 1

BEGINNING at a point on the Western line of Logan Street three hundred twenty-five (325) feet North of the Northwest corner of Logan and Seneca Streets; thence West at right angles to Logan Street eighty (80) feet to James Street thence North along the East side of James Street fourteen (14) feet to a point; thence East by line at right angles to James Street twenty-six (26) feet to a point; thence North by line parallel with James Street twenty-two (22) feet to a point; thence East by line at right angles to Logan Street fifty-four (54) feet to Logan Street; thence South along the West side of Logan Street thirty-six (36) feet to the place of BEGINNING.

TRACT NO. 2

BEGINNING along the Western line of Logan Street three hundred ten (310) feet North of the Northwest corner of Logan and Seneca Street, Harrisburg, Pennsylvania, at line of land now or late of Charles F. Copenhaver, thence Westwardly along the said line at right angles to Logan Street eighty (80) feet, more or less, to the Eastern line of James Street; thence Northwardly along the Eastern line of James Street fifteen (15) feet to a point; thence Eastwardly along property now or late of Charles W. Welker et ux, eighty (80) feet, more or less, to the Western line of Logan Street; thence Southwardly along the Western line of Logan Street fifteen (15) feet to the place of BEGINNING.

TAX PARCEL No. 10-044-049-000-0000

PREMISES BEING known as 2438 Logan Street, Harrisburg, PA 17110

SEIZED AND TAKEN in execution as the property of Eleanor Miller in execution of Dauphin County Judgment No. 2020-CV-10501-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 15, 2021, 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. 10
BRADLEY J. OSBORNE, ESQUIRE
JUDGMENT AMOUNT \$81,156.50

ALL THAT CERTAIN piece or parcel of land, situate in the Tenth Ward of the City of Harrisburg, Dauphin County, Pennsylvania, being Lot No. 1 on a Plan of Lots known as the Subdivision Plan of 2301 North Second Street, said plan having been recorded in Dauphin County Records, Plan Book 3H, Page 76, further described in Preliminary/Final Subdivision Plan of Second and Emerald Townhouses, said plan having been recorded in Dauphin County Records, Plan Book S, Volume 4, Page 61, more particularly bounded and described as follows to wit:

BEGINNING at a concrete monument at corner of lands now or formerly of James J. Houck and Toyco, said point being located on the Eastern right-of-way line of North Second Street (an 80 feet wide street); thence along last-mentioned lands of James J. Houck and Toyco, North seventy-nine degrees twenty minutes zero seconds East (N 79° 20' 00" E) sixty-nine and zero hundredths (69.00) feet to a concrete monument at a corner of lands shown as Lot No. 12; thence along last-mentioned Lot No. 12, South ten degrees forty minutes zero seconds East (S 10° 40' 00" E) twenty-two and zero tenths (22.0) feet to a point at corner of Lot No. 2; thence along last-mentioned Lot No. 2, South seventy-nine degrees twenty minutes zero seconds West (S 79° 20' 00" W) sixty-nine and zero tenths (69.0) feet to a point on the Eastern right-of-way line of North Second Street, at corner of Lot No. 2; thence in and along last-mentioned Eastern right-of-way line of North Second Street, North ten degrees forty minutes zero seconds West (N 10° 40' 00" W), twenty-two and zero tenths (22.0) feet to a concrete monument at corner of lands or formerly of James J. Houck and Toyco, the point and place of BEGINNING.

BEING Lot No. 1 on a Plan of Lots known as the Subdivision Plan of 2301 North Second Street, said plan having been recorded in Dauphin County Records Plan Book 3H, Page 76; the rear property line was modified in Preliminary/Final Subdivision Plan of Second and Emerald Townhouses, said plan having been recorded in Dauphin County Records, Plan Book S, Volume 4, Page 61.

TAX PARCEL No. 10-060-074-000-0000
PREMISES BEING known as 2309 ½ N. 2nd Street, Harrisburg, PA 17110

SEIZED AND TAKEN in execution as the property of Rick Shaeffer, a single man in execution of Dauphin County Judgment No. 2021-CV-03176-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 15, 2021, 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: \$60,004.12

ALL THAT CERTAIN tract, piece or parcel of land, and any improvements thereupon, in the Village of Enhaut, Swatara Township, Dauphin County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the southern line of High Street at the northeast corner of land now or formerly of Frank Schatt and Margaret Schatt, his wife; thence in a southeasterly direction along land now or formerly of Frank Schatt and Margaret Schatt, his wife, two hundred sixty-eight and eighty-eight hundredths (268.88) feet to a stake at the southeast corner of land now or formerly of Frank Schatt and Margaret Schatt, his wife; thence in an easterly direction thirty-three (33) feet to a post at the northwest corner of land now or formerly of Harvey Baker, et. ux.; thence in a northwesterly direction along the land now or formerly of Harvey Baker, et. ux., two hundred seventy-eight (278) feet to a post at the northwest corner of land now or formerly of Harvey Baker, et. ux., and being the southern line of High Street; thence on a westerly direction along the southern line of High Street forty (40) feet to a point 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: 798 HIGHLAND STREET STEELTON, PA 17113

PARCEL #: 63-050-027-000-0000
BEING THE SAME PREMISES WHICH Robert A. Stanisic, et ux., by deed dated June 28,

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2002 and recorded July 9, 2002, Dauphin County Deed Book 4448, Page 98, granted and conveyed unto Jermaine Thompson.

TO BE SOLD AS THE PROPERTY OF JERMAINE THOMPSON under Judgment No. 2019-CV- 04461-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 12

JOSEPH E. DeBARBERIE, ESQUIRE
JUDGMENT AMOUNT: \$121,706.41

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

ALL THAT CERTAIN tract or piece of land situate in the Borough of Penbrook, Dauphin County, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a post in the South side of Curtin (now Boas) Street 60 feet West of the southwest corner of Curtin (now Boas) and Franklin Streets; thence westwardly along Curtin (now Boas) Street 30 feet to a post; thence at right angles to Curtin (now Boas) Street 150 feet to a post in the line of Vineyard Alley; thence eastwardly along Vineyard Alley 30 feet to a post and thence at right angles to Vineyard Alley 150 feet to the place of BEGINNING.

BEING Lot No. 70 as shown in the Plan of Lots as laid out by Russell Calder and recorded in Plan Book C, Page 4,

BEING known and numbered as 2257 Boas Street, Harrisburg, PA 17103.

WITH all improvements erected thereon.

PARCEL NO.: 48-006-003-000-0000

BEING the same property conveyed to Miranda Crotsley, single person who acquired title by virtue of a deed from Jennifer R. Fetter, single person, and Miranda Crotsley, single person, dated September 3, 2009, recorded September 14, 2009, at Instrument Number 20090030962, 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 Miranda Crotsley, single person,

mortgagors herein, under Judgment No. 2021 CV 4493 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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 13

ADAM FRIEDMAN, ESQUIRE
JUDGMENT AMOUNT: \$164,917.84

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

BEGINNING at a point on the western line of Johnson Street, at the division line of Lot No. 124 and Lot No. 125 said point being one hundred sixty-seven and twenty hundredths (167.20) feet of North of the northwest corner of Johnson Street and Rodgers Avenue; thence northwardly along the western line of said Johnson Street, one hundred eight and forty-three hundredths (108.43) feet to a point at the division line of Lot No. 126 and Lot No. 127; thence westwardly along said division line, one hundred fifty-nine and six hundredths (159.06) feet to a point at the northwest corner of Lot No. 126; thence southwardly along the western line of lots herein conveyed, one hundred twenty-six and eighty-two hundredths (126.82) feet to a point at the southwest corner of Lot No. 125; thence eastwardly along the division line of Lot No. 124 and Lot No. 125, one hundred seventy-five and seventeen hundredths (175.17) feet to a point at the western line of Johnson Street and the place of BEGINNING.

BEING KNOWN AND NUMBERED as 204 North Johnson Street, Harrisburg, Dauphin County, Pennsylvania 17112.

BEING the same premises which Philip A. Evans, a single man by Deed dated March 7, 2008 and recorded in the Official Records of Dauphin County on March 10, 2008 in Deed Book Volume as Instrument 20080008235, Page delete, as Instrument 20080008235 granted and conveyed unto Paula L. Geyer, a single woman.

TAX PARCEL Number: 35-032-034

PREMISE BEING: 204 North Johnson Street, Harrisburg, PA 17112

SEIZED AND SOLD as the property of Paula L. Geyer, Judgment Number 2019-CV-6859 (U.S. Bank Trust National Association as Trustee of Cabana Series III Trust v. Paula L.

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Geyer; et al), with a judgment amount of \$164,917.84.

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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 14

M. TROY FREEDMAN, ESQUIRE
JUDGMENT AMOUNT: \$72,756.80

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

BEGINNING at a steel reinforcing bar set on the western right-of-way line of Jefferson Street (50'), said rebar being opposite the centerline of the partition between the dwellings at # 229 and # 231 Jefferson Street and being South 27 degrees 30 minutes 00 seconds West, 17.225 feet from the southwestern intersection of N. Third Street (50') and Jefferson Street (50');

THENCE along the western right-of-way line of Jefferson Street (50') South twenty-seven (27) degrees, thirty (30) minutes, zero (00) seconds West seventeen and two hundred twenty-five one-thousandth (17.225) feet to a steel rebar at the northeastern corner of the lands now or formerly of David J. Sviben and Dolores M. Sviben, his wife;

THENCE along the northern line of the aforesaid lands North sixty-two (62) degrees, thirty (30) minutes, zero (00) seconds West seventy-five and zero one-hundredths (75.00) feet to a point at a common corner of Lot 37, Lot # 5, Lot # 4, and the lands now or formerly of Sviben;

THENCE along the western right-of-way line of Jefferson Street (50'), South twenty-seven (27), degrees, thirty (30) minutes, zero (00) seconds West seventeen and two hundred twenty-five one-thousandth (17.225) feet to a steel rebar at the northeastern corner of the lands now or formerly of David J. Sviben and Dolores M. Sviben, his wife;

THENCE along the northern line of aforesaid lands North sixty-two (62) degrees, thirty (30) minutes, zero (00) seconds West seventy-five and zero one-hundredths (15.00) feet to a point at a common corner of Lot # 7, Lot # 5, Lot # 4 and the lands now or formerly of Sviben;

THENCE along the dividing line between Lot # 4 and Lot # 5, North sixty-two (62) degrees, thirty (30) minutes, zero (00) seconds West twenty-five and zero one-hundredths (25.00) feet to a point on the eastern line of the lands now or formerly of Barry L. Baumgardner and Bernice L. Baumgardner, his wife;

THENCE along the aforesaid lands North twenty-seven (27) degrees thirty (30) minutes, zero (00) seconds East Seventeen and two hundred twenty-five one-thousandth (17.225) feet to a point, a common corner of Lot # 5 and Lot # 6;

THENCE along the dividing line between Lot # 5 and Lot # 6 and Lots # 7 & # 8 and through the partition between # 229 and # 231 Jefferson Street, South sixty-two (62) degrees, thirty (30) minutes, zero (00) seconds East one hundred and zero one-hundredths (100.00) feet to a Steel rebar set on the western right-of-way line of Jefferson Street (50), the place of BEGINNING.

CONTAINING IN AREA 1,722.50 SQUARE OR 0.0395 ACRES.

BEING LOTS NO. 5 AND NO. 7 AS SHOWN ON THE FINAL SUBDIVISION PLAN FOR I.B.A. ENTERPRISE DATED DECEMBER 19, 1996, RECORDED JANUARY 24, 1997 IN THE RECORDER OF DEEDS OFFICE IN AND FOR DAUPHIN COUNTY, PENNSYLVANIA, IN PLAN BOOK "K", VOLUME 6, PAGE 55.

ASSESSOR'S PARCEL NUMBER: 60-008-017

BEING THE SAME PREMISES LETITIA D. LEAKS BY DEED DATED 08/25/2006 AND RECORDED ON 08/29/2006 IN THE OFFICE OF THE RECORDER OF DEEDS IN THE COUNTY OF DAUPHIN, COMMONWEALTH OF PENNSYLVANIA IN DEED INSTRUMENT 20060035390 GRANTED AND CONVEYED TO HOLLY C. STAKEM.

TO BE SOLD AS THE PROPERTY OF HOLLY STAKEM UNDER JUDGMENT NO. 2021-CV-03954-MF

PREMISE BEING: 229 Jefferson Street, Steelton, PA 17113

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 15, 2021, 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. 15
CHRISTOPHER A. DeNARDO, ESQUIRE
JUDGMENT AMOUNT: \$249,249.25

ALL THAT CERTAIN piece, parcel or tract of ground situate in East Hanover Township, Dauphin County, Pennsylvania.

UNDER AND SUBJECT TO Acts of Assembly, County and Township Ordinances, rights of public utility and public service companies, existing restrictions and easements, visible or of record, to the extent that any persons or entities have acquired legal right thereto.

BEGINNING at a point on the aforesaid plan, said point being the Southeast corner of the herein described lot at the dividing line with Lot 4, as shown on the aforesaid Plan; thence, South 71 degrees 00 minutes 00 seconds West, a distance of 648.31 feet to a point; thence, North 46 degrees 11 minutes 53 seconds West, a distance of 105 feet to a point; thence, South 43 degrees 48 minutes 7 seconds West, a distance of 10 feet to a point; thence, North 46 degrees 11 minutes 53 seconds West, a distance of 82.29 feet to a point; thence, along an arc of a curve to the right having a radius of 714.49 feet and an arc length of 15.99 feet to a point; thence, South 45 degrees 5 minutes 3 seconds West, a distance of 10 feet to a point; thence, along an arc of a curve to the right having a radius of 724.49 feet and an arc length of 95.76 feet to a point; thence, North 61 degrees 21 minutes 37 seconds East, a distance of 89.47 feet to a point; thence, North 28 degrees 38 minutes 23 seconds West, a distance of 10 feet to a point; thence, North 61 degrees 21 minutes 37 seconds East, a distance of 718.89 feet to a point; thence, South 19 degrees 00 minutes 00 seconds East, a distance of 406.33 feet to a point, the point and place of BEGINNING.

BEING Parcel ID 25-010-014-000-0000

BEING known for informational purposes as 847 Dry Run Road, Grantville, PA

BEING THE SAME PREMISES, which was conveyed to Kimberly A. Nowlen, a married woman, by deed of Randy L. Nowlen and Kimberly A. Nowlen, husband and wife, dated 07/16/2003 and recorded 08/12/2003 in Book 5080, Page 585 in the Dauphin County Recorder of Deeds Office.

SEIZED AND SOLD as the property of Kimberly A. Nowlen under judgment number 2021-CV-3944-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 15, 2021, and distributions will be made in accordance with the said schedule unless

exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 16
ROBERT FLACCO, ESQUIRE
CASE NUMBER: 2021-CV-2297-MF
JUDGMENT AMOUNT: \$144,103.79

ALL THAT CERTAIN plot or piece of ground, together with the improvements thereon, situate in 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 Hale Avenue, also known as Hale Street, said point being the Northern line of Lot No. 20-A, Section F, on Plan of Bellevue Park, hereinafter mentioned; thence Westwardly along the Northern line of Lot No. 20-A, Section F, one hundred twenty-five and seven tenths (125.7) feet to the Eastern line of Lot No. 19, Section F; thence Northwardly along the Eastern line of Lot No. 19, Section F, eighty-five and five tenths (85.5) feet to the Southern line of Lot No. 18-A, Section F; thence Eastwardly along the Southern line of Lot No. 18-A, Section F, one hundred sixteen and one tenth (116.1) feet to the Western line of Hale Avenue; and thence Southwardly along the Western line of Hale Avenue eighty-five (85) feet to a point, the place of BEGINNING.

BEING Lot No. 19-A, Section F, on Plan of Bellevue Park, said Plan recorded in the Office of the Recorder of Deeds of Dauphin County in Plan Book G, Page 80.

HAVING THEREON ERECTED a two and one-half story brick dwelling known and numbered as 204 Hale Avenue, Harrisburg, Dauphin County, Pennsylvania.

BEING KNOWN AS: 204 HALE AVE., HARRISBURG, PA 17104

PROPERTY ID: 09-098-007-000-0000

TITLE TO SAID PREMISES IS VESTED IN AUDREY M. WINTERS, AN UNMARRIED WOMAN BY DEED FROM BARBARA J. ARMS, AN UNMARRIED WOMAN, DATED 08/07/1996 RECORDED 12/31/1996 IN BOOK NO. 2767 PAGE 147. AUDREY M. WINTERS DIED ON OR ABOUT 03/06/2020.

SEIZED AND SOLD as the property of Everett Winters, Jr., in his capacity as heir of Audrey M. Winters; John Winters, Sr., in his capacity as heir of Audrey M. Winters; Unknown heirs successors assigns and all persons, firms or associations claiming right, title or interest from or under Audrey M. Winters

NOTICE is further given to all parties in interest and claimants. Schedule of proposed distributions will be filed by the Sheriff of

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Dauphin County, on Monday November 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 17
ROBERT FLACCO, ESQUIRE
CASE NUMBER: 2021-CV-03260-MF
JUDGMENT AMOUNT: \$145,064.10

ALL THAT CERTAIN piece or parcel of land situate in Lower Paxton Township, Dauphin County, Pennsylvania, bounded and described in accordance with a survey and plan thereof, dated October 5, 1966, prepared by Roy M.H. Benjamin, Registered Engineer, as follows, to wit:

BEGINNING at a point on the eastern line of Village Road, said point being 108.6 feet in a northerly direction from the northeastern corner of Village Road and Earl Drive; thence along the eastern line of Village Road, North 11 degrees 44 minutes East, 108.6 feet to a point; thence along Lot Nos. 12 and 11 on the hereinafter mentioned Plan, South 78 degrees 16 minutes East, 200 feet to a point; thence along Lot No. 4, South 11 degrees 44 minutes West, 117 feet to a point; thence North 78 degrees 16 minutes West, 100 feet to a point; thence North 11 degrees 44 minutes East, 8.4 feet to a point; thence North 78 degrees 16 minutes West, 100 feet to a point, the place of BEGINNING.

BEING part of Lot Nos. 5 and 6 on Plan of Lots Pleasant Hills, recorded in Plan Book "M", Page 56, Dauphin County Records.

HAVING THEREON ERECTED a brick and permastone dwelling known and numbered as 201 Village Road, Harrisburg, Pennsylvania.

BEING KNOWN AS: 201 VILLAGE RD., HARRISBURG, PA 17112

PROPERTY ID: 35-097-047-000-0000

TITLE TO SAID PREMISES IS VESTED IN JASON A. LONGREEN AND TINA MARIE LONGREEN, HUSBAND AND WIFE BY DEED FROM JASON A. LONGREEN AND TINA MARIE HORTON, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP DATED 04/25/2005 RECORDED 08/08/2005 IN BOOK NO. 6129, PAGE 52.

SEIZED AND SOLD as the property of Jason A. Longreen and Tina Marie Longreen under judgment # 2021-CV-03260

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 15, 2021, and distributions will be made in

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

SALE NO. 18
ADAM J. FRIEDMAN, ESQUIRE
JUDGMENT AMOUNT: \$144,958.49

ALL THAT CERTAIN piece or parcel of land situate in the 1st Ward of the City of Harrisburg, Dauphin County, Pennsylvania, bounded and described according to a Plan of Property made by D. P. Raffensperger Associates, Engineers and Surveyors dated 11-12-1971, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Front Street (60 feet wide) at a corner of House 593 South Front Street, said point being measured along the said side of South Front Street in a Northwesterly direction the distance of 72.00 feet from its point of intersection with the Northwesterly side of Tuscarora Street (60 feet wide); thence extending from said point of BEGINNING and along the said side of Front Street, North 37 degrees 00 minutes West the distance of 18.00 feet to a point; thence extending North 53 degrees 00 minutes East, a distance of 122.65 feet to a point on the Southwesterly side of Showers Street (20 feet wide); thence extending: along the said side of Showers Street, South 38 degrees 30 minutes East, the distance of 18.00 feet to a point of intersection with the Northwesterly side of a three (3) feet wide alley; thence extending along the said side of alley and along the centerline of the partition wall of House 593 South Front Street South 53 degrees 00 minutes West; the distance of 123.12 feet, more or less, to a point, the place of BEGINNING.

HAVING THEREON erected a three story dwelling house known as and numbered 591 South Front Street, Harrisburg, Pennsylvania.

BEING the same premises which Gerald C. Bittinger and Sherry K. Bittinger, his wife by deed dated January 24, 2005 and recorded in the Official Records of Dauphin County on January 26, 2005 in Deed Book Volume 5855, Page 466, granted and conveyed unto Mary Beth Follett.

TAX PARCEL Number: 01-057-088

PROPERTY TO BE SOLD is situated in the City of Harrisburg, County of Dauphin, and Commonwealth of Pennsylvania. 591 South Front Street, Harrisburg, PA 17104

SEIZED AND SOLD as the property of Mary Beth Follett, Judgment Number 2019-CV-6859 (U.S. Bank Trust National Association as Trustee of the Chalet Series IV Trust v Mary Beth Follett), with a judgment amount of \$144,958.49.

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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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 19

LEON P. HALLER, ESQUIRE

JUDGMENT AMOUNT: \$78,927.43

ALL THAT CERTAIN lot or piece of land situate in the Borough of Highspire, Dauphin County, Pennsylvania, bounded and described in accordance with a survey and plan thereof made by Ernest J. Walker, Professional Engineer, dated October 14, 1974, as follows:

BEGINNING at a point on the north side of Jury Street, said point being 299 feet west of the northwest corner of Jury and Mumma Streets; thence along the north side of Jury Street, North 51 degrees 30 minutes West 19 feet to a corner of Lot No. 116, Block B on the hereinafter mentioned Plan of Lots; thence along said lot North 38 degrees 30 minutes East 140 feet to a point on the south side of Bank Alley; thence along the same South 51 degrees 30 minutes East 19 feet to a corner of premises known as No. 8 Jury Street; thence along said premises and passing through the center of a partition wall, South 38 degrees 30 minutes West 140 feet to a point and place of BEGINNING.

BEING six (6) feet of Lot No. 19 and the adjoining thirteen (13) feet of Lot No. 116, Block B on Schreivers Addition to Highspire.

HAVING THEREON erected a two and one-half story frame dwelling house known as: 6 JURY STREET, HIGHSPIRE, PA 17034

TAX PARCEL: 30-014-016

BEING THE SAME PREMISES which Paul Rudewicz and Jody A. Rudewicz, husband and wife, by deed dated June 25, 2010 and recorded July 01, 2010 in Dauphin County Instrument # 20100018712, granted and conveyed unto Joseph D. Kreiser.

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.

SEIZED AND SOLD AS THE PROPERTY OF JOSEPH D. KREISER under Judgment No. 2015-CV-09531-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 20

LEON P. HALLER, ESQUIRE

JUDGMENT AMOUNT: \$32,410.80

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Steelton, Dauphin County, Pennsylvania, more particularly bounded and described as follows, to wit:

BEGINNING at a point at the northwestern corner of North Third Street and Locust Street; thence northwardly along the western side of North Third Street, 25 feet, more or less, to the center of a partition wall between the property described herein (being the southern half of a double brick dwelling house) and the northern half of said double brick dwelling house; known and numbered as 6 North Third Street; thence along the center of said partition wall in a southwardly direction and beyond, 83 feet, more or less, to the eastern line of property now or late of Donald Thompson; thence along the eastern line of said last mentioned property, 25 feet, more or less, to a point on the northern side of Locust Street; and thence along the northern side of Locust Street, 83 feet, more or less, to a point, the place of BEGINNING.

HAVING THEREON ERECTED THE SOUTHERN HALF OF A DOUBLE BRICK DWELLING HOUSE KNOWN AND NUMBERED AS: 4 NORTH THIRD STREET (AKA 4 3RD STREET), STEELTON, PA 17113
TAX PARCEL: 59-013-009

BEING THE SAME PREMISES WHICH the Housing Authority of the County of Dauphin, by deed dated December 22, 2010 and recorded December 29, 2010 at Dauphin Instrument No. 20100038757, granted and conveyed unto Willie H. McNeill.

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.

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SEIZED AND SOLD AS THE PROPERTY OF WILLIE H. MCNEILL UNDER JUDGMENT NO. 2020-CV-1730-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 21
STEPHANIE A. WALCZAK, ESQUIRE
JUDGMENT AMOUNT: \$158,841.37

ALL THAT PARCEL of Land in Township of Middle Paxton, Dauphin County, Commonwealth of Pennsylvania, as more fully described in Deed Book 3541, Page 501, ID No. 43-034-018, being known and designated as Metes And Bounds Property.

CONTAINING 2 TRACTS OF LAND.

BEING MORE FULLY DESCRIBED IN DEED AS THE FOLLOWING:

PARCEL ONE:

ALL THAT CERTAIN lot of ground situate in the Township of Middle Paxton, County of Dauphin, Commonwealth of Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point on the South side of a Private Road, running from the line of now or formerly of Samuel Fleming, one hundred fifty-five (155) feet Westward from line post between now or formerly of John Tums and Samuel Fleming; Thence South twenty-one (21) degrees thirty-one (31) minutes East along the now or formerly Gingrich Plot two hundred fifty (250) feet to a stake; Thence South sixty-three (63) degrees twenty-three (23) minutes West one hundred twenty-five (125) feet to a stake at corner of lot conveyed to now or formerly Robert Geary and Harriett L. Geary, his wife; thence along line of said Robert Geary and Harriett L. Geary, his wife, North twenty-one (21) degrees thirty-two (32) minutes West two hundred fifty (250) feet to a pipe; thence along said Private Road North sixty-three (63) degrees twenty-three (23) minutes East one hundred twenty-five (125) feet to a point, the place of BEGINNING.

BEING the same premises which John E. Turns and Agnes H. Turns, his wife, by deed dated January 11, 1947 and recorded in the Office of Recorder of Deeds of Dauphin County, Pennsylvania in Deed Book N-30, Page 140, granted and conveyed unto John J. Pekarik and Margaret E. Pekarik.

PARCEL TWO:

BEGINNING at a point or pipe two hundred eighty (280) feet southwest from property post on the division line of land now or formerly of John E. Turns and Samuel Fleming, and on the southern side of a Private Road; thence South twenty-one (21) degrees thirty-two (32) minutes East along line of property now or formerly of John J. Pekarik et ux, two hundred fifty (250) feet to a point; thence South sixty-three (63) degrees West along other land now or formerly of John E. Turns et ux, one hundred ninety-six (196) feet to a point along another Private Road; thence along said Private Road North seventeen (17) degrees seven one-hundredths (.07) minutes West two hundred thirty-five and five-tenths (235.5) feet to a point; thence continuing along said road North twenty-eight (28) degrees twenty (20) minutes East thirty-one and seven-tenths (31.7) feet to a point; thence continuing along said first mentioned Private Road North sixty-three (63) degrees twenty-three (23) minutes East one hundred fifty-three and forty one-hundredths (153.40) feet to a point, the place of BEGINNING.

EXCEPTING part of the same premises which John J. Pekarik and Margaret E. Pekarik, his wife, by their deed dated April 5, 1968 and recorded in the Office of the Recorder of Deeds in and for Dauphin County in Deed Book "P", Volume 53, Page 57, granted and conveyed to Charles M. King and Alice M. King, his wife.

TOGETHER with all and singular the buildings, improvements, ways, woods, waters, watercourses, rights, liberties, privileges, hereditaments and appurtenances to the same belonging or in anywise appertaining; and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and of every part and parcel thereof; AND ALSO all the estate, right, title, interest, use, possessions, property, claim and demand whatsoever of the Grantors both in law and in equity, of, in and to the premises herein described and every part and parcel thereof with the appurtenances. TO HAVE AND TO HOLD all and singular the premises herein described together with the hereditaments and appurtenances unto the Grantees and to Grantees' proper use and benefit forever.

BEING KNOWN AS: 731 HILLTOP ROAD, HARRISBURG, PA 17112

PROPERTY ID NUMBER: 43-034-018-000-0000

BEING THE SAME PREMISES WHICH DANIEL HEATING, SR., A/K/A DANIEL M. HEATING, SR., EXECUTOR OF THE ESTATE OF JOHN J. PEKARIK BY DEED DATED 10/29/1999 AND RECORDED 10/29/1999 IN THE OFFICE OF THE

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RECORDER OF DEEDS IN DEED BOOK 3541 AT PAGE 501, GRANTED AND CONVEYED UNTO PERRY ALLEN THOMAN, NOW DECEASED AND JUDITH MARIE THOMAN, HUSBAND AND WIFE.

TO BE SOLD as the property of Judith Marie Thoman under judgment No. 2019-CV-09253-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 22

JULIE M. MURPHY, ESQUIRE

JUDGMENT AMOUNT: \$1,760,765.45

ALL THAT CERTAIN lot or parcel of land with improvements thereon, situate in the Township of West Hanover, County of Dauphin and the Commonwealth of Pennsylvania, bounded and described as follows to wit:

BEGINNING at a point in the center of Legislative Route 140 at corner of lands now or formerly of Russell Wilson; thence by the center line of said Road, North 53 degrees 25 minutes East, one hundred ninety-eight and sixty-five one-hundredths (198.65) feet to a point; thence by the same, North 54 degrees 49 minutes East, two hundred one and thirty-five one-hundredths (201.35) feet to a point; thence by lands now or formerly of Paul Smith, South 15 degrees 51 minutes East, five hundred (500) feet to a point; thence by lands now or formerly of Russell Wilson; South 54 degrees 49 minutes West, four hundred (400) feet to a point; thence by the same North 15 degrees 39 minutes 30 seconds West, four hundred ninety-five and forty-five one-hundredths (495.45) feet to a point, the place of BEGINNING.

UNDER AND SUBJECT to easements, restrictions, reservations, conditions and rights-of-way of record and visible upon an inspection of the said property.

EXCEPTING THEREFROM that portion of the above property granted and conveyed to the Township of West Hanover, being approximately 0.031 Acres of required right-of-way and 0.007 Acres of drainage easement as more specifically set forth in the deed dated September 19, 2008, and recorded November 26, 2008, in the Office of the Recorder of Deeds in and for Dauphin County, Pennsylvania, as Instrument No. 20080042752.

BEING TAX PARCEL NO. 68-024-152

PREMISES BEING: 7955 Jonestown Road, Harrisburg, PA 17112

SEIZED AND SOLD in execution as the property of Frank X. Brescia, III and Angela L. Brescia, Mortgagors herein, under Judgment No. 2020-CV-3562-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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

SALE NO. 23

MICHAEL J. PALUMBO, ESQUIRE

JUDGMENT AMOUNT: \$234,196.30

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, Parcel No. 09-048-042, located at No. 121 Evergreen Street, Harrisburg, Pennsylvania SITUATE in Dauphin County Plan Book "A", Page 107 bounded and described as follows, to wit:

BEGINNING at a point on the Eastern side of Evergreen Street One Hundred and Sixty (160) feet Southwardly from the Southeast corner of Vernon and Evergreen Streets, thence Southwardly along the line of said Evergreen Street Forty (40) feet to Lot No. 4 on said Plan; thence Eastwardly by the line of said Lot One Hundred (100) feet to Linden Avenue; thence Northwardly along the line of said Avenue Forty (40) feet to Lot No. 7 on said Plan; and thence Westwardly by the line of said Lot, One Hundred (100) feet to the place of BEGINNING.

BEING the same Premises which Wells Fargo Bank, N.A., by deed dated 07/29/2011 and recorded 08/04/2011 in the Office of the Recorder of Deeds in and for the County of Dauphin in Instrument No. 20110021320, granted and conveyed unto Ream Properties, LLC.

TAX PARCEL No. 09-048-042-000-0000.

PREMISES BEING: 121 Evergreen Street, Harrisburg, Pennsylvania 17104.

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SEIZED and TAKEN in execution as the property of Ream Properties, LLC, the Mortgagor herein, under Judgment No. 2021-CV-03178-MF.

NOTICE is further given to all Parties in interest and claimants that 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 30 days after sale. Distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within 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 15, 2021, and distributions will be made in accordance with the said schedule unless exceptions are filed thereto within ten (10) days thereafter.

Mortgagor herein, under Judgment No. 2021-CV-03178-MF.

NOTICE is further given to all Parties in interest and claimants that 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 30 days after sale. Distribution of said proceeds will be made in accordance with said proposed schedule of distribution unless exceptions are filed thereto within 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 15, 2021, 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 12, 2021

s24-o8

**SALE NO. 24
MICHAEL J. PALUMBO, ESQUIRE
JUDGMENT AMOUNT: \$234,196.30**

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

BEGINNING on the Southern side of Forster Street three hundred twenty-one (321) feet East to the Southeastern corner of Eighteenth of Forster Street opposite the center of partition wall between Houses Nos. 1833 and 1835 Forster Street; thence Southwardly by the center of said wall at right angles to Forster Street, one hundred ten (110) feet to Brown Street; thence Westwardly by the Northern line of Brown Street eighteen (18) feet to a point opposition the center of partition wall between Houses Nos. 1835 and 1837 Forster Street and thence Northwardly by the center of said wall at right angles to Forster Street, one hundred ten (110) feet to Forster Street; and thence Eastwardly by the Southern line of Forster Street eighteen (18) feet to the place of BEGINNING.

BEING the same premises which William C. Asuzu, by deed dated 04/10/2008 and recorded 04/28/2008 in the Office of the Recorder of Deeds in and for the County of Dauphin in Instrument No. 20080015136, granted and conveyed unto Ream Properties, LLC.

TAX PARCEL No. 15-014-009-000-0000.

PREMISES BEING: 1835 Forster Street, Harrisburg, Pennsylvania 17103

SEIZED and TAKEN in execution as the property of Ream Properties, LLC, the