

# *Sheriff Sale of Real Estate*

SALE NO. 29

DEBT \$127,700.40

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BY VIRTUE OF THE WITHIN MENTIONED Writ of Execution No. 11588-2008 TO ME DIRECTED, WILL BE SOLD AT PUBLIC SALE, IN THE BEAVER COUNTY COURTHOUSE, 810 THIRD STREET, COMMISSIONERS CONFERENCE ROOM, BEAVER, PENNSYLVANIA ANNOUNCED ON

**Monday, November 17th, 2008**

**AT 10:00 A.M. PREVAILING TIME THE HEREIN-DESCRIBED REAL ESTATE**

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NOTICE IS HEREBY GIVEN THAT A SCHEDULED OF DISTRIBUTION WILL BE FILED BY THE SHERIFF, NOT LATER THAN THIRTY (30) DAYS OF THE SALE, AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THE SCHEDULE UNLESS EXCEPTIONS ARE FILED THERETO WITHIN TEN (10) DAYS THEREAFTER.

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ALL that certain piece, parcel or lot of land situate partly in the Township of Hopewell and party in the Township of Center, County of Beaver and Commonwealth of Pennsylvania, being Lot numbered 40 in a Plan of Lots known as Baker Place, Section A Extension, as said plan is recorded in the Recorder's Office of Beaver County, Pennsylvania, in Plan Book Volume 5, pages 98 and 99, said lot being more fully bounded and described as follows, to-wit:

BEGINNING on the southwesterly line of Baker Drive at the dividing line between lots numbered 39 and 40 in the plan aforesaid; thence along the dividing line last mentioned, South 40 degrees 11 minutes 30 seconds West, for a distance of 150 feet to a point; thence by the dividing line between lots numbered 40 and 45 in said plan, in a northwesterly direction, for a distance of 77.61 feet to the dividing line between lots numbered 40 and 41 in said plan; thence along the dividing line last mentioned, North 43 degrees 5 minutes 48 seconds East, for a distance of 150 feet to the southwesterly line of Baker Drive; thence along said line of Baker Drive, being a curve to the left having a radius of 1380.35 feet in a southeasterly direction, for a distance of 70 feet to the point, the place of beginning.

BEING Beaver County Tax Parcel No. 65-005-0820.000.

PROPERTY address: 411 BAKER DRIVE, ALIQUIPPA, PA 15001

**PARCEL NO.: 65-005-0820-000**

PLAINTIFF: CITIMORTGAGE, INC.

VS

DEFENDANT: JOHN A. FISHER, ELAINE M. FISHER

SALE ADDRESS: 411 Baker Drive Aliquippa, PA 15001

PLAINTIFF ATTORNEY: Joseph A. Goldbeck, Jr.

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N.B. -- Twenty percent (20%) of the purchase money must be paid at the time and place of sale. Payment must be in cash or certified check made payable to the Sheriff of Beaver County and the balance thereof, within thirty (30) days from the date of sale.

**Sheriff George J. David**