

Sheriff Sale of Real Estate

SALE NO. 3

DEBT \$84,607.15

BY VIRTUE OF THE WITHIN MENTIONED Writ of Execution No. 11653-2008 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, July 12th, 2010

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

NOTICE IS HEREBY GIVEN THAT A SCHEDULE 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.

ALL THAT CERTAIN LOT OR PIECE OF GROUND, WITH THE BUILDINGS AND IMPROVEMENTS THEREON ERECTED, SITUATE IN THE CITY OF BEAVER FALLS, COUNTY OF BEAVER AND COMMONWEALTH OF PENNSYLVANIA, BEING LOT NO. 8 IN THE CHARLES MILLER SUBDIVISION OF LOTS NOS. 54, 55, 56, 57 AND 58, IN THE COLLEGE PLAN OF LOTS IN SAID CITY, SAID PLAN BEING RECORDED IN THE RECORDER'S OFFICE OF BEAVER COUNTY, PENNSYLVANIA IN PLAN BOOK VOLUME 2, PAGE 92 AND BEING BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT:

ON THE NORTH BY 28TH STREET; ON THE EAST BY LOCUST STREET IN SAID SUBDIVISION; ON THE SOUTH BY LOT NO. 9 SAME PLAN; ON THE WEST BY A 10-FOOT ALLEY; HAVING A FRONTAGE OF 30 FEET ON LOCUST STREET AND EXTENDING BACK THEREFROM ALONG 28TH STREET FOR 80 FEET TO THE AFORESAID ALLEY.

PARCEL NO.: 07-002-0207-000

PLAINTIFF: DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE UNDER POOLING AND SERVICING AGREEMENT DATED AS OF AUGUST 1, 2004 MORGAN STANLEY ABS CAPITAL I INC. TRUST 2004-NC7 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2004-NC7

VS

DEFENDANT: MICHAEL R. LILLY, SHARON LILLY

SALE ADDRESS: 2719 LOCUST STREET BEAVER FALLS, PA 15010

PLAINTIFF ATTORNEY: Daniel J. Mancini

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