

Sheriff Sale of Real Estate

SALE NO. 22

DEBT \$78,986.31

BY VIRTUE OF THE WITHIN MENTIONED Writ of Execution No. 10503-2014 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, October 6th, 2014

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 of land situate in the Township of Brighton, County of Beaver and Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

BEGINNING at the northern corner of the tract of land herein described, said place of beginning being marked by an iron pin on line of land now or formerly of Stitt where the same is intersected by line of land of List: thence by line of land now or formerly of Stitt, South 71 degrees 18 minutes 08 seconds East, a distance of 337.60 feet to an iron pin on line of land now or formerly of Stitt; thence by lines of lands now or formerly of Stitt; thence by lines of lands now or formerly of Savick and Pierce, South 26 degrees 02 minutes 54 seconds West, a distance of 981.70 feet to an iron pin on line of land now or formerly of Hormozdi; thence by line of land now or formerly of Hormozdi, North 65 degrees 48 minutes 08 seconds West, a distance of 335.00 feet to an iron pin at the intersection of line of land now or formerly of List; thence by line of land now or formerly of List, North 26 degrees 02 minutes 54 seconds East, a distance of 949.29 feet to an iron pin, the place of beginning.

KNOWN locally as 1275 Gypsy Glenn Road, Beaver, PA.

BEING ALSO Beaver County Tax Parcel No. 55-153-0146-000

BEING the same premises which Elaine M. List, Executrix of the Last Will and Testament of Nicholas D'Alessandro, by Deed dated September 2, 1993 and recorded September 14, 1993 in the Beaver County Recorder of Deeds Office in Deed Book 1551, page 821, granted and conveyed unto Dennis D'Alessandro and Maria D'Alessandro, husband and wife.

PARCEL NO.: 55-153-0146-000

PLAINTIFF: EverBank

VS

DEFENDANT: Maria D'Alessandro, Dennis D'Alessandro

SALE ADDRESS: 1275 Gypsy Glen Drive Beaver, PA 15009

PLAINTIFF ATTORNEY: Bradley J. Osborne, Esq.

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