

# *Sheriff Sale of Real Estate*

SALE NO. 8

DEBT \$124,549.84

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BY VIRTUE OF THE WITHIN MENTIONED Writ of Execution No. 10226-2014 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, September 14th, 2015**

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

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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.

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Parcel ID No.65-006-0728.000 & No. 65-006-0727.000

ALL those two certain lots or parcels of land situate partly in the City of Aliquippa and partly in the Township of Hopewell, Beaver County, Pennsylvania, being Lots No. 19 and 20 in the Golf View Plan, as laid out by John W. Cochran and George Brady and recorded in the Recorder's Office of Beaver County, Pennsylvania, at Plan Book Volume 5, and Page 167, being bounded and described as follows:

Lot No. 19:

BEGINNING on the Northeast line of Hickory Drive at the dividing line between Lots No. 18 and 19 in said plan; thence along said line of Hickory Drive, North 62 Degrees 41 Minutes, 25 Seconds west, for a distance of 100 feet to a point on the dividing line between Lots No. 19 and 20 in said Plan; thence along the dividing line last mentioned, North 27 Degrees 18 Minutes 35 Seconds East, for a distance of 262.27 feet to a point; thence South 51 Degrees 27 Minutes 55 Seconds East, for a distance of 101.95 feet to a point on the dividing line between Lots No. 18 and 19 in said Plan; thence along the dividing line last mentioned, South 27 Degrees 18 Minutes 35 Seconds West, for a distance of 242.43 feet to a point, the place of beginning.

LOT NO. 20:

BEGINNING on the Northeasterly line of Hickory Drive at the dividing line between Lots No. 20 and 21 in the plan aforesaid; thence along the dividing line last mentioned North 27 Degrees 18 Minutes 35 Seconds East, for a distance of 282.12 feet to a point on line of lands now or formerly of Cochran and Brady; thence along said line, South 51 Degrees 27 Minutes 55 Seconds East, for a distance of 101.95 feet to a point; thence by the dividing line between Lots No. 19 and 20 in said Plan, South 27 Degrees 18 Minutes 35 Seconds West, for a distance of 262.27 feet to the northeasterly line of Hickory Drive, aforesaid; thence along said line of Hickory Drive, North 62 Degrees 41 Minutes 25 Seconds West, for a distance of 100 feet, to the point, the place of beginning.

TAX PARCEL #65-006-0728.000/65-006-0727.000

BEING KNOWN AS: 703 Hickory Drive, Aliquippa, PA 15001

PARCEL NO.: 65-006-0728.000/65-006-0727.000

PLAINTIFF: LSF9 MASTER PARTICIPATION TRUST  
VS

DEFENDANT: LIEL E. OWENS II, BRANDIE M. OWENS

SALE ADDRESS: 703 Hickory Drive Aliquippa, PA 15001

PLAINTIFF ATTORNEY: Michael T. McKeever.

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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