

Sheriff Sale of Real Estate

SALE NO. NULL

DEBT \$68,374.63

BY VIRTUE OF THE WITHIN MENTIONED Writ of Execution No. 2015-10438 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 09:00 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 situate in the township of Rochester, county of Beaver and commonwealth of Pennsylvania, being lot no. 3 in the North Rochester Improvement Company plan of lots as recorded in the recorder's office of Beaver county, Pennsylvania in plan book volume 1, page 189.

TITLE TO SAID PREMISES IS VESTED IN Tonja L. Collins, unmarried, by Deed from Terrence L. Nocera, unmarried, dated 05/17/2005, recorded 05/20/2005 in Instrument Number 3240139.

Tax Parcel: 76-007-0117.000

Premises Being: 618 Virginia Avenue, Rochester, PA 15074-1255

PARCEL NO.: 76-007-0117.000

PLAINTIFF: GREEN TREE SERVICING LLC

VS

DEFENDANT: Tonja L. Collins

SALE ADDRESS: 618 Virginia Avenue Rochester, PA 15074-1255

PLAINTIFF ATTORNEY: PETER WAPNER, 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