

Sheriff Sale of Real Estate

SALE NO. NULL

DEBT \$67,579.55

BY VIRTUE OF THE WITHIN MENTIONED Writ of Execution No. 2015-10659 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, January 4th, 2016

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 Unit designated as Unit A, being a Unit iii 2204-2206 Seventeenth Street Condominium, a Condominium, located in Patterson Township, Beaver County, and Commonwealth of Pennsylvania, the same as designated in the Declaration of Condominium as recorded in the Office of the Recorder of Deeds in and for the County of Beaver, in Misc. Book Volume 1722, page 025.

TOGETHER with all right, title and interest, being a fifty percent interest (50%), of, in and to the Common Elements as more fully set forth in the aforesaid Declaration of Condominium.

BEING designated as Tax Parcel No. 72-013-0111.000.

BEING KNOWN AS: 2206 17th Street, Beaver Falls, PA 15010

PARCEL NO.: 72-013-0111.000

PLAINTIFF: WELLS FARGO BANK NA AS TRUSTEE BANC OF AMERICA MORTGAGE SECURITIES

VS

DEFENDANT: TONI L. MARCELLO

SALE ADDRESS: 2206 17TH STREET Beaver Falls, PA 15010

PLAINTIFF ATTORNEY: MICHAEL T. MCKEEVER, 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