

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY

# SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Friday, January 14th, 2011 at 11:00 A.M.

By virtue of a Writ of Execution No. 08-2843, issued by DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL, MSAC 2007-HE6, out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 08-2843, there will be exposed to public sale and outcry on Friday, January 14th, 2011 at 11:00 E.S.T., in the Sheriff's Office, Court House Building, Jim Thorpe, Pennsylvania, the following described real estate, to wit:

ALL THAT CERTAIN lot, piece or parcel of ground situate in Penn Forest Township, Carbon County, Pennsylvania, being Lot 64 as laid out on map entitled "John Wargo Subdivision Sunrise Ridge Development" as recorded in the Office for the Recording of Deeds in and for Carbon County, in Map Book 1, page 304, bounded and described as follows:

BEGINNING at a point in the easterly line of Bluebell Lane said point being the northwest corner of Lot No. 65; thence in and along the same easterly line of Bluebell Lane North 08 degrees 37 minutes 30 seconds East a distance of 135 feet to a point said point being the southwest corner of Lot No. 63; thence in and along the southerly line of Lot No. 63 South 81 degrees 22 minutes 30 seconds East 325 feet to a point said point being the southeast corner of Lot No. 63; thence in and along other lands now or late of John A. Wargo South 08 degrees 37 minutes 30 seconds West 135 feet to a point said point being the northeast corner of Lot No. 65; thence in and along the northerly line of Lot No. 65; North 81 degrees 22 minutes 30 seconds West 325 feet to a point said point being the place of Beginning.

CONTAINING 1.01 acres.

UNDER AND SUBJECT to the covenants, exceptions, conditions, reservations and restrictions which appear in Carbon County Deed Book Volume 395, page 309, and also those easements and rights-of-way as appear in the record chain of title.

TAX PARCEL: 67B-51-A-64

PROPERTY address: 23 BLUE BELL LANE, JIM THORPE, PA 18229

BEING THE SAME PREMISES which Mark A. Miller by Deed dated 12/11/2006 and recorded on 12/18/2006 in Deed Book 1532 at Page 341 granted and conveyed unto Lawrence Miller and Linda Miller, husband and wife.

Seized and taken into execution as the property of LAWRENCE MILLER, LINDA MILLER at the suit of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL, MSAC 2007-HE6

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. Notice is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff on Monday, January 24, 2011, and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter.

**Seized and taken into execution as the property of LAWRENCE MILLER, LINDA MILLER**

Joseph A. Goldbeck, Jr.  
GOLDBECK McCAFFERTY and McKEEVER  
Mellon Independence Center - Suite 5000  
701 Market Street  
Philadelphia, PA 19106-1532

**DWIGHT L. NOTHSTEIN, SHERIFF  
CARBON COUNTY**