

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY

SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Friday, November 5th, 2010 at 11:00 A.M.

By virtue of a Writ of Execution No. 10-1350, issued by , out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 10-1350, there will be exposed to public sale and outcry on Friday, November 5th, 2010 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 CERT AIN lot or piece of ground situate in Weatherly Borough, County of Carbon, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point an existing concrete monument, known as the southwest corner of the Woodside Development;

THENCE North 68 degrees 30 minutes East along the North right-of-way L.R. 1012 a distance of 270 feet more or less to a point being the southwest corner of Parcel herein described;

THENCE North 22 degrees 38 minutes West a distance of 140 feet more or less to a point;

THENCE North 68 degrees 30 minutes East for a distance of 80 feet more or less to a point;

THENCE South 22 degrees 38 minutes East along a 10 feet easement a distance of 140 feet more or less to a point;

THENCE along the North right-of-way line of L.R. 1012 South 68 degrees 30 minutes West a distance of 80 feet more or less to a point the place of beginning.

CONTAINING 11,200 Square Feet.

UNDER AND SUBJECT TO ANY COVENANTS & EASEMENTS IN PRIOR CONVEYANCES.

TITLE TO SAID PREMISES IS VESTED IN Richard Luckwaldt and Annamarie Moran Luckwaldt, h/w, by Deed from Donald Korba and Donna Korba, his wife, dated 07/18/2006, recorded 07/21/2006 in Book 1480, Page 855.

Premises being: 1021 EAST MAIN STREET

WEATHERLY, PA 18255-1248

Tax Parcel No.: 102-58-S4.03

Seized and taken into execution as the property of Richard Luckwaldt and Annamarie Moran Luckwaldt at the suit of

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, November 15, 2010, 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 Richard Luckwaldt and Annamarie Moran Luckwaldt

Courtenay R. Dunn, Esq.

Phelan, Hallinan and Schmieg, L.L.P.

1617 JFK Boulevard, Suite 1400

Philadelphia, PA 19103

DWIGHT L. NOTHSTEIN, SHERIFF
CARBON COUNTY