

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY

SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Friday, May 13th, 2011 at 11:00 A.M.

By virtue of a Writ of Execution No. 11-0071, issued by PROVIDENT FUNDING ASSOCIATES, L.P., out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 11-0071, there will be exposed to public sale and outcry on Friday, May 13th, 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 tract or parcel of land together with a 2 ½ story frame dwelling and concrete block garage thereon constructed, located along the Northerly side of blacktop Legislative Route #13014, leading from the Towamensing Church to Aquashicola, in the Township of Lower Towamensing, County of Carbon, and Commonwealth of Pennsylvania, being more fully bounded and described as follows, to wit:

BEGINNING at an iron pin along the Northerly edge of blacktop pavement of Legislative Route #13014, leading from Towamensing Church to Aquashicola; said pin also marking the Southeast corner of property of Thomas C. and Betty M. Kleintop, h/w; thence extending along the Easterly property line of Thomas C. and Betty M. Kleintop, h/w, North 5° 45' West 442.62 feet to an iron pin; thence extending along property now or formerly Jacob Serfass, the following two (2) courses and distances: (1) North 78° 56' East 102.63 feet to an iron pipe (2) North 78° 35' 37" East 92.06 feet to an iron rod; thence extending along property of Lower Towamensing Cemetery Association, South 5° 56' East passing through an iron pin at 319.23 feet, a total distance of 464.28 feet to a rail spike in the public road at the Northerly edge of blacktop; thence extending in and through the public road, along the Northerly edge of blacktop the following two (2) courses and distances: (1) South 84° 59' West 92 feet to an iron pin (2) South 85° 18' West 103.30 feet to the place of beginning.

CONTAINING 2.025 acres of land.

SUBJECT to all the easements, exceptions, rights, reservations, restrictions, covenants, conditions, privileges, etc., as may be either contained in or referred to in the prior deeds and other documents composing the chain of title, or as may be visible by physical inspection of the realty.

BEING known as 3160 FIRELINE ROAD, PALMERTON, PA 18071

BEING THE SAME PREMISES which Terry R. Heiney and Karen J. Heiney, husband and wife, by Deed dated April 25, 1997 and recorded May 5, 1997 in the Office of the Recorder of Deeds in and for Carbon County in Deed Book 699, Page 460, granted and conveyed unto David A. Smiley and Patricia A. Smiley, his wife. On February 4, 2011 Patricia A. Smiley became the sole owner by virtue of the death of David A. Smiley.

PARCEL No. 42-33-A3

Seized and taken into execution as the property of DAVID A. SMILEY, DECEASED, PATRICIA A. SMILEY at the suit of PROVIDENT FUNDING ASSOCIATES, L.P.

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, May 23, 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 DAVID A. SMILEY, DECEASED, PATRICIA A. SMILEY

Gregory Javardian, Esquire
Powers, Kirn & Javardian, LLC
1310 Industrial Boulevard
Suite 101
Southampton, PA 18966

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