

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY

# SHERIFF'S SALE

OF VALUABLE REAL ESTATE

**Friday, January 13th, 2017 at 11:00 A.M.**

By virtue of a Writ of Execution No. 16-2269, issued by BAYVIEW LOAN SERVICING, LLC, out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 16-2269, there will be exposed to public sale and outcry on Friday, January 13th, 2017 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 of piece of ground situate on the south side of East Fell Street in the Borough of Summit Hill aforesaid, numbered in the plan or plot thereof sixty-four (64), containing in front or breadth on said East Fell Street thirty (30) feet and extending of that width southwardly between parallel lines at right angle to said East Fell Street (the westwardly line passing through the center line of a partition wall of a double dwelling house fronting on East Fell Street), one hundred and twenty-five (125) feet to a twenty (20) feet wide alley. Bounded northwardly by said East Fell Street, eastwardly by lot numbered sixty-six (66), southwardly by said alley, and eastwardly by lot numbered sixty-two (62). Improvements consist of eastern half of double dwelling house.

address: address: 113 Fell Street East a/k/a 113 East Fell Street, SUMMIT HILL, PA 18250

PARCEL #: 115A-54-J32

Being the same premises granted and conveyed unto SUZANNE KINNEY by deed from SUZANNE KINNEY, INDIVIDUALLY AND AS ADMINISTRATRIX OF THE ESTATE OF LILLIAN ELSIE MILLER, A/K/A LILLIAN E. MILLER, DECEASED, DATED 12/10/98 and RECORDED 12/14/98, IN INSTRUMENT # 9816218

Seized and taken into execution as the property of SUZANNE D. KINNEY a/k/a SUZANNE KINNEY at the suit of BAYVIEW LOAN SERVICING, LLC

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 23, 2017, 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 SUZANNE D. KINNEY a/k/a SUZANNE KINNEY**

Michael T. McKeever  
KML LAW GROUP, P.C.  
BNY Independence Center - Suite 5000  
701 Market Street  
Philadelphia, PA 19106-1532

**ANTHONY C. HARVILLA, SHERIFF  
CARBON COUNTY**