

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY

SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Thursday, April 13th, 2017 at 11:00 A.M.

By virtue of a Writ of Execution No. 15-1302, issued by Lehigh Area School District, out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 15-1302, there will be exposed to public sale and outcry on Thursday, April 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 or piece of ground situate on Second Street in the Borough of Lehigh, County of Carbon and State of Pennsylvania, being Lot No. 6 in the plan or plot of lots of W.H. Rex and James A. Rex, as made by Charles D. Weirbach, Civil Engineer, and bounded and described as follows:

BEGINNING at a stake on Second Street on line of lot of Joel Rex Estate; thence West along said Lot one hundred sixty-two feet (162') to Centre Alley; thence South along said Centre Alley forty feet (40') to lot number 5 on said plan or plot of lots; thence East one hundred and sixty-two (162') to Second Street; thence North along said Second Street forty feet (40') to the place of BEGINNING.

EXCEPTING AND RESERVING that portion of the above-described property which was conveyed to Warren B. Rehrig and Edith L. Rehrig, his wife, by Paul E. Leiby and Mildred E. Leiby, his wife, by Deed dated the 13th day of February, 1948 being twenty feet (20') in width by one hundredths sixty-two (162') in depth and recorded in the Office of the Recorder of Deeds in and for the County of Carbon in Deed Book Volume 151 at page 366.

IT BEING THE INTENTION of the parties hereto to convey the Southern one-half (1/2) of lot number 6 together with the one-half (1/2) of the double dwelling erected thereon known as premises 388 South Second Street; the Northerly line of the lot hereby conveyed shall be a line projected through the center of the partition wall of the double dwelling erected on said lot number 6.

UNDER AND SUBJECT to any exceptions, reservations, terms, conditions, rights of way, licenses, restrictions, mutual covenants or miscellaneous agreements contained in any Deed or Deeds in line of title or as contained in any miscellaneous agreements, relative to the subject premises in the Carbon County Courthouse, at Jim Thorpe, Pennsylvania.

BEING PART OF THE SAME PREMISES which Paul W. Christman and Marie A. Christman, formerly husband and wife, by deed dated August 7, 1995 and recorded September 6, 1996 in the Office of the Recorder of Deeds in and for Carbon County in Deed Book 670 Page 580, granted and conveyed unto Marie A. Christman.

Carbon County Tax Parcel No.:70A9-28-T21

Deed Book: 1825 Deed Page: 701

Seized and taken into execution as the property of Valerie Jones at the suit of Lehigh Area School District

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 Sunday, April 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 Valerie Jones

JEFFREY P. KELLY, ESQ.
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ANTHONY C. HARVILLA, SHERIFF
CARBON COUNTY