

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY

SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Friday, June 9th, 2017 at 11:00 A.M.

By virtue of a Writ of Execution No. 16-2310, issued by Nationstar Mortgage LLC, out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 16-2310, there will be exposed to public sale and outcry on Friday, June 9th, 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 parcel of land known as Lot No. 5A in The Leisureland South, Section II subdivision as shown on Ebeco Associates, Inc., Drawing No. 2832, situate in The Borough of Jim Thorpe, County of Carbon, Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the southerly right-of-way of Broadview Drive, said point being the northeasterly corner of Lot 6A; thence along said right-of-way north 49 degrees 06' 30" east for a distance of 74.69' to a point; thence continuing along same said right-of-way on a curve to the right with a radius of 225.00' and an arc length of 126.15' to a point; thence continuing along same said right-of-way north 81 degrees 14' east for a distance of 290.78' to a point; thence along lot 4A south 29 degrees 24' east for a distance of 56.11' to a point; thence south 60 degrees 36' west for distance of 91.57' to a point; thence south 29 degrees 24' east for a distance of 61.70' to a point on the northerly right-of-way of PA Route 903; thence along side said right-of-way on a curve to the left with a radius of 1146.23 and an arc length of 282.24' to a point; thence north 6 degrees 56' east for a distance of 104.35' to a point; thence south 34 degrees 31' west for a distance of 134.04' to a point; thence along Lot 6A north 40 degrees 53' 30" west for a distance of 189.75' to a point and place of beginning.

CONTAINING 1.70 acres, as per the Subdivision Map of Leisureland South, recorded in Map Book 1, Page 446.

PARCEL/TAX ID: 82E-16-B5

BEING THE SAME PREMISES which William Sheehan, by Deed Dated 7/13/2009 and Recorded 9/15/2009, in the Office of the Recorder of Deeds in and for the County of Carbon, in Deed Book 1794, Page 143, granted and conveyed unto Jacqueline Sheehan.

Seized and taken into execution as the property of Jacqueline Sheehan a/k/a Jacqueline M. Tompkins at the suit of Nationstar Mortgage 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, June 19, 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 Jacqueline Sheehan a/k/a Jacqueline M. Tompkins

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ANTHONY C. HARVILLA, SHERIFF
CARBON COUNTY