

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY
SHERIFF'S SALE
OF VALUABLE REAL ESTATE
Friday, July 14th, 2017 at 11:00 A.M.

By virtue of a Writ of Execution No. 17-0344, issued by MAUCH CHUNK TRUST COMPANY, out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 17-0344, there will be exposed to public sale and outcry on Friday, July 14th, 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:

PARCEL NO. 1:

ALL THAT CERTAIN Western portion of all that certain lot or piece of ground situate on the North side of Rhume Street, in the Borough of Nesquehoning, (formerly Mauch Chunk Township), County of Carbon and Commonwealth of Pennsylvania, numbered twelve (12) in the plan of Lots of the Lehigh Coal and Navigation Company.

CONTAINING in front or breadth on said Rhume Street, Thirteen (13') Feet, more or less, and extending of that width Northwardly between parallel lines at right angles to said Rhume Street, One Hundred Twenty Five (125') Feet, to other lands now or Formerly of Lehigh Coal and Navigation Company.

BOUNDED Northwardly by other lands now or formerly of the Lehigh Coal and Navigation Company Eastwardly by the Eastern portion of Lot Number Twelve (12), the Eastward line of said premises extending through and coinciding with the center of the partition wall between the house farthest East and the house adjoining the four-way dwelling erected on Lots Number Twelve (12) and Number (11) Southwardly by said Rhume Street, and Westwardly by Lot Number Eleven (11), the Westward line of said premises extending through and coinciding with the center of the partition wall between two (2) middle homes of the four-way dwelling erected on Lots Number Twelve (12) and Number Eleven (11).

BEING A PART OF THE SAME PREMISES which Theodore Fien, Jr., and Mary Fien, his mother, by their Deed dated August 3, 2000 and recorded in the Recorder of Deeds Office, County of Carbon, in Deed Book 893, page 94 granted and conveyed onto Timothy E. Black.

INCLUDING the residential structures and any other structures or improvements located thereon.

PARCEL NO. 2:

ALL THAT CERTAIN lot or piece of ground situate on the North side of Rhume Street, in the Borough of Nesquehoning, (Formerly Mauch Chunk Township), County of Carbon and Commonwealth of Pennsylvania, numbered in the Plan or Plot thereof Eleven (11).

CONTAINING in front or breadth on said Rhume Street Thirty (13') Feet, more or less, and extending of that width Northwardly between parallel lines at right angles to said Rhume Street One Hundred Twenty-five (125) Feet to other ground now or formerly of the Lehigh Coal and Navigation Company.

BOUNDED Northwardly by other lands now or formerly of the Lehigh Coal and Navigation Company Westwardly by Lot Number Ten (10); Southwardly by Rhume Street; and Eastwardly by Lot Number Twelve (12), the Eastward line of said premises extending through and coinciding with the center of the partition wall between the two (2) middle homes of the four-way dwelling erected on Lots Number Eleven (11) and Number Twelve (12).

BEING A PART OF THE SAME PREMISES which Theodore Fien, Jr., and Mary Fien, his mother, by their Deed dated August 3, 2000 and recorded in the Recorder of Deeds Office, County of Carbon, in Deed Book 893, page 94 granted and conveyed onto Timothy E. Black.

INCLUDING the residential structures and any other structures or improvements located thereon.

PARCEL NO.3

ALL THAT CERTAIN Eastern portion of ALL THAT CERTAIN LOT OR PIECE OF GROUND situate on the North side of Rhume Street, in the Borough of Nesquehoning, County of Carbon, and Commonwealth of Pennsylvania, numbered twelve (12) in the plan of lots of the Lehigh Coal and Navigation Company.

CONTAINING in front or breath on said Rhume Street seventeen (17) feet, more or less, and extending of that width Northwardly between parallel lines at right angles to said Rhume Street, eighty-five (85) feet to lands now or formerly of Robert Paul and Marilyn A. Paul, his wife.

BOUNDED Northwardly by lands now or formerly of Robert Paul and Marilyn A. Paul, his wife; Eastwardly by Lot Number Thirteen (13); Southwardly by said Rhume Street; and Westwardly by the remaining portion of Lot Number Twelve (12), the Westward line of said premises extending through and containing with the center of the partition wall between the house farthest east and the house adjoining the four-way dwelling erected on Lots Twelve (12) and Eleven (11).

BEING THE SAME PREMISES which Robert C. Black and Patricia A. Black, his wife, by their Deed dated June 1, 1999 and recorded in the Recorder of Deeds Office, County of Carbon, in Deed Book 829, page 884 granted and conveyed onto Timothy E. Black.

INCLUDING the residential structures and any other structures or improvements located thereon.

Seized and taken into execution as the property of Timothy E. Black at the suit of MAUCH CHUNK TRUST COMPANY

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, July 24, 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 Timothy E. Black

THOMAS S. NANOVIC
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Jim Thorpe, PA 18229-0359

ANTHONY C. HARVILLA, SHERIFF
CARBON COUNTY