

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY

SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Friday, December 8th, 2017 at 11:00 A.M.

By virtue of a Writ of Execution No. 17-1512, issued by Wells Fargo Bank, NA, out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 17-1512, there will be exposed to public sale and outcry on Friday, December 8th, 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 SITUATED ON THE SOUTH SIDE OF HAZARD STREET IN THE BOROUGH OF THE SUMMIT HILL, CARBON, COUNTY, PENNSYLVANIA, NUMBERED IN THE PLAN OR FLAT THERE OF TWENTY-TWO (22) AND TWENTY-FOUR (24). CONTAINING IN FRONT ON BREADTH ON SAID HAZARD STREET SIXTY (60) FEET AND EXTENDING OF THAT WIDTH SOUTHWARD BETWEEN PARALLEL LINES AT RIGHT ANGLES TO SAID HAZARD STREET ONE HUNDRED TWENTY-FIVE (125) FEET TO A TWENTY (20) FEET WIDE ALLEY, BOUNDED ON THE NORTH BY SAID HAZARD STREET, ON THE EAST BY LOT NUMBERED 26, ON THE SOUTH BY SAID ALLEY, ON THE WEST BY LOT NUMBERED 20. EXCEPTING AND RESERVING OF ST. PAUL'S GERMAN REFORMED CHURCH THE EASTERN MOST TWENTY FEET (20') OF SAID LOT #24 IT IS INTENDED OF THE SELLER TO CONVEY THE PROPERTY 40' N 125; REFERENCED TO PARCEL NO. 123B-53-L44. ALSO EXCEPTING AND RESERVING AN EASEMENT FOR THE USE OF THE SELLERS, THEIR HEIRS AND ASSIGNS, FOR INGRESS AND EGRESS TO THE WESTERN WALL OF THE CHURCH PROPERTY FOR THE REPAIRS OF THE CHURCH BUILDING.

TITLE TO SAID PREMISES IS VESTED IN JOHN J. KRYNOCK AND HEIDI J. HRICISIN, AS JOINT TENANTS WITH THE RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON, by Deed from SAINT PAUL'S GERMAN REFORMED CHURCH, NBA, ST. PAUL'S U.C.C. CHURCH, A NON PROFIT CORPORATION EXISTING UNDER THE LAWS OF THE COMMONWEALTH OF PENNSYLVANIA, Dated 10/18/2006, Recorded 10/20/2006, in Book 1512, Page 642.

Tax Parcel: 123B-53-L44

Premises Being: 15 West Hazard Street, Summit Hill, PA 18250-1104

Seized and taken into execution as the property of John J. Krynock, Heidi J. Hricisin at the suit of Wells Fargo Bank, NA

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, December 18, 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 John J. Krynock, Heidi J. Hricisin

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ANTHONY C. HARVILLA, SHERIFF
CARBON COUNTY