

IN THE COURT OF COMMON PLEAS OF CARBON COUNTY

SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Friday, June 8th, 2007 at 11:00 A.M.

By virtue of a Writ of Execution No. 06-0087, issued by JP Morgan Chase Bank N.A. as Indenture Trustee on behalf of the Noteholders and the Note Insurer of ABFS Mortgage Loan Trust 2000-4 Mortgage Backed Notes, out of the Court of Common Pleas of Carbon County, Pennsylvania, upon Judgment entered therein to No. 06-0087, there will be exposed to public sale and outcry on Friday, June 8th, 2007 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 in Franklin Township, County of Carbon, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a post; thence along a public road leading from the house of Nathan Blose to Weissport, South Thirty-four and one-quarter degrees, East 65 feet to a post at a public road leading from Weissport to Pine Swamps; thence along said road North 62 degree, East 50 feet to a post; thence by land of Joseph Obert, North 34 ¼ degrees, West 75 feet to a post; thence along a certain alley South 51 ¼ degrees, West 50 feet to the place of BEGINNING. CONTAINING three thousand five hundred square feet.

The improvements thereon consist of a 2 ½ story, frame dwelling house, 24 feet by 16 feet 4 inches, with 24 feet x 20 feet one story frame side addition, and 8 feet x 24 feet one story frame back addition, and all other necessary outbuildings.

ALSO all that certain parcel of ground situate in Franklin Township, Carbon County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at the iron pin in the center of a public road leading from Weissport to Walcksville, thence North thirty-two and three-quarter degrees West, ninety-three feet to a point on the bank of Tar Run; thence along said Tar Run, North fifty-two degrees East ninety-four feet eight inches to a post in Tar Run; thence South thirty-two and three-quarter degree East one hundred and one feet three inches to a post in the aforesaid public road; thence in said road, South fifty-seven and one quarter degrees West ninety-four feet to the place of BWEGINNING. CONTAINING nine thousand one hundred and eighteen square feet. The above described tract being Lot Nos. 2 and 3 as numbered on a plan or plot made of Austin Boyer in the year 1888 at the instance of Joseph Obert and known as the Joseph Obert Plan or Lots in Franklin Township, Carbon County, Pennsylvania.

Premises being known as RD#5, Box 8, Fairyland Road, Leighton, Pennsylvania

Being the same premises which Harrison Bert Leuckel, Terryl Glen Leuckel, Denise Wylia Leuckel and Chad Taris Leuckel by their deed dated October 1, 1988, and recorded in the Office for the Recording of Deeds in and for Carbon County at Jim Thorpe, Pennsylvania in Deed Book Volume 513, page 161 granted and convey unto Terryl Glen Leuckel.

Seized and taken into execution as the property of Terryl Glen Leuckel at the suit of JP Morgan Chase Bank N.A. as Indenture Trustee on behalf of the Noteholders and the Note Insurer of ABFS Mortgage Loan Trust 2000-4 Mortgage Backed Notes 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 18, 2007, 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 Terryl Glen Leuckel

Bradley D. Sisley
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**DWIGHT L. NOTHSTEIN, SHERIFF
CARBON COUNTY**