

SHERIFF'S SALE

Wednesday, January 31st, 2018 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 2017CV766 AND CIVIL WRIT NO. 2017CV766 ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY CIVIL DIVISION TO ME DIRECTED THERE WILL BE EXPOSED TO PUBLIC SALE, BY VENUE OR OUTCRY TO THE HIGHEST BIDDER, FOR CASH, IN A COURTROOM OR SHERIFF'S OFFICE, TO BE ANNOUNCED, AT THE COLUMBIA COUNTY COURTHOUSE, BLOOMSBURG, PENNA., 17815, ALL THE RIGHT AND TITLE AND INTEREST TO THE DEFENDANTS IN AND TO:

ALL THAT CERTAIN lot or parcel of land in the Town of Bloomsburg, County of Columbia and Commonwealth of Pennsylvania, being more fully described as follows:

ALL THAT CERTAIN property situated in the Town of Bloomsburg in the County of Columbia and Commonwealth of Pennsylvania, being more fully described in a Deed dated 12/15/1997 and recorded 02/16/1998, among the Land Records of the County and State set forth above, in Deed Volume 715 and Page 427 and being more fully described in a Deed dated 01/25/2001 and recorded 01/25/2001, among the Land Records of the County and State set forth above, in Deed Volume 200100693 and Page 1.

TAX MAP OR PARCEL ID NO.: 05W-02-119

TITLE TO SAID PREMISES IS VESTED by Deed dated 01/25/01 conveying from Larue W. Penman and Betty Jane Penman, His Wife to Frederick R. Radel, A Married man, Recorded 01/25/01, In Instrument #200100693.

Property being known as: 179 West 9th Street, Bloomsburg, PA 17815

Being Columbia County parcel number : 05 W-02-119

Improvements thereon consist of: Single Family Dwelling

Seized and taken in execution as the property of: Frederick R. Radel

PROPERTY ADDRESS: 179 WEST 9TH STREET, BLOOMSBURG, PA 17815

UPI / TAX PARCEL NUMBER: 05W-02-119

TERMS OF SALE

MINIMUM PAYMENT AT TIME OF SALE: The greater of ten (10%) percent of the bid price or costs (opening bid at sale). Minimum payment is to be paid in cash, certified check, or cashier's check at time of sale.

REMAINING BALANCE OF BID PRICE: Any remaining amount of the bid price is to be paid within (8) days after the sale in cash, certified check, or cashier's check.

IMPORTANT NOTICE FOR FAILURE TO PAY BID PRICE: FAILURE TO PAY THE BID PRICE IN ACCORDANCE WITH THESE TERMS MAY RESULT IN SERIOUS FINANCIAL CONSEQUENCES TO THE BIDDER. DO NOT BID UNLESS FUNDS ARE AVAILABLE FOR PAYMENT WITHIN THE PRESCRIBED TIME PERIOD.

If the successful bidder fails to pay the bid price as per the above terms, the Sheriff may elect either to sue the bidder for the balance due without a resale of property, or to resell the property at the bidder's risk and maintain an action against the bidder for breach of contract. In the case of a default all sums paid by the bidder will be considered forfeited, but will be applied against any damages recoverable. The defalting bidder will be responsible for any attorney fees incurred by the Sheriff in connection with any action against the bidder in which the bidder is found liable for damages.

Plaintiff's Attorney
ROMANO & GARUBO & ARGENTIERI
52 Newton Avenue
Woodbury, NJ 08096

Sheriff of Columbia County
Timothy T. Chamberlain
<http://www.sheriffofcolumbiacounty.com/>