

SHERIFF'S SALE

Wednesday, February 26th, 2020 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 2019CV788 AND CIVIL WRIT NO. 2019CV788 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 piece, parcel and lot of land situate in the Borough of Millville, County of Columbia and State of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point in the Western line of State Street in line of lands now or formerly of Mary Woodside; THENCE along the Western line of said State Street, South twenty-four degrees East, forty feet (S. 24 0 E. 40') to a point in line of lands now or formerly of Raymond L. Adams and Ruth Viola Adams, his wife; THENCE by said Adams lands, South sixty-six degrees West, one hundred twenty feet (S. 66 0 W. 120') to a point in line of lands now or formerly of Millville Lumber Products, Inc.; THENCE by said Millville Lumber Products, Inc. land, North twenty-four degrees West, forty feet (N. 24 0 W. 40') to a point in line of land now or formerly of the said Mary Woodside; THENCE along said Woodside lands, North sixty-six degrees East, one hundred twenty feet (N. 66 0 E. 120') to a point on the Western line of State Street, the place of BEGINNING whereon is erected a double frame dwelling house.

BEING KNOWN AS: 430 432 SOUTH STATE STREET, MILLVILLE, PA 17846
PROPERTY D NUMBER: 24-01A-014-00,000

BEING THE SAME PREMISES WHICH CHRISTOPHER P. AIKEY AND PAMELA R. AIKEY, MARRIED BY DEED DATED 11/21/2017 AND RECORDED 11/22/2017 IN THE OFFICE OF THE RECORDER OF DEEDS AS INSTRUMENT NUMBER 201709342, GRANTED AND CONVEYED UNTO MARC R. AIKEY.

PROPERTY ADDRESS: 430 432 SOUTH STATE STREET, MILLVILLE, PA 17846
UPI / TAX PARCEL NUMBER: 24-01A-014-00,000

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