

SHERIFF'S SALE

Wednesday, May 8th, 2024 at 09:00 A.M.

BY VIRTUE OF WRIT OF EXECUTION NO. 2022CV645 AND CIVIL WRIT NO. 2022CV645 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 OR PARCEL OF LAND SITUATE IN THE VILLAGE OF ESPY, SCOTT TOWNSHIP, COLUMBIA COUNTY, PENNSYLVANIA BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

ON THE NORTH BY MAIN STREET; ON THE EAST BY AN ALLEY; ON THE SOUTH BY AN ALLEY; AND ON THE WEST BY LOT NOW OR LATE OF NEHIMIAH RICHARD, HAVING A FRONTAGE ON MAIN STREET OF 60 FEET AND A DEPTH OF 180 FEET, WHEREON IS ERECTED A TWO STORY FRAME DWELLING HOUSE AND OTHER OUTBUILDINGS.

BEING KNOWN AS: 2218 OLD BERWICK ROAD, BLOOMSBURG, PA 17815
PROPERTY ID NUMBER: 31-3C1-044-00,000

BEING THE SAME PREMISES WHICH ALBERT J. BUGASCH, AN UNMARRIED MAN BY DEED DATED 3/6/2019 AND RECORDED 3/27/2019 IN THE OFFICE OF THE RECORDER OF DEEDS IN INSTRUMENT #201902156, GRANTED AND CONVEYED UNTO ROBERT M. HOLLOWAY AND JESSICA E. HOLLOWAY, HUSBAND AND WIFE, THEIR HEIRS AND ASSIGNS AS TENANTS BY THE ENTIRETIES.

PROPERTY ADDRESS: 2218 OLD BERWICK ROAD, BLOOMSBURG, PA 17815
UPI / TAX PARCEL NUMBER: 31-3C1-044-00-000

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 defaulting 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
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