

IN THE COURT OF COMMON PLEAS OF LUZERNE COUNTY

SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Friday, December 4th, 2009 at 10:30 A.M.

SALE NO. 51

DEBT \$32,498.68

By virtue of a Writ of Execution No. 99/2009, issued by M&T BANK,, out of the Court of Common Pleas of Luzerne County, Pennsylvania, upon Judgment entered therein to No. 8237-2008, there will be exposed to public sale and outcry on Friday, December 4th, 2009 at 10:30 E.S.T., in the Sheriff's Office, 200 North River Street, Wilkes Barre, Pennsylvania, the following described real estate, to wit:

ALL THAT CERTAIN LOT, PIECE, OR PARCEL OF LAND SITUATE IN THE BOROUGH OF DURYEA, COUNTY OF LUZERNE, AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEING ALL OF LOT NUMBER 415 ON MAIN STREET IN THE BOROUGH OF DURYEA, FORMERLY TOWNSHIP OF MARCY, AS PER MAP IN THE OFFICE OF THE PENNSYLVANIA COAL COMPANY. SAID LOT NUMBER 415 BEING 57 FEET IN FRONT ON MAIN STREET, 34 FEET IN BREADTH ON AN ALLEY AT THE REAR AND A DEPTH OF 144 FEET FROM STREET TO ALLEY.

CONTAINING 6552 SQUARE FEET OF SURFACE LAND OR THEREABOUT. SUBJECT TO THE SAME RESERVATIONS, RESTRICTIONS, LIMITATIONS AND CONDITIONS AS CONTAINED IN PREVIOUS DEEDS IN THE LINE OF TITLE.

Seized and taken into execution as the property of JOSEPH I. GALLAGHER, CATHERINE A. GALLAGHER at the suit of M&T BANK,

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 14, 2009, 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 JOSEPH I. GALLAGHER, CATHERINE A. GALLAGHER

Joel Ackerman
Zucker Goldberg Ackerman
200 Sheffield Street
Mountainside, NJ 07092

**CHARLES J. GUARNIERI, ACTING SHERIFF
LUZERNE COUNTY**