

IN THE COURT OF COMMON PLEAS OF LUZERNE COUNTY

**SHERIFF'S SALE**

OF VALUABLE REAL ESTATE

Friday, August 7th, 2009 at 10:30 A.M.

**SALE NO. 68**

**DEBT \$448,301.73**

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By virtue of a Writ of Execution No. 580-2009, issued by WELLS FARGO BANK, N.A. AS TRUSTEE FOR OPTION ONE MORTGAGE LOAN TRUST 2005-2 ASSET-BACKED CERTIFICATES, SERIES 2005-2, out of the Court of Common Pleas of Luzerne County, Pennsylvania, upon Judgment entered therein to No. 2676-2008, there will be exposed to public sale and outcry on Friday, August 7th, 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 piece, parcel or lot of land situate in the Township of Ross, County of Luzerne and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a set railroad spike corner in the center of the right-of-way of Township Route 506, said corner being common to lands, now or late of, Collins and other lands of Wolfe;

THENCE through lands of Wolfe North 70-21-10 East, 83.4 feet to a set #4 rebar corner;

THENCE through lands of Wolfe South 73-00-East, 285.9 feet to a set #4 rebar corner;

THENCE through lands of Wolfe South 70-56-50 East, 201.3 feet, passing through a set #4 rebar, to a corner in the center of Township Route 586;

THENCE along lands, now or late of, Coonan and along the center of the road South 39-01-30 West, 475.0 feet to a point; South 24-43-30 West, 44.0 feet; and South 04-36 East, 48.6 feet to a point;

THENCE along the center of the right-of-way of Twp, Rt. 506, North 21-33-20 West, 622.2 feet to the place of beginning.

CONTAINING 3.33 acres of land.

Seized and taken into execution as the property of MELANIE JOHNSON, DWIGHT A. JOHNSON at the suit of WELLS FARGO BANK, N.A. AS TRUSTEE FOR OPTION ONE MORTGAGE LOAN TRUST 2005-2 ASSET-BACKED CERTIFICATES, SERIES 2005-2

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, August 17, 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 MELANIE JOHNSON, DWIGHT A. JOHNSON**

**Joseph A. Goldbeck, Jr.**  
**GOLDBECK McCafferty and McKEEVER**  
**Mellon Independence Center - Suite 5000**  
**701 Market Street**  
**Philadelphia, PA 19106-1532**

**MICHAEL A. SAVOKINAS, SHERIFF**  
**LUZERNE COUNTY**