

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. 1

DEBT \$281,288.27

By virtue of a Writ of Execution No. 569-2009, issued by COUNTRYWIDE HOME LOANS SERVICING, L.P., out of the Court of Common Pleas of Luzerne County, Pennsylvania, upon Judgment entered therein to No. 3094-2009, 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 LOT, PIECE OR PARCEL OF LAND, situated in the City of Hazelton, County of Luzerne and Commonwealth of Pennsylvania, bounded and described as follows, to wit.

BEGINNING at a point in the northerly side of a 50 foot wide right-of-way more commonly known as 'C' Street, said point being the common front corner in the division line between Lot Nos. 38 and 39 on Plot of Lots known as Terrace Estates-Phase III, hereinafter referred to, prepared by Borton Engineering Assoc. Inc. revised and recorded in the office of the Recorder of Deeds in Luzerne County Map Book No. 68, page 76;

THENCE along the northerly side of 'C' Street, South 78 degrees 24 minutes 24 seconds West, 142.50 feet to a point, said point being the common front corner in the division line between Lots Nos. 36 and 38;

THENCE along the division line between Lots Nos. 36 and 38 North 11 degrees 35 minutes 36 seconds West, 115 feet to a point, said point being the common rear corner in the division line between Lots Nos. 28 and 38;

THENCE along the division line between Lots Nos. 36 and 38 North 78 degrees 24 minutes 24 seconds East 142.50 feet to a point, said point being the common rear corner in the division line between Lots Nos. 38 and 39;

THENCE along the division line between Lots Nos. 38 and 39, South 11 degrees 35 minutes 36 seconds East, 115 feet to the place of BEGINNING.

BEING all of Lot No. 38 and the easterly half of Lot No. 37 as shown on the aforementioned Terrace Estate Phase III Plot of Lots.

Seized and taken into execution as the property of JIHAD ABDULRAHMAN at the suit of COUNTRYWIDE HOME LOANS SERVICING, L.P.

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 JIHAD ABDULRAHMAN

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