

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. 141

DEBT \$150,624.49

By virtue of a Writ of Execution No. 603-2009, issued by JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, out of the Court of Common Pleas of Luzerne County, Pennsylvania, upon Judgment entered therein to No. 1374-2009, 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 the surface or right of soil of all that certain lot, piece or parcel of land situate in the Borough of Duryea, County of Luzerne, and Commonwealth of Pennsylvania, bounded and described as follows, to wit:

BEING Lot No. 50 in Block No, 1 upon plot of Chittenden and Foster's Addition to the Village Duryea (now Borough of Duryea), recorded in Luzerne County Map Book No.1, page 175, incorporated herein by reference thereto. Said lot is fifty (50) feet in front on Chittenden Street and extends backward to the Lackawanna River, two hundred and thirty (230) feet more or less on the Northerly side and two hundred and twenty (220) feet on the Southerly side, more or less. Reserving however, to the said C. E. Chittenden a thirty (30) foot roadway across the rear of the lot along the river.

Seized and taken into execution as the property of DAWN M. TUCKER at the suit of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

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 DAWN M. TUCKER

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