

IN THE COURT OF COMMON PLEAS OF LUZERNE COUNTY

SHERIFF'S SALE

OF VALUABLE REAL ESTATE

Friday, October 2nd, 2009 at 10:30 A.M.

SALE NO. NULL

DEBT \$120,926.49

By virtue of a Writ of Execution No. 837-2009, issued by Deutsche Bank National Trust Company, as Trustee for the Tribeca Lending Trust Series I, out of the Court of Common Pleas of Luzerne County, Pennsylvania, upon Judgment entered therein to No. 7059-2009, there will be exposed to public sale and outcry on Friday, October 2nd, 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:

PARCEL A:

THE FIRST THEREOF:

ALL that certain lot, piece or parcel of land situate in the Township of Buck, County of Luzerne, and State of Pennsylvania, known as Lot 7, Section B, of the Revised Plan of Pocono Park in accordance with map recorded in the Office of the Recorder of Deeds in and for Luzerne County in Map Book 3, page 231.

BEING seventy (70) foot fronting on the Westerly side of an unnamed Street and extending a distance of 227 feet, more or less.

THE SECOND THEREOF:

ALL the certain piece or parcel of land situate in the Township of Buck, Luzerne County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on the Westerly side of an unnamed Street on plot of lots known as Pocono Park in said Township, as set forth on map hereinafter referred to, said point being the dividing line between Lots 6 and 7, Section B, on said map;

THENCE along line of land dividing Lots 6 and 7, 227 feet, more or less, to land formerly owned by the Jacob Saxe Estate;

THENCE along line of land now or formerly of Jacob Saxe Estate, seventy (70) feet to a point, the dividing line between Lot 6 and Lot 5 of hereinafter referred to plot;

THENCE along line dividing Lots 5 and 6 of hereinafter referred to plot, 236 feet, more or less, to the Westerly side of an unnamed Street;

THENCE along said Street, seven feet to a point;

THENCE still along said Street, sixty-three (63) feet to line of Lot 7 the place of beginning.

BEING all of Lot No. 6, Section B, on map of Pocono Park, Buck Township, Luzerne County, Pennsylvania as set forth in Map Book 3, page 231.

EXCEPTING and RESERVING out of the above described premises a parcel of land conveyed to Albert Rittudack and Maureene K. Hudack by Deed dated 8/26/1961 and recorded in Deed Book 1483 page 279.

THE THIRD THEREOF:

ALL that certain lot, piece or parcel of land situate in the Township of Buck, County of Luzerne, and State of Pennsylvania, known as "Lot No. 8, Section B, of the Revised Plan of Pocono Park", in accordance with map recorded in the Office of the Recorder of Deeds of Luzerne County, State of Pennsylvania, in Map Book 3, page 231.

BEING seventy (70) feet wide fronting on the Westerly side of an unnamed Street and extending in a Westerly direction a distance of 220. feet, more or less, to stake corners and the extreme Western property line of Charles S. Donachy, et. al.

PIN #K14S1 B005 L009

PARCEL B:

ALL that certain piece or parcel of land, situate, lying and being in the Township of Buck, County of Luzerne and State of Pennsylvania, bounded and described as follows, to-wit:

BEGINNING at a point on the Westerly side of an unnamed Street on plot known as Pocono Park in said Township as set forth on map hereinafter referred to; said point being ten (10) feet in a Northerly direction from the common corner on Lots Nos. 6 and 7, Section B, on said map;

THENCE on a line parallel to and ten (10) feet distant from the dividing line between Lots Nos. 6 and 7, North 83 degrees 30 minutes West, one hundred (100) feet to a point in said lot No. 6;

THENCE North 6 degrees 30 minutes East, sixty (60) feet to a point on line between Lots Nos. 5 and 6, Section B on said map;

THENCE along the line of said Lots Nos. 5 and 6, Section B, South 83 degrees 30 minutes East, one hundred Five (105) feet, more or less, to a corner on said unnamed Street;

THENCE along said unnamed Street, South 48 degrees 15 minutes West, seven (7) feet to a point;

THENCE continuing along said Street, South 6 degrees 30 minutes West, fifty-three (53) feet to the place of Beginning.

PIN #K14S1 B005 L011

BEING a part of Lot No. 6, Section B, on map of Pocono Park, Buck Township, Luzerne County, Pennsylvania, dated September 18, 1933, replacing map recorded in Luzerne County Map Book No. 3, page 133,

(Note - the above described Parcel B is Premises which was conveyed in Deed Book 1483 page 279)

IMPROVEMENTS: Residential dwelling

Tax ID # [A] PARCEL # K 14 S1 B005 L009 , PLATE #5-144-5D1

[B] PARCEL # K 14 S1-B005 L011, PLATE #5-113-3

Seized and taken into execution as the property of Maureen Hudack A/K/A Maureene K. Hudack, Albert Hudack A/K/A Albert R. Hudack at the suit of Deutsche Bank National Trust Company, as Trustee for the Tribeca Lending Trust Series I

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, October 12, 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 Maureen Hudack A/K/A Maureene K. Hudack,
Albert Hudack A/K/A Albert R. Hudack**

**Martha E. Von Rosenstiel
Martha E. Von Rosenstiel, P.C.
649 South Avenue, Suite 7
Secane, PA 19018**

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