

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. 9

DEBT \$41,484.77

By virtue of a Writ of Execution No. 985-2009, issued by JPMorgan Chase Bank, National Association, out of the Court of Common Pleas of Luzerne County, Pennsylvania, upon Judgment entered therein to No. 6324-2009, 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 the surface and right of soil of all that certain lot of land situate in Ashley Borough, Luzerne County, Pennsylvania, bounded and described as follows, to wit:

BEGINNING at a point on North Main Street, Ashley, said point being corner of land now or formerly of Joseph L. Kotalik; thence along line of said Joseph L. Kotalik's land south seventy three degrees nine minutes east, eighty and forty three one hundredths (80.43) feet to the right of way of Nanticoke Branch of the Central Railroad of New Jersey; thence along said right of way North thirteen degrees ten minutes east, about sixty three (63) feet to a corner thence northwesterly eighty (80) feet, more or less, to appoint on North Main Street aforesaid; and thence along line of said street south seventeen degrees west eighty seven (87) feet, more or less, to the place of beginning.

Being the same premises conveyed unto Michael Bafile by Deed of Judy Markowski a/k/a Judy Markowski, Executrix of the Estate of Andrew Hady; and Regina Hady, by her Attorney-in-fact Judith A. Markowski dated July 14, 2006 and recorded in Luzerne County Deed Book 3006 at page 191081 on July 19, 2006.

Seized and taken into execution as the property of Michael Bafile 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, 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 Michael Bafile

Michael J. Clark, Esq.
Shapiro and DeNardo
3600 Horizon Drive, Suite 150
King of Prussia, PA 19406

CHARLES J. GUARNIERI, ACTING SHERIFF
LUZERNE COUNTY