

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. 78

DEBT \$50,728.28

By virtue of a Writ of Execution No. 1063/2009, issued by M&T Bank, out of the Court of Common Pleas of Luzerne County, Pennsylvania, upon Judgment entered therein to No. 6847-2009, 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 OR RIGHT OF SOIL OF ALL THOSE TWO (2) CERTAIN PIECES OR PARCELS OF LAND, SITUATE IN THE TOWNSHIP OF HANOVER, COUNTY OF LUZERNE AND STATE OF PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

THE FIRST THEREOF:

BEING LOT NO. 19 ON THE OAKLAWN PARK PLOT OF LOTS AS RECORDED IN THE OFFICE FOR THE RECORDING OF DEEDS IN AND FOR LUZERNE COUNTY IN MAP BOOK NO. 1, PAGE 128; SAID LOT NO 19 HAVING A FRONTAGE OF THIRTY (30) FEET, MORE OR LESS, ON ST. MARY'S STREET, AND A DEPTH OF NINETY AND SIXTY-ONE ONE-HUNDREDTHS (90.61) FEET, BE THE SAME MORE OR LESS.

PARCEL NO. I9SW2-001-047

THE SECOND THEREOF:

BEING LOT NO. 18 ON THE OAKLAWN PARK PLOT OF LOTS RECORDED IN THE RECORDER'S OFFICE IN AND FOR SAID COUNTY OF LUZERNE IN MAP BOOK NO. 1, PAGE 128; SAID LOT NO. 18 HAVING A FRONTAGE OF THIRTY (30) FEET, MORE OR LESS, ON ST. MARY'S STREET AND A DEPTH OF NINETY AND THIRTY-FOUR ONE-HUNDREDTHS (90.34) FEET MORE OR LESS.

PARCEL NO. I9SW2-001-048

Being the same premises conveyed to Christine Kerestes a/k/a Christine M. Kerestes by deed from FAIRWAY CONSUMER DISCOUNT COMPANY dated October 17, 2000 and recorded October 19, 2000 in Deed Book 2738, Page 517.

The property is located at 26 East Saint Mary's Road, Wilkes-barre, Pennsylvania 18702 and is improved with a single family dwelling.

Seized and taken into execution as the property of Christine Kerestes a/k/a Christine M. Kerestes at the suit of M&T Bank

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 Christine Kerestes a/k/a Christine M. Kerestes

Terrence McCabe
McCabe, Weisberg and Conway
123 S. Broad St., Suite 2080
Philadelphia, PA 19109

**CHARLES J. GUARNIERI, ACTING SHERIFF
LUZERNE COUNTY**