

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 19-0554

Issued out of the Court of Common Pleas of Lycoming County, Pennsylvania and to me directed, I will expose the following described property at public sale at the The Executive Plaza Building, First Floor Commissioner's Board Room 330 Pine Street Williamsport Pennsylvania 17710 in the Town of Williamsport County of Lycoming, Commonwealth of Pennsylvania on:

FRIDAY, FEBRUARY 03, 2023
AT 10:30 O'CLOCK A.M.

All parties in interest and claimants are further notified that a proposed schedule of distribution will be on file in the Sheriff's Office no later than thirty (30) days after the date of the sale of any property sold hereunder, and distribution of the proceeds will be made in accordance with the schedule ten (10) days after said filing, unless exceptions are filed with the Sheriff's Office prior thereto.

All that certain lot of land situate in the Township of Loyalsock, County of Lycoming and Commonwealth of Pennsylvania, as shown on the replotting of a portion of Faxon and approved by the Planning Commission, of the City of Williamsport, dated the 11th day of April, 1940 and to be found of record in Deed Book Volume 312 at Page 600, bounded and described as follows, to wit:

Beginning at an iron pin in the South line of Lincoln Road 240 feet East of the Southeast corner of Lincoln Road and Tinsman Avenue; thence continuing easterly along the South line of Lincoln Road 60 feet to an iron pin; thence southerly in a line at right angles with Lincoln Road 150 feet to an iron pin in the North line of Magnolia Lane; thence westerly along the same 60 feet to an iron pin; thence northerly in a line parallel with the East line of the herein described lot 150 feet to an iron pin in the South line of Lincoln Road, the place of beginning.

For identification purposes only, this lot formerly known on the original Plan of Faxon as Lot 7, and West 20' Lot 8, in Block 118.

For identification purposes only, being known as Tax Parcel No. 26-12-567 in the Office of the Lycoming County Tax Assessor.

FOR INFORMATIONAL PURPOSES ONLY: Being known as 2124 Lincoln Drive, Williamsport, PA 17701

BEING THE SAME PREMISES which William Reighard, Sr. and Rosalie D. Reighard, his wife, by Deed dated November 23, 2004 and recorded November 30, 2004 in the Office of the Recorder of Deed in and for the County of Lycoming, Pennsylvania in Book 5159, Page 235 as Instrument Number 200400021502, granted and conveyed unto Charles R. Leicht and Justine R. Leicht, his wife, in fee.

AND THE SAID Charles R. Leicht departed this life on or about July 21, 2006 thereby vesting title unto Justine R. Leicht by operation of law.

PROPERTY ADDRESS: 2124 LINCOLN DRIVE, WILLIAMSPORT, PA 17701

UPI / TAX PARCEL NUMBER: 26-012-567

Seized and taken into execution to be sold as the property of JUSTINE R LEICHT in suit of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER.

TERMS OF SALE: 25% when property is sold and the balance is due ten (10) days after the sale. Notice to all parties in interest and claimants: You are hereby notified that I, R. Mark Lusk, Sheriff of Lycoming County, Pennsylvania will file a schedule of proposed distribution of the proceeds of sale in the above entitled matter (10) days after the sale and which will be kept on file in the office of the Prothonotary 48 West Third Street Williamsport PA 17701. Unless written exemptions are filed no later than twenty (20) days after the sale, distribution of the proceeds of the sale will be made in accordance with the proposed schedule of distribution. If within the (10) days after filing of the proposed schedule of distribution no petition has been filed to set aside the sale, the Sheriff will execute and acknowledge a deed to the property sold.

Attorney for the Plaintiff:
LOGS LEGAL GROUP LLP
KING OF PRUSSIA, PA 610-278-6800

R. MARK LUSK, Sheriff
LYCOMING COUNTY, Pennsylvania