

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 4199/2022

Issued out of the Court of Common Pleas of Luzerne County, Pennsylvania and to me directed, I will expose the following described property at public sale at the Luzerne County Courthouse in the City of Wilkes-Barre County of Luzerne, Commonwealth of Pennsylvania on:

FRIDAY, AUGUST 04, 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.

BEGINNING in the center of a Township Road 688;

THENCE along a line passing 2 perches Northerly to a gate post South 57 degrees East, 32 perches along lands now or late of Kenneth K. Kerr and Evelyn Kerr, his wife, to a stones corner on the East bank of a Spring run;

THENCE South 33 degrees West, 20 perches along lands of grantors to a stones corner; (erroneously omitted in prior deed)

THENCE North 57 degrees West, 32.8 perches to a corner in the center of the Public road being 1.2 perches South of a drain pipe;

THENCE along center of said public road in a Northeasterly direction 20.02 perches to a corner in center of a said public road, the place of BEGINNING.

BEING MORE FULLY DESCRIBED IN A DEED DATED 01/09/2006 AND RECORDED 01/11/2006, AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, IN DEED VOLUME 3006, PAGE 1044.

Title to said premises is vested in: John N. Leshko, Sr. and Malinda A. Leshko
Property being known as: 543 Kyttle Pike, Sweet Valley, PA 18656

Being Luzerne County tax parcel number and pin number 54-F3 -00A-25A-000

Improvements thereon consist of: Residential Dwelling

PROPERTY ADDRESS: 543 KYTTLE PIKE, SWEET VALLEY, PA 18656

UPI / TAX PARCEL NUMBER: 54-F3 -00A-25A-000

Seized and taken into execution to be sold as the property of LESHKO, JOHN N JR, POSSIBLE HEIR OF JOHN N LESHKO, SR., DECEASED, LESHKO, PAMELA, POSSIBLE HEIR OF JOHN N. LESHKO, SR., DECEASED, LESHKO, IAN, POSSIBLE HEIR OF JOHN N LESHKO, SR., DECEASED, ALL UNKNOWN HEIRS, SUCCESSORS AND ASSIGNS AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER JOHN N LESHKO, SR., DECEASED AND MALINDA A LESHKO in suit of VANDERBILT MORTGAGE AND FINANCE, INC.

Attorney for the Plaintiff:
WEBER GALLAGHER SIMPSON STAPLETON FIRES & NEWBY L
PHILADELPHIA, PA 215-972-7900

BRIAN M. SZUMSKI, Sheriff
LUZERNE COUNTY, Pennsylvania