

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 4937/2025

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:

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.

By virtue of writ of execution issued by plaintiff: Citizens Bank, N.A.

To case number 202504937

ALLTHAT CERTAIN lot, parcel or piece of land situate, lying and being in the Township of Bear Breek, county of Luzerne and Commonwealth of Pennsylvania designated at Lot No. 227 as shown on map entitled "Section A, Phase, white Haven Poconos Inc., recorded in the Office of the Recorder of Deeds of Luzerne County, Pennsylvania, in the Map Book No. 14 at Page 24

Title to said premises is vested in Keri Stortz and Willard C. Stortz by deed from WILLARD C. STORTZ, JR. AND KERI STORTZ AS TENANTS BY THE ENTITY dated June 17, 2011 and recorded July 11, 2011 in Deed Book 3011, Page 133558 Instrument Number 5975229.

Property being known as: 227 Fern Ridge Road, White Haven, Pennsylvania 18661

Improvements thereon consist of: Residential Dwelling

Seized and taken in execution as the property of: Keri Stortz and Willard C. Stortz

PROPERTY ADDRESS: 227 FERN RIDGE RD, WHITE HAVEN, PA 18661

UPI / TAX PARCEL NUMBER: 04-N12S2-002-027-000

Seized and taken into execution to be sold as the property of WILLARD C STORTZ AND KERI STORTZ in suit of CITIZENS BANK, N.A..

Attorney for the Plaintiff:
MCCABE, WEISBERG & CONWAY, LLC
PHILADELPHIA, PA 215-790-1010

BRIAN M. SZUMSKI, Sheriff
LUZERNE COUNTY, Pennsylvania