

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 2326/2020

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, JUNE 04, 2021
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.

Land Situated in the Township of Lehman in the County of Luzerne in the State of PA

PARCEL A:

All The Surface Or Right Of Soil Of All That Certain Two (2) Pieces, Parcels Or Tracts Of Land Situate In The Township Of Lehman, County Of Luzerne And Commonwealth Of Pennsylvania, Bounded And Described As Follows, To Wit:

The First Thereof: Beginning At A Point In Common With Pennsylvania State Highway Route No. 29 And Lot No. 6 Of Block 3 Of The Hereinafter Mentioned Plot Of Lots, Said Point Being Also The Southwesterly Corner Of Lot No. 7 In Block 3;

Thence Along Said Pennsylvania State Highway Route No. 29 North Twenty-Nine (29) Degrees Twenty-Nine (29) Minutes West Fifty (50) Feet To A Point Common With Lot Nos. 7 And 8 In Block 3; Thence Along The Line Dividing Lot Nos. 7 And 8 In Block 3 North Sixty (60) Degrees Thirty-One (31) Minutest East One Hundred Fifty (150) Feet To A Corner Common To Lot Nos. 7 And 8 In Block 3 And Lot Nos. 7 And 8 In Block 2; Thence Along The Line Dividing Lot Nos. 7 In Block 3 And Lot No. 7 In Block 2 South Twenty-Nine (29) Degrees Twenty-Nine (29) Minutes East Fifty (50) Feet To A Point Common With Lot Nos. 6 And 7 In Block 3 And Lot Nos. 6 And 7 In Block 2;

Thence South Sixty (60) Degrees Thirty-One (31) Minutes West One Hundred Fifty (150) Feet to the Place Of Beginning.

Being All of Lot No. 7 in Block No. 3 of The George R. And Grace Goodwin Plot of Lots At Lake Silkworth As Recorded In The Office Of The Recorder Of Deeds In And For Luzerne County In Map Book 2 Page 398.

The Second Thereof:

Beginning At A Point In Common With Pennsylvania State Highway Route No. 29 And Lot No. 7 Of Block 3 Of Hereinafter Mentioned Plot Of Lots, Said Point Being Also The Southwesterly Corner Of Lot No. 8 In Block 3 Thence Along Said Pennsylvania State Highway Route No. 29 North Twenty-Nine (29) Degrees Twenty-Nine (29) Minutes West Twenty (20) Feet To A Point Of Lot No. 3; Thence From Said Point Through Lot No. 8 Of Said Plot North Sixty (60) Degrees Thirty-One (31) Minutes East One Hundred Fifty (150) Feet To A Point, Said Point Being Common To Lot No.8 In Block 3 And Lot No.8 In Block 2; Thence From Said Point And Along The Line Dividing Lot No.8 In Block 3 And Lot No.8 In Block 2 South Twenty-Nine (29) Degrees Twenty-Nine (29) Minutes East Twenty (20) Feet To A Point Common With Lot Nos. 7 And 8 In Block 3 And Lot Nos. 7 And 8 In Block 2; Thence South Sixty (60) Degrees Thirty-One (31) Minutes West One Hundred Fifty (150) Feet To The Place Of Beginning.

Being the Westerly Twenty (20) Feet To Lot No. 8 In Clock 3 Of The George R. And Grace Goodwin Plot Of Lots at Lake Silkworth as Recorded In The Office Of The Recorder Of Deeds In And For Luzerne County In Map Book No. 3 Page 398.

PARCEL B:

All The Surface Or Right Of Soil Of All That Certain Piece, Parcel And Tract Of Land Situate In The Township Of

Lehman, County Of Luzerne And Commonwealth Of Pennsylvania, Bounded And Described As Follows, To Wit:

Beginning At A Point In Common With Pennsylvania State Highway Route No. 29 And Lot No. 5 In Block 3 Of The Hereinafter Mentioned Plot Of Lots, Said Point Being Also The Southwesterly Corner Of Lot No. 6 In Block 3; Thence Along Said Pennsylvania State Highway Route No. 29, North Twenty-Nine (29) Degrees Twenty-Nine (29) Minutes West Fifty (50) To A Point In Common With Lot 7 In Block 3; Thence Along The Line Dividing Lots 6 And 7 In Block 3, North Sixty Degrees Thirty-One (31) Minutes East One Hundred And Fifty (150) Feet To A Corner Common To Lots 6 And 7 In Block And Lots 6 And 7 In Block 2; Thence Along The Line Dividing Lot 6 In Block 3 And Lot 6 In Block 2 South Twenty-Nine (29) Degrees Twenty-Nine (29) Minutes East Fifty (50) To A Point In Common With Lots 5 And 6 In Block 3 And Lots 5 And 6 In Block 2; Thence South Sixty (60) Degrees Thirty-One (31) Minutes West One Hundred And Fifty (150) Feet To The Place Of Beginning.

Being all of Lot 6 in Block 3 of the George R. and Grace Goodwin Plot of Lots at Lake Silkworth as Recorded in the Office of the Recorder of Deeds in and for Luzerne County in Map Book 3, Page 398.

TITLE TO SAID PREMISES VESTED IN Hilbert Gavel, an unmarried man deeded by Arlene G. Laidacker and Allen Laidacker, wife and husband Dated: September 23, 2013 Recorded: September 26, 2013 Bk/Pg #: 3013/196094.

PROPERTY BEING KNOWN AS: 1848 State Route 29 Highway
Hunlock Creek, PA 18621

Being PIN #: G5S1 B13 L7& G5S1 B13 L6

Improvements thereon consist of RESIDENTIAL

PROPERTY ADDRESS: 1848 STATE ROUTE 29 HWY, HUNLOCK CREEK, PA 18621

UPI / TAX PARCEL NUMBER: G5S1 B13 L7 & G5S1 B13 L6

Seized and taken into execution to be sold as the property of HILBERT GAVEL in suit of QUICKENS LOANS, LLC F/K/A QUICKEN LOANS INC..

Attorney for the Plaintiff:
KML LAW GROUP
PHILADELPHIA, PA 215-627-1322

EUGENE A. GURNARI, Interim Sheriff
LUZERNE COUNTY, Pennsylvania