

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 1977/2023

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, FEBRUARY 09, 2024
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

ALL THAT CERTAIN PIECE, PARCEL OR LOT OF LAND SITUATE IN THE TOWNSHIP OF LEHMAN, COUNTY OF LUZERNE AND COMMONWEALTH OF PENNSYLVANIA AND KNOWN AS LOT NUMBER NINE (9) ON THE PORTION OR LAND KNOWN AS 'LYNWOOD HEIGHTS", BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT AT THE NORTHERLY CORNER OF LOT NO. 7, HERETOFORE SOLD TO THOMAS R. MORRIS AND WIFE, DOROTHY M. MORRIS ON LYNWOOD HEIGHTS SECTION 2, PLOT OF HEREINAFTER REFERRED TO;

THENCE NORTH FOUR (4) DEGREES EAST FORTY-THREE AND FIVE TENTHS (43.5) FEET ALONG BOLAND AVENUE TO LOT NO. ELEVEN (11);

THENCE ALONG THE LINE DIVIDING LOT NUMBERS NINE (9) AND ELEVEN (11), SOUTH SIXTY-FIVE (65) DEGREES EAST, ONE HUNDRED TWENTY (120) FEET TO A POINT IN LINE OF LOT NUMBER TWENTY-ONE (21);

THENCE SOUTH FOUR (4) DEGREES WEST, FORTY-THREE AND FIVE TENTHS (43.5) FEET ALONG SAID LOT NUMBER TWENTY-ONE (21); THENCE NORTH SIXTY-FIVE (65) DEGREES WEST ALONG THE LINE DIVIDING LOTS NUMBERED SEVEN (7) AND NINE (9), ONE HUNDRED TWENTY (120) FEET TO THE PLACE OF BEGINNING.

BEING LOT NUMBER NINE (9) ON PLOT OF MAP OF 'LYNWOOD HEIGHTS' IN DEED BOOK 1046 PAGE 572.

Being the same premises which Paul D. Grimes and Diane L. Grimes, his wife, by Deed dated 12/21/1998 and recorded 12/24/1998, in the Office of the Recorder of Deeds in and for the County of Luzerne, in Deed Book 2663, Page 1053, granted and conveyed unto Diane L. Grimes, in fee.

Commonly known as: 23 Boland Lane, Hunlock Creek, PA 18621-4451

Tax Parcel: 40-G5S3 -003-005-000

Premises Being: 23 Boland Ln, Hunlock Creek, PA 18621

PROPERTY ADDRESS: 23 BOLAND LN, HUNLOCK CREEK, PA 18621

UPI / TAX PARCEL NUMBER: 40-G5S3 -003-005-000

Seized and taken into execution to be sold as the property of PATRICK, GARY HEIR TO THE ESTATE OF DIANE GRIMES, DECEASED, WEKSNER, DEBBIE HEIR TO THE ESTATE OF DIANE GRIMES, DECEASED AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS, AND ALL PERSONS, FIRMS, OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER DIANE GRIMES, DECEASED in suit of ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC.

Attorney for the Plaintiff:
BROCK & SCOTT PLLC
KING OF PRUSSIA, PA 844-856-6646

BRIAN M. SZUMSKI, Sheriff
LUZERNE COUNTY, Pennsylvania