

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 14168/2024

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, OCTOBER 03, 2025
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 or piece of ground situate on the north side of Chestnut Street in the City of Hazleton aforesaid, being a portion of lot marked No. eight (8) of square No. thirty (30) on the plot or plan of said city, bounded and described as follows, to wit:

Beginning at a point, which point is located two hundred thirty-three (233) feet four (4) inches westward from the northwest corner of Poplar and Chestnut Streets; thence extending westwardly along said Chestnut Street for a distance of thirty-three (33) feet four (4) inches; and thence extending on that width or breadth in length or depth northwardly for a distance of seventy-three (73) feet.

TAX ID No. 71-T8SW34-002-04B-000

BEING KNOWN AS 217-219 East Chestnut Street, Hazleton, PA 18201.

BEING THE SAME PREMISES WHICH Jusuf Ahmetaj by Deed dated 03/24/2006 and recorded 03/27/2006 in the County of Luzerne in Deed Book 3006 page 78144 conveyed unto Pedro A. Urena, in fee.

PROPERTY ADDRESS: 217-219 EAST CHESTNUT ST, HAZLETON, PA 18201

UPI / TAX PARCEL NUMBER: 71-T8SW34-002-04B-000

Seized and taken into execution to be sold as the property of PEDRO A URENA in suit of FIRST AMERICAN NATIONAL, LLC.

Attorney for the Plaintiff:
LOGS LEGAL GROUP LLC
WAYNE, PA 610-278-6800

BRIAN M. SZUMSKI, Sheriff
LUZERNE COUNTY, Pennsylvania