

SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 3625/2025

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:

FRIDAY, JUNE 12, 2026
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 a Writ of Execution case issued by Plaintiff, Eagle Rock Community Association, Inc.

To Case Number: 2025-03625

All that certain described property: Lot 019 of NR Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.

Title to said premises is vested in Gregory G. Perkins and Ellen E. Perkins.

Property being known as: Lot 019 of NR Subdivision located in Eagle Rock Resort f/k/a Valley of Lakes Subdivision in the Township of Hazle, County of Luzerne, Commonwealth of Pennsylvania.

Being Luzerne County PIN: 26-U5S8-001-019-000

Improvements thereon consist of: Vacant Land

Seized and taken in the execution as the property of: Perkins Gregory G. and Ellen E.

PROPERTY ADDRESS: LOT 019 OF NR SUBDIVISION OF EAGLE ROCK RESORT, F/K/A VALLEY OF LAKES SUBDIVISION, HAZLE TOWNSHIP, PA 18201

UPI / TAX PARCEL NUMBER: 26-U5S8-001-019-000

Seized and taken into execution to be sold as the property of GREGORY G PERKINS AND ELLEN E PERKINS in suit of EAGLE ROCK COMMUNITY ASSOCIATION, INC.

Attorney for the Plaintiff:
DONALD G KARPOWICH, ESQ
DRUMS, PA 570-788-6647

EUGENE GURNARI, Interim Sheriff
LUZERNE COUNTY, Pennsylvania