SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 11966/2025

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, DECEMBER 04, 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.

Case Number: 202511966
Judgment Amount: $70,107.25
Attorneys: Robertson, Anschutz, Crane & Partners, PLLC – Attorneys for Plaintiff
A Florida Professional Limited Liability Company
LONG DESCRIPTION
By virtue of writ of execution issued by plaintiff:

FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2018-2

To case number 202511966

All that certain piece or parcel of land situate in the Fourteenth Ward of the City of Wilkes-Barre, County of Luzerne, and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a stake corner on Parrish Street, being a common corner of lands of Raymond G. Woods and lands hereby conveyed;

THENCE along Parrish Street, North Forty-eight (48) degrees Thirty (30) minutes West, Twenty-five and Sixty-nine One-hundredths (25.69) feet to lands now or formerly of Earl Wagner;

THENCE along said lands now or formerly of Earl Wagner, South Forty-one (41) degrees Thirty (30) minutes West, One Hundred Forty (140) feet more or less to a common corner of lands of John O. Davis, et ux;

THENCE along said lands of John O. Davis, et ux, South Forty-eight (48) degrees Forty-seven (47) minutes East; Thirty-one and Nineteen One-hundredths (31.19) feet more or less to a corner of lands of Raymond G. Woods, et ux;

THENCE along lands of Raymond G. Woods, et ux, North Forty-one (41) degrees Fifty (50) minutes East, Forty-nine and Twenty One-hundredths (49.20) feet to a stake corner;

THENCE North Forty-eight (48) degrees Thirty (30) minutes West, Five and Fifty One-hundredths (5.50) feet to a common stake corner of said lands of Raymond G. Woods, et ux, and lands herein conveyed;

THENCE along lands of Raymond G. Woods, et ux, being the center line of a common driveway, North Forty-one (41) degrees Fifty (50) minutes East, Ninety and Eighty One-hundredths (90.80) feet to Parrish Street, the place of beginning.

IMPROVED with a frame dwelling known as 209 Parrish Street.

EXCEPTING AND RESERVING coal and other minerals to the extent the same are excepted and reserved in the chain of title.

TOGETHER with and subject to all easements, covenants, conditions, exceptions, and reservations as are contained in prior Deeds in the chain of title.

TOGETHER with the right and privilege of using the common driveway for the purposes and uses as established in Deed from the Grantors herein to Raymond G. Woods and Mary Ellen Woods, his wife. One-half (1/2) of the costs and expenses of maintaining, cleaning, and repairing the same the Grantees, by the acceptance of this Deed, agree to pau.

Title to said premises is vested in JOHN A. PEGG AND PATRICIA PEGG, HIS WIFE

Property being known as: 209 PARRISH STREET, WILKES BARRE, PA 18702

(c) CountySuite Sheriff, Teleosoft, Inc.

Being Luzerne county tax parcel number and pin number: 73-I9NE4 -020-003-000

Improvements thereon consist of: RESIDENTIAL PROPERTY

Seized and taken in execution as the property of: JOHN A. PEGG AND PATRICIA PEGG, HIS WIFE

PROPERTY ADDRESS: 209 PARRISH ST, WILKES BARRE, PA 18702

UPI / TAX PARCEL NUMBER: 73-I9NE4 -020-003-000

Seized and taken into execution to be sold as the property of PEGG, DAVID IN HIS CAPACITY AS HEIR OF PATRICIA PEGG, JOHN PEGG JR, IN HIS CAPACITY AS HEIR OF PATRICIA PEGG AND UNKNOWN HEIRS, SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM OR UNDER PATRICIA PEGG in suit of FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2018-2.

Attorney for the Plaintiff:
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
MT. LAUREL, NJ 855-225-6906

GENESIS C. ARIAS, Sheriff
LUZERNE COUNTY, Pennsylvania

(c) CountySuite Sheriff, Teleosoft, Inc.