SHERIFF'S SALE

By Virtue of a Writ of Execution (Mortgage Foreclosure)
No. 3904/2023

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:

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 filed to No. 202303904

U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST v. Cynthia L. Buckery and Stephen Carl Buckery

Owner of the property situate in the Township of Butler, Luzerne County, Pennsylvania

ALL THAT CERTAIN tract of land, together with any buildings or improvements, designated as Lot No. 18, Section 11, Bear Run Drive, in the Beech Mountain Lakes Subdivision (formerly Lake of the Four Seasons), in Butler Township, Luzerne County, Pennsylvania recorded in the Recorder of Deeds Office in Miscellaneous Map Book No. 32, Pages 1A to 1F.

PROPERTY IDENTIFICATION NUMBER: Q9S2 003 033

PROPERTY BEING KNOWN AS 249 Bear Run Drive, Drums, PA 18222

Being Luzerne County Tax Plate No. Q9S2 003 033 and PIN: Q9S2 003 033

BEING the same premises which John P. Ryan by Deed dated March 1, 2007 and recorded in the Office of Recorder of Deeds of Luzerne County on March 5, 2007 at Book 3007, Page 56044 granted and conveyed unto Cynthia L. Buckery and Stephen Carl Buckery.

Improvements thereon consist of: Residential Real Estate

Attorneys for Plaintiff
Stern & Eisenberg, PC

PROPERTY ADDRESS: 249 BEAR RUN RD, DRUMS, PA 18222

UPI / TAX PARCEL NUMBER: Q9S2 003 033

Seized and taken into execution to be sold as the property of CYNTHIA L BUCKERY AND STEPHEN CARL BUCKERY in suit of U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLEY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST.

Attorney for the Plaintiff:
STERN & EISENBERG PC
WARRINGTON, PA 215-572-8111

GENESIS C. ARIAS, Sheriff
LUZERNE COUNTY, Pennsylvania

(c) CountySuite Sheriff, Teleosoft, Inc.