

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

December 04, 2017

At 2:00 O'Clock, PM, prevailing time, by virtue of a Writ of Execution issued out of the Court of Common Pleas of York County, Pennsylvania on Judgment of:

Docket Number: 2017-SU-000678

Plaintiff(s)

U.S BANK NATIONAL
ASSOCIATION, AS TRUSTEE
FOR RESIDENTIAL ASSET
SECURITIES CORPORATION,
HOME EQUITY MORTGAGE
ASSET-BACKED
PASS-THROUGH
CERTIFICATES, SERIES
2007-KS1 C/O OCWEN LOAN
SERVICING, LLC

VS.

Defendant(s)

VINCENT S. WAGNER
JACQUELINE A. WAGNER

**And to me directed, I will expose at public sale at
<https://york.pa.realforeclose.com/>
the following real estate to wit:**

AS THE REAL ESTATE OF:

VINCENT S. WAGNER
JACQUELINE A. WAGNER

ALL THAT CERTAIN piece, parcel or tract of land, together with the improvements thereon now or hereafter erected, situate, lying and being in West Manheim Township, York County, Pennsylvania, more particularly bounded, limited and described as follows, to wit:

BEGINNING at a point in Shorbs Hill Road (T-514) at lands now or formerly of Lester L. Gobrecht; Thence along said lands and through an iron pin set thirty-three (33) feet from the beginning of this course, south six (06) degrees thirty-two (32) minutes fifty (50) seconds east, two hundred forty-seven and eighty-one hundredths (247.81) feet to an iron pin at lands now or formerly of Keith A. Bealing; Thence along said lands and lands now or formerly of Patrick M. Angle, north eighty-six (86) degrees fifteen (15) minutes zero (00) seconds west, one hundred thirty-four and fifty-nine hundredths (134.59) feet to a point at other lands now or formerly of Lloyd R. Klinedinst, Tract No. 2 of the subdivision plan hereinafter mentioned; Thence along said lands and through an iron pin set twenty-six and fifty-seven hundredths (26.57) feet from the end of this course, north twelve (12) degrees fifty-four (54) minutes zero (00) seconds west, two hundred seven and seventy-three hundredths (207.73) feet to a point in Shorbs Hill, Road; Thence in and through Shorbs Hill Road, north seventy-seven (77) degrees six (06) minutes zero (00) seconds east, one hundred fifty-six and thirty-seven hundredths (156.37) feet to the point and place of beginning. (Containing 32,648 square feet and being Lot No. 1 on the subdivision plan prepared for Lloyd R. and Beverly J. Klinedinst by Worley Surveying dated February 28, 1991, revised April 3, 1991, designated as File No. E-2803, which said Subdivision Plan is recorded in the Office of the Recorder of Deeds of York County, Pennsylvania, in Plan Book LL, Page 457.) For Informational Purposes Only: The APN is shown by the County Assessor as 52-000-BD-0143.H0-00000; Source of Title is Book 0447, Page 1070 (Recorded 08/14/92)

BEING the house number 410 Shorbs Hill Road, Hanover, PA 17331-9665

TAX ID No. 52-000-BD-0143.H0-00000

Fee Simple Title Vested in Vincent S. Wagner and Jacqueline A. Wagner, husband and wife, as tenants by the entireties by deed from, William A. Carter, married man and Ronald L. Carter, married man, dated 08/05/1992, recorded 08/14/1992, in the York County Recorder of deeds in Deed Book 0447, Page 1070.

PROPERTY ADDRESS: 410 SHORBS HILL ROAD, HANOVER, PA 17331

UPI# 52-000-BD-0143.H0-00000

Notice is further given that all parties in interest and claimants that a Schedule of Proposed Distribution will be filed by the Sheriff of York County not later than thirty (30) days after the sale and Distribution will be made in accordance with the schedule unless exceptions are filed thereto within ten (10) days after posting.

**Seized, levied upon and taken into execution
As the Real Estate aforesaid by
RICHARD P KEUERLEBER, Sheriff
Sheriff's Office, York County, Pennsylvania**