

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-001247

Plaintiff(s)

FEDERAL NATIONAL
MORTGAGE ASSOCIATION
("FANNIE MAE")

vs.

Defendant(s)

MICHELE R. MATTIOLI
DWAYNE N. CHURCH

**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:

MICHELE R. MATTIOLI
DWAYNE N. CHURCH

ALL THAT CERTAIN tract of land with improvements known as 551 Goram Road thereon erected, situate partly in Chanceford Township and partly in Lower Chanceford Township, York County, Pennsylvania, and bounded and described as follows:

BEGINNING at a point at the corner of lands now or late of George Wilhelm and State Game Land #83; thence continuing along the latter, South 35 degrees 5 minutes 50 seconds West, 412.50 feet to a point at the corner of lands now or late of Evelyn J. Stevens and Phoebe F. Sabas; thence continuing along the latter and crossing State Road 2041 (formerly L.R. 66059), North 64 degrees 18 minutes 40 seconds West, 762.30 feet to a point at lands of the same; thence continuing along same, North 15 degrees 47 minutes 24 seconds East, 435.60 feet to a point at lands now or late of Jerome K. Hively; thence continuing along the latter, South 65 degrees 8 minutes 15 seconds East, 435.60 feet to a point at the corner of lands now or late of Vivian P. Chicardy; thence along the latter, South 64 degrees 0 minutes 0 seconds East, 173.25 feet to a point at the corner of lands now or late of George Wilhelm; thence continuing along the latter and crossing State Road 2041 (formerly L.R. 66059), South 59 degrees 0 minutes 0 seconds East, 297.00 feet to the point and place of BEGINNING.

BEING KNOWN AS: 551 Goram Road, Brogue, PA 17309

Tax ID #21-000-FO-0011.00-00000

TITLE TO SAID PREMISES IS VESTED IN Michele R. Mattioli and Dwayne N. Church

PROPERTY ADDRESS: 551 GORAM ROAD, BROGUE, PA 17309

UPI# 21-000-FO-0011.00-00000

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