

# SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

December 02, 2024

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: 2016-SU-001718-06**

**Plaintiff(s)**

U.S. BANK NATIONAL  
ASSOCIATION AS LEGAL  
TITLE TRUSTEE FOR TRUMAN  
2016 SC6 TITLE TRUST

vs.

**Defendant(s)**

JOSE MONTANEZ A/K/A JOSE A.  
MONTANEZ

**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:**

JOSE MONTANEZ A/K/A JOSE A. MONTANEZ

ALL THAT CERTAIN LOT OF LAND SITUATE IN CITY OF YORK, YORK COUNTY, PENNSYLVANIA:

BEING KNOWN AS 321 South Pine Street, York, PA 17403

PARCEL NUMBER: 10-252-02-0026.00-00000

IMPROVEMENTS: Residential Property

PROPERTY ADDRESS: 321 SOUTH PINE STREET, YORK, PA 17403

UPI# 102520200260000000

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**