

# SHERIFF'S SALE

## NOTICE IS HEREBY GIVEN THAT

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-002587**

**Plaintiff(s)**  
M&T BANK

VS.

**Defendant(s)**  
KATHY D. SPIELMAN, INDIVIDUALLY AND  
AS A EXECUTRIX OF THE ESTATE OF  
DONNA J. DEATRICK

**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:

KATHY D. SPIELMAN, INDIVIDUALLY AND AS A EXECUTRIX OF THE ESTATE OF DONNA J. DEATRICK

PARCEL NO.: 67-000-17-0025.00-00000

ALL the following described lot of ground, together with the buildings thereon erected, situate on Broadway, formerly Abbottstown Street, in the Borough of Hanover, York County, Pennsylvania, bounded and limited as follows, to wit:

BEGINNING for a corner at a cut in the concrete on the inside pavement line of Broadway, where it intersects with a sixteen (16) feet wide alley; thence along said alley North sixty (60) degrees, ten (10) minutes, West one hundred sixty-four and ninety-eight hundredths (164.98) feet to an iron pin at another alley, twenty (20) feet wide; thence along last mentioned alley North ten (10) degrees, twenty (20) minutes, East thirty-three and eighty-three hundredths (33.83) feet to an iron pin at property now or formerly of Lida Bowman Meckley and husband; thence along last mentioned property South sixty-one (61) degrees, four (4) minutes, East forty-nine and ninety-five hundredths (49.95) feet to an iron pin; thence along last mentioned property South sixty-nine (69) degrees, East seventy-seven and eight-five hundredths (77.85) feet to an iron pin; thence along last mentioned property North twenty-one (21) degrees, East two and eighty-one hundredths (2.81) feet to an iron pin; thence along last mentioned property South sixty-seven (67) degrees, thirty-eight (38) minutes, East forty-four and one-tenth (44.1) feet to a stake in the concrete on the inside pavement line on said Broadway; thence along said Broadway South twenty-two (22) degrees, twenty-eight (28) minutes, West fifty-two and nine tenths (52.9) feet to. the place of BEGINNING.

Fee Simple Title Vested in Kathy D. Spielman, single person by deed from, Kathy D. Spielman, Executrix of the Last Will and Testament of Donna J. Deatrck, dated 6/10/2010 , recorded 6/18/2010, in the York County Recorder of deeds in Deed Book 2079 , Page 8240.

#### PRIOR DEED FOR INFORMATIONAL PURPOSES:

Fee Simple Title Vested in Donna J. Deatrck by corrective deed from, William J. Walters, Clerk of Orphans' Court, dated 6/19/1997, recorded 6/19/1997 , in the York County Recorder of deeds in Deed Book 1294, Page 1247.

.....and the said Donna J. Deatrck died 2/20/2010 Leaving a Last Will and Testament dated 7/13/1995 probated 3/2/2010 where she named Kathy D. Spielman Executor of the Last Will and Testament. Rest, residue, and remainder were given to Kathy D. Spielman and Jeremy A. Spielman. Kathy D. Spielman was duly granted Letters of Testamentary on 2/20/2010 by the York County Surrogates Office in File Number: 67-10-0302.

PROPERTY ADDRESS: 574 BROADWAY, HANOVER, PA 17331

UPI# 67-000-17-0025.00-00000

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**