

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

April 09, 2018

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-001591

Plaintiff(s)

WILMINGTON SAVINGS FUND
SOCIETY, FSB, D/B/A
CHRISTIANA TRUST, NOT
INDIVIDUALLY BUT AS
TRUSTEE FOR PRETIUM
MORTGAGE ACQUISITION
TRUST

VS.

Defendant(s)

JOSEPH A. ISABELLA

**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:

JOSEPH A. ISABELLA

ALL THAT CERTAIN lot or parcel of land, situate in Springfield Township, York County, Pennsylvania, being more particularly bounded and described as follows, to-wit;

KNOWN AS LOT NO. 3 on a preliminary/final Subdivision Plan of Clyde E. and Mabel V. Hare, dated January 17, 1992, prepared by Joseph W. Shaw, PLS, recorded in the Office of the Recorder of Deeds in and for York County, Pennsylvania, in Plan Book LL, Page 720, located in Springfield Township, York County, Pennsylvania, more particularly bounded, limited and described as follows, to-wit;

BEGINNING at a point on the North side of Potosi Road (S.R. 2072) at a corner of lands now or formerly of Lottie E. Hare and Lot No. 1 of the above-referenced Subdivision Plan; thence along the North side of said Potosi Road, North 50 degrees 43 minutes 00 seconds West, 250.00 feet to a point at Lot No. 2 of the above-referenced Subdivision Plan; thence along the same, North 07 degrees 22 minutes 00 seconds East, 405.21 feet to a point; thence continuing along the same, North 01 degrees 29 minutes 00 seconds West, 146.37 feet to a point at Lot No. 3 of the above-referenced Subdivision Plan; thence along the same, North 88 degrees 31 minutes 00 seconds east, 140.18 feet to a point at Lot No. 4 of the above-referenced Subdivision Plan; thence along the same, North 63 degrees 30 minutes 00 seconds east, 70.76 feet to a point at lands now or formerly of William A. Groth, Jr.; thence continuing along said lands and lands now or formerly of Lottie E. Hare, South 04 degrees 28 minutes 50 seconds West, 743.95 feet to the point and place of beginning.

CONTAINING 2.861 acres.

HAVING ERECTED THEREON a Residential Dwelling.

BEING THE SAME PREMISES AS Jeffrey S. Kauffman, by Deed dated October 21, 2005, and recorded on October 25, 2005, by the York County Recorder of Deeds in Book 1765, at Page 6304, as Instrument No. 2005083465, granted and conveyed unto Joseph A. Isabella, an Individual.

BEING KNOWN AND NUMBERED AS 1082 Potosi Road, Glen Rock, PA 17327.

TAX PARCEL NO. 47-000-EJ-0008.H0-00000.

PROPERTY ADDRESS: 1082 POTOSI ROAD, GLEN ROCK, PA 17327

UPI# 47-000-EJ-0008.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**