

# SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

August 06, 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-002634**

**Plaintiff(s)**

PACIFIC UNION FINANCIAL,  
LLC

VS.

**Defendant(s)**

JOSEPH B CANGANELLI

**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 B CANGANELLI

ALL THAT CERTAIN tract of land with the improvements known as 3 Steeple Avenue thereon erected, situate in York Township, York County, Pennsylvania, designated Lot 56 on a Final Subdivision Plan of Chapel Hill recorded on February 2, 1988, in Plan Book II, page 209, and more particularly described as follows:

BEGINNING at a point at the intersection of the right of way lines of Jonathon Way North and Steeple Avenue where the same coverage; thence along the eastern right of way line of Jonathon Way North, South 43 degrees 3 minutes 34 seconds East, 100.00 feet to a corner of Lot 19; thence along said lot, North 46 degrees 56 minutes 26 seconds East, 60.00 feet to a corner of Lot 55; thence along said lot, North 43 degrees 3 minutes 34 seconds West, 100.00 feet to a point on the southeastern right of way line of Steeple Avenue; thence along the latter, South 46 degrees 56 minutes 26 seconds West, 60.00 feet to a point where the right of way lines of Jonathon Way North and Steeple Avenue converge, the point and place of BEGINNING

3 STEEPLE AVE, RED LION, PA 17356

PARCEL #: 54-000-46-0056.00-00000

PROPERTY ADDRESS: 3 STEEPLE AVENUE, RED LION, PA 17356

UPI# 54-000-46-0056.00-00000

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**