

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-002460

<u>Plaintiff(s)</u>	vs.	<u>Defendant(s)</u>
DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC		ERROL N. HARRIGAN

And to me directed, I will expose at public sale in the York County Judicial Center, City of York, County of York, Commonwealth of Pennsylvania the following real estate to wit:

AS THE REAL ESTATE OF:

ERROL N. HARRIGAN

ALL THAT CERTAIN lot or piece of ground being known as LOT NO. 27, situate in the BOROUGH OF NEW FREEDOM, County of York and Commonwealth of Pennsylvania, bounded and described according to a Final Subdivision Plan, "Koller Pointe" prepared for Keystone Custom Homes by BL Companies, dated 1/5/2004, last revised 5/27/2005 and recorded in Plan Book 1758, Page 4418, as follows, to wit:

BEGINNING at a point on the Northeasterly side of Logan Drive (60 feet wide), which point is measured along the arc of a circle curving to the right having a radius of 8.00 feet the arc distance of 12.30 feet (and a chord bearing of South 71 degrees 36 minutes 49 seconds West 11.12 feet) from a point of curve on the Northwesterly side of Fourth Street (60 feet wide); thence extending from said point of beginning and along the Northeasterly side of Logan Drive, aforesaid, North 64 degrees 20 minutes 24 seconds West 71.96 feet to a point, a corner of Lot No. 28 on said Plan; thence extending along the same, North 27 degrees 34 minutes 03 seconds East 140.08 feet to a point in line of Lot No. 26 on said Plan; thence extending along the same, South 64 degrees 20 minutes 24 seconds East 80.04 feet to a point on the Northwesterly side of Fourth Street, aforesaid; thence extending along the same, South 27 degrees 34 minutes 03 seconds West 132.34 feet to a point of curve therein; thence extending along the arc of a circle curving to the right having a radius of 8.00 feet the arc distance of 12.30 feet (and a chord bearing of South 71 degrees 36 minutes 49 seconds West 11.12 feet) to the first mentioned point and place of BEGINNING.

PARCEL#: 78-000-13-0027.00-00000

PROPERTY ADDRESS: 68 South 4th Street, New Freedom, PA 17349

PROPERTY ADDRESS: 68 SOUTH 4TH STREET, NEW FREEDOM, PA 17349

UPI# 78-000-13-0027.00-00000

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