

SHERIFF'S SALE

NOTICE IS HEREBY GIVEN THAT

December 09, 2019

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: 2019-SU-000787

Plaintiff(s)

THE BANK OF NEW YORK MELLON AS
TRUSTEE FOR CWABS, INC. ASSET-BACKED
CERTIFICATES, SERIES 2007-2

vs.

Defendant(s)

KENNETH E. HIPPI

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:

KENNETH E. HIPPI

ALL THAT CERTAIN lot of ground lying and being situate in North Codorus Township, York County, Pennsylvania, described as Lot No. 24 on a final subdivision plan of Spring Meadows dated April 5, 1990, recorded at Plan Book LL, Page 800, York County Records, and more fully described as follows:

BEGINNING at a point on the eastern dedicated right-of-way line of Stoverstown Road (S.R. 3042) at the northern most corner of Lot No. 25 on the aforesaid plan; thence along Stoverstown Road North twenty-four (24) degrees eighty-seven (87) minutes eighteen (18) seconds east, one hundred one and zero hundredths (101.00) feet to a point; thence along Lot no. 23 south sixty-five (65) degrees thirty-four (34) minutes zero (00) seconds East, Three Hundred and zero hundredths (300.00) feet to a point; thence along Lot No. 10 south twenty-four (24) degrees fifty-seven (57) minutes eighteen (18) seconds west, one hundred one and zero hundredths (101.00) feet to a point; thence along Lot No. 25 north sixty-five (65) degrees thirty-four (34) minutes zero (00) seconds west, three hundred and zero hundredths (300.00) feet to the point and place of beginning. Containing 30,299 square feet.

Title to said Premises vested in Kenneth E. Hipp and Katherine Hipp by Deed from CFR Development Inc. dated October 21, 2004 and recorded on October 26, 2004 in the York County Recorder of Deeds in Book 1684, Page 8044 as Instrument No. 2004091836.

The said Katherine Hipp departed this life on June 18, 2014 whereupon title vested in Kenneth E. Hipp, her husband.

Being known as: 2227 Stoverstown Road, Spring Grove, PA 17362

Tax Parcel Number: 40-000-FG-0097.Z0-00000

PROPERTY ADDRESS: 2227 STOVERSTOWN ROAD, SPRING GROVE, PA 17362

UPI# 40-000-FG-0097.Z0-00000

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